



CITY OF AUBURN HILLS CITY COUNCIL AGENDA

MEETING DATE: MAY 13, 2025

AGENDA ITEM NO _____

TAX INCREMENT FINANCE AUTHORITY

CITY OF AUBURN HILLS TAX INCREMENT FINANCE AUTHORITY MEETING

April 8, 2025

CALL TO ORDER: Chairman Kneffel called the meeting to order at 4:00 PM.

ROLL CALL: Present: Kneffel, Goodhall, Eldredge, Gudmundsen, Moniz, Ferro
Absent: Waltenspiel, Fletcher, Barash
Also Present: Brandon Skopek, Assistant City Manager/Executive Director; Andrew Hagge, Assistant to the City Manager
Guests: None

LOCATION: Administrative Conference Room, 1827 N. Squirrel Road, Auburn Hills, MI 48326

PERSONS WISHING TO BE HEARD

A. Introduction of Joe Ferro

Mr. Ferro was recently appointed to the TIFA Board of Directors. At the beginning of the TIFA meeting, Mr. Ferro introduced himself to the rest of the board, and provided background on his education, his work history, and his experience as an Auburn Hills resident. After Mr. Ferro introduced himself to the board, the rest of those in attendance introduced themselves to Mr. Ferro.

APPROVAL OF MINUTES

A. TIFA Regular Meeting Minutes – March 11, 2025

There was no discussion on the approval of the minutes.

Moved by Mr. Goodhall to approve the TIFA Board of Directors Regular Meeting Minutes from March 11, 2025, as presented.

Seconded by Mr. Moniz

Yes: Kneffel, Goodhall, Eldredge, Gudmundsen, Moniz, Ferro
No: none

CORRESPONDENCE AND PRESENTATIONS

None

CONSENT AGENDA

A. FY 2025 Adopted Budget and YTD Summary – March 31, 2025

RESOLVED: To receive and file the financial report for the period ending March 31, 2025.

Moved by Mr. Moniz to approve the Consent Agenda.

Seconded by Mr. Goodhall

Yes: Kneffel, Goodhall, Eldredge, Gudmundsen, Moniz, Ferro
No: none

Motion carried

UNFINISHED BUSINESS

None

NEW BUSINESS

A. Budget Amendment for the University Drive Water Main Extension Project

Mr. Skopek presented the agenda item regarding the water main extension to the TIFA Board. Mr. Skopek explained that the project was delayed, due to easement issues, and therefore was not able to be completed in 2024, which is when funding was budgeted to complete the project. Now that the project is ready to move forward, Mr. Skopek explained that the budgeted funds in 2024 should now be rolled over into 2025, requiring a budget amendment.

Moved by Mr. Moniz to approve a budget amendment increasing appropriations by \$280,643.50 in the 2025 TIF-B budget in support of the water main extension project at 1500 University Drive.

Seconded by Mr. Ferro

Yes: Kneffel, Goodhall, Eldredge, Gudmundsen, Moniz, Ferro
No: None

Motion Carried

EXECUTIVE DIRECTOR REPORT

Mr. Skopek provided an update on the Public Square project. The project now has an expected completion date of Monday, May 26th. Furthermore, city staff are working to schedule and plan two ribbon cutting and dedication events regarding the project, one event being private and the other being open to the public.

Mr. Skopek explained to the Board that ownership at Larco. Bros. Pizzeria have plans to renovate their restaurant to include dine-in service, an expanded menu, as well as offering alcoholic options.

BOARD MEMBER COMMENTS

The Board inquired about the status of the movable wall replacement project in the banquet rooms of the Auburn Hills Community Center. The project was brought to the TIFA Board at a prior meeting in 2025, however no action was taken as the Board requested additional information prior to making a decision. Mr. Skopek explained to the Board that the banquet rooms in the Community Center are booked through the Fall, so the project will have to be delayed until the fourth quarter of 2025.

ANNOUNCEMENT OF NEXT MEETING

The next regularly scheduled TIFA Board of Directors meeting is scheduled for Tuesday, May 13, 2025, at 4:00 p.m. in the Administrative Conference Room in City Hall at, 1827 N. Squirrel Road, Auburn Hills, Michigan 48326.

ADJOURNMENT

Moved by Dr. Eldredge to adjourn the TIFA Board meeting.

Seconded by Mr. Moniz

Yes: Kneffel, Goodhall, Eldredge, Gudmundsen, Moniz, Ferro

No: None

Motion carried

The TIFA Board of Directors meeting adjourned at 4:38 p.m.

Steve Goodhall
Secretary of the Board

Andrew Hagge
Assistant to the City Manager