BOARD OF DIRECTORS MEETING

June 10, 2025

4:00 P.M.

Auburn Hills City Hall, Administrative Conference Room ● 1827 N. Squirrel Road, Auburn Hills, MI
Minutes of the TIFA Board Meeting will be on file in the City Clerk's Office ● 248-370-9402

MEETING CALLED TO ORDER

1) **ROLL CALL**

2) **PERSONS WISHING TO BE HEARD**

3) **APPROVAL OF MINUTES**
   a) TIFA Regular Meeting Minutes – May 13, 2025

4) **CORRESPONDENCE AND PRESENTATIONS**

5) **CONSENT AGENDA**
   All items listed are considered to be routine by the Tax Increment Finance Authority and will be enacted by one motion. There will be no separate discussion of these items unless a Board Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.
   a) FY 2025 Adopted Budget and YTD Summary – May 31, 2025

6) **UNFINISHED BUSINESS**

7) **NEW BUSINESS**
   a) Purchase of Downtown Streetscape Furniture

8) **EXECUTIVE DIRECTOR REPORT**

9) **BOARD MEMBER COMMENTS**

10) **ADJOURNMENT**

Next Meeting is Scheduled for July 8, 2025 at 4:00 p.m.

"Not Yet Approved"

CITY OF AUBURN HILLS

TAX INCREMENT FINANCE AUTHORITY MEETING

May 13, 2025

CALL TO ORDER: Chairman Kneffel called the meeting to order at 4:01 PM.

ROLL CALL:	Present:	Kneffel, Goodhall, Eldredge, Gudmundsen, Moniz, Fletcher
	Absent:	Waltenspiel, Ferro, Barash
	Also Present:	Brandon Skopek, Assistant City Manager/Executive Director; Andrew Hagge, Assistant to the City Manager; Tim Wisser, Manager of Municipal Properties; Jason Hefner, Manager of Fleet & Roads
	Guests:	None

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

PERSONS WISHING TO BE HEARD

None

APPROVAL OF MINUTES

A. TIFA Regular Meeting Minutes – April 8, 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 April 8, 2025, as presented.
Seconded by Dr. Fletcher

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

CORRESPONDENCE AND PRESENTATIONS

None

CONSENT AGENDA

A. FY 2025 Adopted Budget and YTD Summary – April 30, 2025

RESOLVED: To receive and file the financial report for the period ending April 30, 2025.

Moved by Mr. Moniz to approve the Consent Agenda.
Seconded by Mr. Goodhall

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

No: none

Motion carried

UNFINISHED BUSINESS

None

NEW BUSINESS

A. Approval of the Library Basin Dredging Project

Mr. Wisser presented the agenda item regarding the Library Basin Dredging project. Mr. Wisser explained the reason for the project as both the functional and aesthetic aspects of the retention basin have deteriorated. The project will restore the retention basin to its original capacity and allow for future Library projects to take place. The TIFA Board asked clarifying questions regarding the role of G2 Consulting in the project and asked for an explanation regarding the “crew days” line item, which is included in OHM Advisor’s project costs. Mr. Wisser, Mr. Skopek, and Mr. Hefner all contributed to answer those questions from the TIFA Board satisfactorily.

Moved by Dr. Eldredge to award the construction contract for the Library Basin Dredging Project to M.L. Chartier Excavating, Inc. in the amount of $178,927.65, OHM Advisors’ construction services for a not-to-exceed cost of $27,300, and to approve G2 Consulting’s material testing services for an estimated cost of $7,500. Furthermore, approve a budget amendment to the 2025 TIF-D budget increasing appropriations by the not-to-exceed amount of $213,727.65.
Seconded by Dr. Fletcher

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

Motion Carried

B. Approval of Construction Funding for Butler Road Improvements

Mr. Hefner presented the agenda item regarding the construction project on Butler Road. Mr. Hefner briefly explained the history of the ongoing maintenance associated with Butler Road and further explained that the road now calls for a full reconstruction with new stormwater management fixes as well. The Board inquired about the Rochester Hills side of Butler Road, and Mr. Hefner explained that the Rochester Hills side of Butler Road recently underwent a reconstruction.

Moved by Dr. Fletcher to assist in funding the 2025 Butler Road by transferring funds to the local roads fund as indicated in the staff recommendation section of the cover memo.
Seconded by Mr. Moniz

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

Motion Carried

EXECUTIVE DIRECTOR REPORT

Mr. Skopek provided an update on the Public Square project. The project has hit a slight delay and now has an expected completion date of June 14^{th}.

BOARD MEMBER COMMENTS

Mr. Moniz inquired about the latest information concerning The DEN facility, which is located in downtown Auburn Hills (TIF-A). Mr. Skopek explained that city staff and select TIFA Board Members attended a meeting to discuss the future use and purpose of The DEN. Mr. Skopek explained that the city would retain The DEN for public use, and that the facility will serve to support the Public Square and greater downtown activities. Specifically, The DEN will be used for warming and cooling zones and serve as public restrooms. City staff will work to address structural issues with the facility and build additional restrooms.

ANNOUNCEMENT OF NEXT MEETING

The next regularly scheduled TIFA Board of Directors meeting is scheduled for Tuesday, June 10, 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 Mr. Moniz to adjourn the TIFA Board meeting.
Seconded by Dr. Fletcher

Yes: **Kneffel, Goodhall, Eldredge, Gudmundsen, Moniz, Fletcher**
No: **None**

Motion carried

The TIFA Board of Directors meeting adjourned at 4:43 p.m.

Steve Goodhall	Andrew Hagge
Secretary of the Board	Assistant to the City Manager

TO: Chairman Kneffel and Members of the TIFA Board of Directors

FROM: Brandon Skopek, Assistant City Manager, TIFA Executive Director; Andrew Hagge, Assistant to the City Manager

DATE: June 2, 2025

SUBJECT: FY 2025 Adopted Budget and YTD Summary – May 31, 2025

STATEMENT OF NET POSITION

TIF-A
- $2.4 million cash
- $1.3 million invested
  - $312,519 – Cutwater
  - $607,111 – MiClass
  - $467,471 – MiClass Edge

TIF-B
- $5.4 million cash
- $11.9 million invested
  - $8.6 million – Cutwater
  - $3.3 million – MiClass Edge
  - $80 - MiClass

TIF-D
- $3.7 million cash
- $1.4 million invested
  - $1.4 million – Cutwater
  - $573 – MiClass

TIFA 85-A STATEMENT OF REVENUES AND EXPENDITURES

- Approximately 59% of budgeted revenues have been received for TIF-A in fiscal year 2025.

Property Taxes:	$752,872
Building Rental:	$25,386
Interest:	$49,533
EV Charging Fees:	$1,493
Contributions/Donations	$100
	$829,384

- Approximately 39% of budgeted expenditures have been utilized for fiscal year 2024.

TIFA 85-B STATEMENT OF REVENUES AND EXPENDITURES

- Approximately 60% of budgeted revenues have been received for TIF-B in fiscal year 2025.

Property Taxes:	$1,076,681
Interest:	$327,573
	$1,404,253

- Approximately 8% of budgeted expenditures have been utilized for fiscal year 2024.

TIFA 86-D STATEMENT OF REVENUES AND EXPENDITURES

- Approximately 38% of budgeted revenues have been received for TIF-D in fiscal year 2025.

Property Taxes:	$340,042
Interest:	$71,103
EV Charging Fees:	$650
	$411,795

- Approximately 13% of budgeted expenditures have been utilized for fiscal year 2025.

An appropriate motion is:

Move to receive and file the TIFA Financial Report for period ending May 31, 2025.

BALANCE SHEET REPORT FOR CITY OF AUBURN HILLS

Balance As Of 05/31/2025

GL Number	Description	YTD Balance 05/31/2025
Fund: 251 TIFA A		
***** Assets *****		
251-000-001.000	CASH	2,402,121.66
251-000-017.002	INVESTMENT MANAGER - CUTWATER	312,518.52
251-000-017.004	CASH - MICLASS	607,110.75
251-000-017.005	CASH - MICLASS EDGE	467,471.22
251-000-019.000	TAXES RECEIVABLE	1,063,163.42
251-000-062.000	Lease Receivable	85,269.00
251-000-084.703	DUE FROM TRUST AND AGENCY	365.88
251-000-130.000	LAND	6,336,254.47
251-000-132.000	LAND IMPROVEMENTS	5,523,510.43
251-000-133.000	ACCUM DEPREC-LAND & IMPROV	(2,734,101.10)
251-000-136.000	BLDGS, BLDG ADDITIONS AND	6,409,122.17
251-000-137.000	ACCUM DEPREC-BLDGS & ADDS & IMPROVEMNTS	(1,807,960.75)
251-000-146.000	OFFICE EQUIPMENT AND FURN	164,753.78
251-000-147.000	ACC. DEPR. - OFFICE EQUIP	(164,754.07)
251-000-159.000	MACHINERY & EQUIPMENT	167,877.38
251-000-160.000	ACCUM DEPREC-MACH & EQUIP	(115,993.32)
251-000-163.000	ROADS & INFRASTRUCTURE	17,713,486.23
251-000-164.000	ACCUM DEPREC-ROAD & INFRASTURE	(10,118,433.48)
Total Assets		26,311,782.19
***** Liabilities *****		
251-000-275.000	DUE TO TAXPAYERS	614.94
251-000-339.000	UNEARNED (DEFERRE) REVENUE	1,077,219.31
251-000-360.001	Deferred Inflow of Resources	85,269.00
Total Liabilities		1,163,103.25
***** Fund Equity *****		
251-000-390.000	FUND BALANCE	25,206,594.37
Total Fund Equity		25,206,594.37
Total Fund 251:		
TOTAL ASSETS		26,311,782.19
BEG. FUND BALANCE - 2024		25,206,594.37
+ NET OF REVENUES/EXPENDITURES - 2024		(371,082.50)
+ NET OF REVENUES & EXPENDITURES		313,167.07
= ENDING FUND BALANCE		25,148,678.94
+ LIABILITIES		1,163,103.25
= TOTAL LIABILITIES AND FUND BALANCE		26,311,782.19

BALANCE SHEET REPORT FOR CITY OF AUBURN HILLS
Balance As Of 05/31/2025

GL Number	Description	YTD Balance 05/31/2025
Fund: 252 TIFA B		
***** Assets *****		
252-000-001.000	CASH	5,471,623.49
252-000-017.002	INVESTMENT MANAGER - CUTWATER	8,682,445.52
252-000-017.004	CASH - MICLASS	80.43
252-000-017.005	CASH - MICLASS EDGE	3,388,258.38
252-000-019.000	TAXES RECEIVABLE	1,603,969.97
252-000-084.703	DUE FROM TRUST AND AGENCY	24,872.13
252-000-132.000	LAND IMPROVEMENTS	1,415,205.92
252-000-133.000	ACCUM DEPREC-LAND & IMPROV	(1,129,076.26)
252-000-159.000	MACHINERY & EQUIPMENT	34,200.00
252-000-160.000	ACCUM DEPREC-MACH & EQUIP	(20,520.00)
252-000-163.000	ROADS & INFRASTRUCTURE	9,772,855.05
252-000-164.000	ACCUM DEPREC-ROAD & INFRASTURE	(3,584,609.29)
Total Assets		25,659,305.34
***** Liabilities *****		
252-000-275.000	DUE TO TAXPAYERS	(35.82)
252-000-339.000	UNEARNED (DEFERRE) REVENUE	1,747,562.74
Total Liabilities		1,747,526.92
***** Fund Equity *****		
252-000-390.000	FUND BALANCE	21,269,072.86
Total Fund Equity		21,269,072.86
Total Fund 252:		
TOTAL ASSETS		25,659,305.34
BEG. FUND BALANCE - 2024		21,269,072.86
+ NET OF REVENUES/EXPENDITURES - 2024		1,688,772.29
+ NET OF REVENUES & EXPENDITURES		953,933.27
= ENDING FUND BALANCE		23,911,778.42
+ LIABILITIES		1,747,526.92
= TOTAL LIABILITIES AND FUND BALANCE		25,659,305.34

GL Number	Description	YTD Balance 05/31/2025
Fund: 253 TIFA D		
***** Assets *****		
253-000-001.000	CASH	3,787,316.02
253-000-017.002	INVESTMENT MANAGER - CUTWATER	1,497,767.83
253-000-017.004	CASH - MICLASS	573.43
253-000-019.000	TAXES RECEIVABLE	291,185.30
253-000-084.703	DUE FROM TRUST AND AGENCY	730.42
253-000-130.000	LAND	2,017,211.00
253-000-132.000	LAND IMPROVEMENTS	3,726,962.87
253-000-133.000	ACCUM DEPREC-LAND & IMPROV	(1,543,314.80)
253-000-136.000	BLDGS, BLDG ADDITIONS AND	20,940,615.53
253-000-137.000	ACCUM DEPREC-BLDGS & ADDS & IMPROVEMNTS	(10,497,535.98)
253-000-146.000	OFFICE EQUIPMENT AND FURN	25,794.03
253-000-147.000	ACC. DEPR. - OFFICE EQUIP	(15,475.74)
253-000-158.000	CONSTRUCTION-IN-PROGRESS	68,829.17
253-000-159.000	MACHINERY & EQUIPMENT	42,919.48
253-000-160.000	ACCUM DEPREC-MACH & EQUIP	(38,886.21)
253-000-163.000	ROADS & INFRASTRUCTURE	8,984,067.60
253-000-164.000	ACCUM DEPREC-ROAD & INFRASTURE	(2,975,684.59)
Total Assets		26,313,075.36
***** Liabilities *****		
253-000-275.000	DUE TO TAXPAYERS	18,942.45
253-000-339.000	UNEARNED (DEFERRE) REVENUE	291,185.30
Total Liabilities		310,127.75
***** Fund Equity *****		
253-000-390.000	FUND BALANCE	25,496,082.51
Total Fund Equity		25,496,082.51
Total Fund 253:		
TOTAL ASSETS		26,313,075.36
BEG. FUND BALANCE - 2024		25,496,082.51
+ NET OF REVENUES/EXPENDITURES - 2024		295,509.39
+ NET OF REVENUES & EXPENDITURES		211,355.71
= ENDING FUND BALANCE		26,002,947.61
+ LIABILITIES		310,127.75
= TOTAL LIABILITIES AND FUND BALANCE		26,313,075.36

REVENUE AND EXPENDITURE REPORT FOR CITY OF AUBURN HILLS

Balance As Of 05/31/2025

*NOTE: Available Balance / Pct Budget does not reflect amounts encumbered.

GL Number	Description	2025 Amended Budget	YTD Balance 05/31/2025	Activity For 05/31/2025	Available Balance 05/31/2025	% Bdgt Used
Fund: 251 TIFA A						
Account Category: Revenues						
Department: 735 TIFA A						
251-735-402.000	AD VALOREM	1,144,736.00	752,871.61	43,205.28	391,864.39	65.77
251-735-412.000	DELINQUENT PERSONAL PROPERTY	1,500.00	0.00	0.00	1,500.00	0.00
251-735-414.000	MTT YE ACCRUAL	(117,442.00)	0.00	0.00	(117,442.00)	0.00
251-735-573.000	LOCAL COMMUNITY STABILIZATION SHARE	213,706.00	0.00	0.00	213,706.00	0.00
251-735-651.400	U&A FEES - ELECTRIC VEHICLE CHARGING	300.00	1,493.25	254.92	(1,193.25)	497.75
251-735-665.000	INTEREST REVENUE	91,513.00	41,449.26	0.00	50,063.74	45.29
251-735-667.000-CHAMBER_3395	BUILDING RENTAL - EXTERNAL	21,912.00	7,184.00	1,796.00	14,728.00	32.79
251-735-667.000-PKSTRUC_3381	BUILDING RENTAL - EXTERNAL	36,409.00	18,201.60	0.00	18,207.40	49.99
251-735-669.001	INTEREST REV EXT MANAGERS	11,539.00	8,084.00	0.00	3,455.00	70.06
251-735-674.000-TREELIGHTING	CONTRIBUTIONS/DONATIONS	0.00	100.00	100.00	(100.00)	100.00
Total Dept 735 - TIFA A		1,404,173.00	829,383.72	45,356.20	574,789.28	59.07
Revenues		1,404,173.00	829,383.72	45,356.20	574,789.28	59.07
Account Category: Expenditures						
Department: 735 TIFA A						
251-735-722.000	WORKERS COMPENSATION	92.00	39.00	0.00	53.00	42.39
251-735-729.000	PRINTING	1,500.00	0.00	0.00	1,500.00	0.00
251-735-730.000	POSTAGE	250.00	155.02	0.00	94.98	62.01
251-735-799.000	EQUIPMENT UNDER $5,000	4,766.00	0.00	0.00	(10,670.00)	323.88
251-735-800.199	LANDSCAPE/GEN MAINT	331,853.33	206,625.60	206,206.00	62,374.40	81.20
251-735-802.000-CHAMBER_3395	CONTRACTED SERVICES	5,000.00	100.00	0.00	3,900.00	22.00
251-735-802.000-THEDEN__3388	CONTRACTED SERVICES	5,000.00	380.00	0.00	820.00	83.60
251-735-810.000	INVESTMENT MANAGEMENT FEES	420.00	77.00	19.05	343.00	18.33
251-735-817.000	CONSULTANT SERVICES	5,000.00	0.00	0.00	5,000.00	0.00
251-735-851.000-PKSTRUC_3381	TELEPHONE	1,207.00	275.85	0.00	931.15	22.85
251-735-851.000-THEDEN__3388	TELEPHONE	0.00	288.56	0.00	(288.56)	100.00
251-735-885.000	COMMUNITY RELATIONS	3,000.00	0.00	0.00	4,200.00	(40.00)
251-735-885.000-TREELIGHTING	COMMUNITY RELATIONS	15,000.00	0.00	0.00	15,000.00	0.00
251-735-921.000-CHAMBER_3395	ELECTRIC	2,214.00	836.98	198.82	1,377.02	37.80
251-735-921.000-PKSTRUC_3381	ELECTRIC	25,000.00	12,798.16	957.41	12,201.84	51.19
251-735-921.000-THEDEN__3388	ELECTRIC	2,460.00	256.44	66.68	2,203.56	10.42
251-735-922.000	STREET LIGHTING	48,000.00	21,274.05	4,031.36	19,525.95	59.32
251-735-922.000-RIVERSD_3311	STREET LIGHTING	8,000.00	3,188.64	807.49	4,811.36	39.86
251-735-922.000-SKATEPRK_202	STREET LIGHTING	300.00	101.09	24.53	198.91	33.70
251-735-923.000-CHAMBER_3395	HEAT	1,700.00	1,215.53	194.44	484.47	71.50
251-735-923.000-PKSTRUC_3381	HEAT	250.00	77.40	19.87	172.60	30.96
251-735-923.000-THEDEN__3388	HEAT	2,000.00	906.89	120.68	1,093.11	45.34
251-735-924.000-CHAMBER_3395	CABLE TV SERVICES	1,514.00	395.55	0.00	1,118.45	26.13
251-735-924.000-THEDEN__3388	CABLE TV SERVICES	2,225.00	777.04	0.00	1,447.96	34.92
251-735-927.000-CHAMBER_3395	WATER CONSUMPTION	1,000.00	21.82	0.00	978.18	2.18
251-735-927.000-FIREST1_3483	WATER CONSUMPTION	4,100.00	292.15	159.13	3,807.85	7.13
251-735-927.000-PKSTRUC_3381	WATER CONSUMPTION	710.00	37.20	9.30	672.80	5.24
251-735-927.000-RIVERSD_3311	WATER CONSUMPTION	27,800.00	218.16	109.08	27,581.84	0.78
251-735-927.000-RIVERWDS_300	WATER CONSUMPTION	1,200.00	35.99	35.99	1,164.01	3.00
251-735-927.000-THEDEN__3388	WATER CONSUMPTION	1,000.00	44.14	27.40	955.86	4.41
251-735-929.000	IRRIGATION WATER AND MAINT.	40,000.00	995.62	247.03	39,004.38	2.49
251-735-931.000	BLDG. MAINTENANCE	60,000.00	190.00	0.00	59,810.00	0.32

REVENUE AND EXPENDITURE REPORT FOR CITY OF AUBURN HILLS

Balance As Of 05/31/2025

*NOTE: Available Balance / Pct Budget does not reflect amounts encumbered.

GL Number	Description	2025 Amended Budget	YTD Balance 05/31/2025	Activity For 05/31/2025	Available Balance 05/31/2025	% Bdgt Used
Fund: 251 TIFA A						
Account Category: Expenditures						
Department: 735 TIFA A						
251-735-931.000-CHAMBER_3395	BLDG. MAINTENANCE	6,253.00	4,521.61	0.00	1,731.39	72.31
251-735-931.000-PKSTRUC_3381	BLDG. MAINTENANCE	5,000.00	0.00	0.00	5,000.00	0.00
251-735-931.000-THEDEN__3388	BLDG. MAINTENANCE	4,000.00	0.00	0.00	4,000.00	0.00
251-735-933.000-THEDEN__3388	EQUIPMENT MAINTENANCE	0.00	2,554.11	2,554.11	(6,708.39)	100.00
251-735-937.000	PARKING LOT MAINTENANCE	2,500.00	0.00	0.00	2,500.00	0.00
251-735-937.001	PATHWAY MAINTENANCE	10,000.00	0.00	0.00	10,000.00	0.00
251-735-937.003	SIDEWALK MAINTENANCE	10,000.00	0.00	0.00	10,000.00	0.00
251-735-957.000	MISC/CONTINGENCY	1,000.00	0.00	0.00	1,000.00	0.00
251-735-957.002	LIABILITY INSURANCE	6,715.00	7,264.00	0.00	(549.00)	108.18
251-735-959.000	PROPERTY TAXES	1,900.00	273.05	0.00	1,626.95	14.37
251-735-967.100	SITE IMPROVEMENT GRANTS	190,000.00	0.00	0.00	90,000.00	52.63
251-735-995.004	ADMINISTRATIVE CHARGES	66,267.00	0.00	0.00	66,267.00	0.00
251-735-995.007	INTERFUND SERVICES	43,110.00	0.00	0.00	43,110.00	0.00
251-735-995.101	TRANSFER TO GENERAL FUND	120,000.00	0.00	0.00	40,738.00	66.05
251-735-995.203-BUTLERROADXX	TRANSFER TO LOCAL STREETS	250,000.00	250,000.00	250,000.00	0.00	100.00
Total Dept 735 - TIFA A		1,319,306.33	516,216.65	465,788.37	530,584.07	39.13
Expenditures		1,319,306.33	516,216.65	465,788.37	530,584.07	39.13
Fund 251 - TIFA A:						
TOTAL REVENUES		1,404,173.00	829,383.72	45,356.20	574,789.28	59.07
TOTAL EXPENDITURES		1,319,306.33	516,216.65	465,788.37	530,584.07	39.13
NET OF REVENUES & EXPENDITURES:		84,866.67	313,167.07	(420,432.17)	44,205.21	

GL Number	Description	2025 Amended Budget	YTD Balance 05/31/2025	Activity For 05/31/2025	Available Balance 05/31/2025	% Bdgt Used
Fund: 252 TIFA B						
Account Category: Revenues						
Department: 736 TIFA B						
252-736-402.000	AD VALOREM	1,730,315.00	1,076,680.55	51,525.28	653,634.45	62.22
252-736-412.000	DELINQUENT PERSONAL PROPERTY	1,500.00	0.00	0.00	1,500.00	0.00
252-736-414.000	MTT YE ACCRUAL	(7,112.00)	0.00	0.00	(7,112.00)	0.00
252-736-573.000	LOCAL COMMUNITY STABILIZATION SHARE	90,378.00	0.00	0.00	90,378.00	0.00
252-736-665.000	INTEREST REVENUE	224,339.00	102,616.66	0.00	121,722.34	45.74
252-736-669.001	INTEREST REV EXT MANAGERS	320,546.00	224,956.00	0.00	95,590.00	70.18
Total Dept 736 - TIFA B		2,359,966.00	1,404,253.21	51,525.28	955,712.79	59.50
Revenues		2,359,966.00	1,404,253.21	51,525.28	955,712.79	59.50
Account Category: Expenditures						
Department: 736 TIFA B						
252-736-732.000	SOFTWARE & LICENSES SUBSCRIPTIONS	30,000.00	0.00	0.00	30,000.00	0.00
252-736-800.199	LANDSCAPE/GEN MAINT	6,000.00	0.00	0.00	6,000.00	0.00
252-736-810.000	INVESTMENT MANAGEMENT FEES	6,600.00	1,864.68	526.35	4,735.32	28.25
252-736-885.000	COMMUNITY RELATIONS	16,000.00	5,000.00	0.00	11,000.00	31.25
252-736-901.000	ADVERTISING/MARKETING	1,000.00	0.00	0.00	1,000.00	0.00
252-736-922.000	STREET LIGHTING	11,000.00	4,897.06	908.24	6,102.94	44.52
252-736-929.000	IRRIGATION WATER AND MAINT.	40,000.00	159.24	39.83	39,840.76	0.40
252-736-957.000	MISC/CONTINGENCY	500.00	0.00	0.00	500.00	0.00
252-736-967.100	SITE IMPROVEMENT GRANTS	115,553.08	414,913.08	0.00	(846,500.00)	832.56
252-736-972.000	LAND AND IMPROVEMENTS	1,950,000.00	0.00	0.00	1,950,000.00	0.00
252-736-972.000-EXECUTIVESAD	LAND AND IMPROVEMENTS	506,476.00	0.00	0.00	0.00	100.00
252-736-973.005	NON MOTORIZED PATHWAYS	10,000.00	0.00	0.00	10,000.00	0.00
252-736-995.004	ADMINISTRATIVE CHARGES	35,150.00	0.00	0.00	35,150.00	0.00
252-736-995.007	INTERFUND SERVICES	30,207.00	0.00	0.00	30,207.00	0.00
252-736-995.101	TRANSFER TO GENERAL FUND	102,263.00	0.00	0.00	102,263.00	0.00
252-736-995.203-EXECUTIVESAD	TRANSFER TO LOCAL STREETS	2,570,000.00	0.00	0.00	2,570,000.00	0.00
252-736-995.301	TRANSFER TO PATROL DEPT	261,044.00	23,485.88	6,966.15	237,558.12	9.00
252-736-995.592	TRANSFER TO WATER & SEWER	280,643.50	0.00	0.00	280,643.50	0.00
Total Dept 736 - TIFA B		5,972,436.58	450,319.94	8,440.57	4,468,500.64	7.54
Expenditures		5,972,436.58	450,319.94	8,440.57	4,468,500.64	7.54
Fund 252 - TIFA B:						
TOTAL REVENUES		2,359,966.00	1,404,253.21	51,525.28	955,712.79	59.50
TOTAL EXPENDITURES		5,972,436.58	450,319.94	8,440.57	4,468,500.64	7.54
NET OF REVENUES & EXPENDITURES:		(3,612,470.58)	953,933.27	43,084.71	(3,512,787.85)	

REVENUE AND EXPENDITURE REPORT FOR CITY OF AUBURN HILLS

Balance As Of 05/31/2025

*NOTE: Available Balance / Pct Budget does not reflect amounts encumbered.

GL Number	Description	2025 Amended Budget	YTD Balance 05/31/2025	Activity For 05/31/2025	Available Balance 05/31/2025	% Bdgt Used
Fund: 253 TIFA D						
Account Category: Revenues						
Department: 737 TIFA D						
253-737-402.000	AD VALOREM	385,204.00	339,736.59	146,897.65	45,467.41	88.20
253-737-412.000	DELINQUENT PERSONAL PROPERTY	1,000.00	305.35	0.00	694.65	30.54
253-737-414.000	MTT YE ACCRUAL	(80,596.00)	0.00	0.00	(80,596.00)	0.00
253-737-573.000	LOCAL COMMUNITY STABILIZATION SHARE	653,253.00	0.00	0.00	653,253.00	0.00
253-737-651.400	U&A FEES - ELECTRIC VEHICLE CHARGING	250.00	649.87	110.45	(399.87)	259.95
253-737-665.000	INTEREST REVENUE	68,149.00	32,264.45	0.00	35,884.55	47.34
253-737-669.001	INTEREST REV EXT MANAGERS	55,293.00	38,839.00	0.00	16,454.00	70.24
Total Dept 737 - TIFA D		1,082,553.00	411,795.26	147,008.10	670,757.74	38.04
Revenues		1,082,553.00	411,795.26	147,008.10	670,757.74	38.04
Account Category: Expenditures						
Department: 737 TIFA D						
253-737-703.000	WAGES - TEMPORARY & PART-TIME	24,000.00	0.00	0.00	24,000.00	0.00
253-737-715.000	SOCIAL SECURITY	1,836.00	0.00	0.00	1,836.00	0.00
253-737-800.199	LANDSCAPE/GEN MAINT	6,383.00	2,611.90	0.00	1,388.10	78.25
253-737-810.000	INVESTMENT MANAGEMENT FEES	1,400.00	346.08	90.90	1,053.92	24.72
253-737-885.000	COMMUNITY RELATIONS	1,750.00	0.00	0.00	1,750.00	0.00
253-737-922.000	STREET LIGHTING	65,000.00	33,182.95	6,006.98	29,421.25	54.74
253-737-927.000	WATER CONSUMPTION	100.00	0.00	0.00	100.00	0.00
253-737-927.000-2458ESEYBURN	WATER CONSUMPTION	0.00	12.00	3.49	(12.00)	100.00
253-737-927.000-ADMBLDG_1827	WATER CONSUMPTION	6,000.00	503.00	16.67	5,497.00	8.38
253-737-927.000-FIREADM_3410	WATER CONSUMPTION	0.00	123.80	19.52	(123.80)	100.00
253-737-927.000-LIBRARY_3400	WATER CONSUMPTION	4,000.00	564.09	148.66	3,435.91	14.10
253-737-927.000-SPORTFD_1800	WATER CONSUMPTION	12,000.00	130.12	37.08	11,869.88	1.08
253-737-929.000	IRRIGATION WATER AND MAINT.	78,000.00	26.00	26.00	77,974.00	0.03
253-737-931.000	BLDG. MAINTENANCE	35,000.00	0.00	0.00	35,000.00	0.00
253-737-931.000-ADMBLDG_1827	BLDG. MAINTENANCE	216,666.84	162,939.61	57,168.28	31,609.36	85.41
253-737-931.000-COMMCTR_3350	BLDG. MAINTENANCE	40,000.00	0.00	0.00	40,000.00	0.00
253-737-937.003	SIDEWALK MAINTENANCE	5,000.00	0.00	0.00	5,000.00	0.00
253-737-957.000	MISC/CONTINGENCY	150.00	0.00	0.00	150.00	0.00
253-737-972.000	LAND AND IMPROVEMENTS	813,727.65	0.00	0.00	813,727.65	0.00
253-737-972.000-CAMPUSSIGNXX	LAND AND IMPROVEMENTS	150,000.00	0.00	0.00	150,000.00	0.00
253-737-975.000-FIRE2_1899__	BLDG. ADDITIONS & IMPROVEMENTS	35,531.88	0.00	0.00	10,581.00	70.22
253-737-995.004	ADMINISTRATIVE CHARGES	29,764.00	0.00	0.00	29,764.00	0.00
253-737-995.007	INTERFUND SERVICES	14,667.00	0.00	0.00	14,667.00	0.00
Total Dept 737 - TIFA D		1,540,976.37	200,439.55	63,517.58	1,288,689.27	13.01
Expenditures		1,540,976.37	200,439.55	63,517.58	1,288,689.27	13.01
Fund 253 - TIFA D:						
TOTAL REVENUES		1,082,553.00	411,795.26	147,008.10	670,757.74	38.04
TOTAL EXPENDITURES		1,540,976.37	200,439.55	63,517.58	1,288,689.27	13.01
NET OF REVENUES & EXPENDITURES:		(458,423.37)	211,355.71	83,490.52	(617,931.53)	
Report Totals:						
TOTAL REVENUES - ALL FUNDS		4,846,692.00	2,645,432.19	243,889.58	2,201,259.81	54.58
TOTAL EXPENDITURES - ALL FUNDS		8,832,719.28	1,166,976.14	537,746.52	6,287,773.98	13.21

GL Number	Description	2025 Amended Budget	YTD Balance 05/31/2025	Activity For 05/31/2025	Available Balance 05/31/2025	% Bdgt Used
NET OF REVENUES & EXPENDITURES:		(3,986,027.28)	1,478,456.05	(293,856.94)	(4,086,514.17)	

TO: Chairman Kneffel and Members of the TIFA Board of Directors

FROM: Brandon Skopek, Assistant City Manager, TIFA Executive Director; Andrew Hagge, Assistant to the City Manager

DATE: June 3, 2025

SUBJECT: Purchase of Downtown Streetscape Furniture

INTRODUCTION AND HISTORY

Over the last several years, downtown Auburn Hills has seen a tremendous transformation. The downtown streetscape furniture (benches, trash cans, and bike racks), however, has been in place for approximately 20 years and has reached the end of their useful life. This project proposes purchasing and replacing the existing benches, trash cans, and bike racks throughout the downtown area. For this project, the Auburn Hills Department of Public Works (DPW) staff will be responsible for uninstalling the old furniture and installing the new furniture. City staff installing the new furniture will be important as it gives the DPW the opportunity to shift the location of certain pieces of furniture to better accommodate the layout of the downtown area. For example, adding additional trash cans to support the new Public Square project. Prior to seeking out pricing options, select city staff had the opportunity to walk the downtown area and take note of the current inventory as well as the layout of the furniture. This walkthrough proved useful as it gave DPW staff the opportunity to decide where the new furniture would best be placed.

City staff identified the pieces of furniture to purchase, which are pictured in your packet. The vendor providing the furniture, Landscape Forms, is a part of a consortium pricing contract. Meaning, it is not necessary that this project first go out to bid before making a purchasing decision, because their prices are already competitively bid. The table below breaks down the difference between the vendor's original price and the vendor's competitively bid price.

Furniture	Orig. Unit Price	Orig. Total Price	Bid Unit Price	Bid Total Price
Benches	$1,920	$30,720.00	$1,687.68	$27,002.88
Trash Cans	$1,550	$31,000.00	$1,362.45	$27,249.00
Bike Racks	$560	$13,440.00	$492.24	$11,813.76
TOTAL*		**$75,160.00**		**$66,065.64**

**Does not include shipping and handling ($7,900.00)*

As far as the benches and trash cans are concerned, the new pieces of furniture are replicas. The existing benches and trash cans are from the vendor's Scarborough line, and the proposed benches and trash cans are also from the vendor's Scarborough line. The proposed bike racks, however, are a new design. In total, the project calls for the purchase of 16 benches, 20 trash cans, and 24 bike racks, which comes to a total project cost (including freight at $7,900) of $73,965.64

STAFF RECOMMENDATION

Staff recommend approval of the purchase of Downtown Streetscape Furniture and further recommend a budget amendment to increase appropriations in the 2025 TIF-A budget in account number 251-735-984.000 in support of this purchase.

An appropriate motion is:

Move to approve the purchase Downtown Streetscape Furniture under the OMNIA contract from Landscape Forms at a cost not to exceed $73,965.64. Furthermore, authorize a budget amendment to the 2025 TIF-A budget increasing appropriations by $73,965.64 in support of this purchase.

Quote

Date: 06/03/2025
LF Quote#: 0000440373
PO#:
Project: City of Auburn Hills - downtown site furnishings

CORPORATE
7800 E. Michigan Avenue
Kalamazoo, MI 49048-9543
P: 800.521.2546 F: 269.381.3455
www.landscapeforms.com
Federal I.D.# 38-1897577
FSC# NC-COC-001261

Bill To: City of Auburn Hills
ATTN: Tim Wisser
1827 N Squirrel Rd
Accounts Receivable
Auburn Hills, MI 48326

Ship To: City of Auburn Hills
ATTN: Tim Wisser
1500 North Brown Road
Department of Public Works
Auburn Hills, MI 48326

Ship To Contact Phone:(248)370-9400
Ship Via: Common Carrier
F.O.B.: Destination

Qty	Description	Unit Price	Total Price

CONTRACT: OMNIA/NCPA #07-100

When ordering please confirm:

- Shipping address and contact information (name and ph#)
- Billing address and contact information
- Is your firm or the project tax exempt? If so, exemption certificate must accompany order
- Delivery schedule:

___Ship immediately upon completion
OR Ship On/After the date:_____

Qty	Description		Unit Price	Total Price
16	Scarborough Bench		$ 1,687.68	$ 27,002.88
	Style:	*Backed*		
	Length:	*72"*		
	Insert:	*Horizontal Strap*		
	Powdercoat Color:	*Gloss Black*		
	Standard Features:	*Freestanding/Surface Mountable*		
20	Scarborough Litter		$ 1,362.45	$ 27,249.00
	Style:	*Side Opening, 30 gal. capacity*		
	Side Panel:	*Vertical Strap*		
	Powdercoat Color:	*Gloss Black*		
	Liner Color:	*Black*		
	Standard Features:	*Freestanding/Surface Mountable*		
	Standard Liner:	*30 gallon Polyethylene Liner*		
24	Emerson Bike Rack		$ 492.24	$ 11,813.76
	Mounting:	*Surface Mount*		
	Powdercoat Color:	*Gloss Black*		

Cust #: 39668
SSR: Scott Black
Rep: Scott Black, MI5

Landscape Forms Customer Service

Purchaser   Seller

landscapeforms

Quote

Date: 06/03/2025

LF Quote#: 0000440373

PO#:

Project: City of Auburn Hills - downtown site furnishings

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Qty	Description	Unit Price	Total Price
		Item Total	$ 66,065.64
		Shipping & Handling	$ 7,900.00
		Sub Total	$ 73,965.64
		Estimated Tax	$ 0.00
		Document Total	$ 73,965.64

Due to the current economic environment regarding tariffs and material pricing, Landscape Forms has temporarily included an additional 3% surcharge on all quotes.
The surcharge is reflected in the Shipping & Handling line item.
For lighting quotes, the surcharge is included in the product price.

Payment Terms: NET 30 DAYS

Landscape Forms, Inc. reserves the right to change payment terms based on payment history as well as information obtained from commercial credit reporting agencies.

- Purchaser is responsible for confirming options, materials, quantities, etc., for completeness and conformity to plans and specifications.
- Changes to or cancellations of orders may incur a penalty charge of 30% or more. Special orders may not be changed or cancelled.
- Studio 431 (custom) orders cannot be cancelled once purchase order is received and approved.
- Studio 431 orders are subject to price increase after engineering/product development is complete and approved by designer, end user and purchaser. Modifications in price will be handled via Change Order.
- All orders that include a swing product must include an executed liability waiver to be accepted and entered into production.
- Only the Material Supplier Standard Limited Warranty shall apply to all product sold by Landscape Forms. No other warranties or changes to the standard warranty will be applied or accepted.
- No merchandise can be returned without authorization from Landscape Forms. Returns may be subject to a disposition fee of 30-100%.
- Prices based on quantities shown and quantity changes may affect price.

Cust #: 39668
SSR: Scott Black
Rep: Scott Black, MI5

Landscape Forms Customer Service

Purchaser | Seller

landscapeforms®

Quote

Date: 06/03/2025

LF Quote#: 0000440373

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Ship To Contact Phone:(248)370-9400

Ship Via: Common Carrier

F.O.B.: Destination

- QUOTED prices are held for 60 days. After receipt of a written ORDER, prices will be held for up to twelve months from receipt of the order. Changes in quantity or specification may affect pricing. Upfit and Scenic pricing will only be held for six months after receipt of a written order.
- Pricing includes selection from our standard color palette. Optional colors and custom color matches are available for an additional fee and will extend lead-time. Please contact our corporate office for more information.
- Fixtures for custom products are the property of Landscape Forms, Inc., and are not available for sale.
- Landscape Forms is a supplier only and ships via common carrier. Customer is responsible for offloading and installing unless otherwise indicated above.
- Handling fees alone will apply on third party and customer pick-up orders.
- Mounting hardware is only available on a limited number of products. Please consult the installation recommendations or contact our corporate office to confirm. In the event hardware is provided, it MUST be used for proper installation.
- Refer to Care and Maintenance guidelines for more detailed information and instructions.
- All orders ship upon completion of fabrication. A one-week grace period may be available, after which storage fees will apply.
- This Agreement contains the entire understanding between the parties. All prior communications are merged into this Agreement. The terms of this Agreement shall control any conflict between documents.
- This Agreement may be signed by the parties separately and by facsimile, and together they shall be deemed one binding, original Agreement.
- Purchaser shall pay all costs and expenses paid or incurred by Landscape Forms, Inc. in collecting any amounts due for goods purchased by Purchaser, including without limitation, reasonable attorneys' fees and collection costs. Balances on invoices not paid within 30 days of date of invoice, or within an alternate period of time as determined and indicated by Landscape Forms, shall incur interest at a rate of 18% per annum. Cash discounts are not offered.
- The quoted price may include estimated tax, duties and tariffs. Actual tax, duties and tariffs shall be purchaser's responsibility and may be added to an invoice as a separate and additional charge to purchaser unless an acceptable exemption certificate is presented.
- To the extent purchaser supplies or modifies the standard specifications for any products, Landscape Forms, Inc. expressly disclaims all representations and warranties related to such products or their design whether express or implied except that the products shall be manufactured in accordance with purchaser's specifications.
- **REMITTANCE OPTIONS:** For information on paying via credit card, ACH, direct bank transfer, or wire please email us at AR@landscapeforms.com. Please note all credit card charges will be subject to a 3% surcharge. Mail payments to:

USD Checks
Landscape Forms, Inc.
Dept 78073
PO Box 78000
Detroit, MI 48278-0073
USA

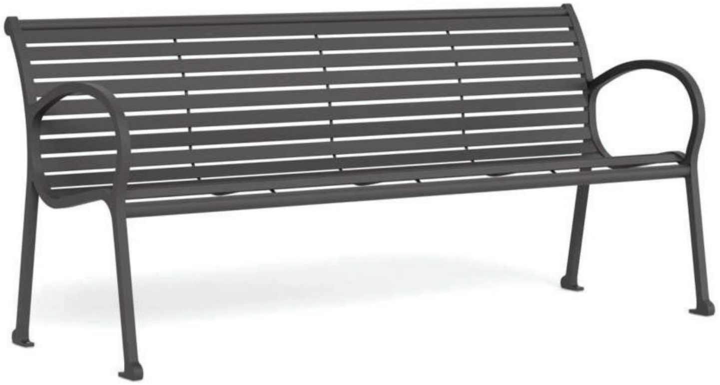
CAD Cheques
Landscape Forms, Inc.
PO Box 2408
Station A
Toronto, Ontario M5W 2K6
CAN

Cust #: 39668
SSR: Scott Black
Rep: Scott Black, MI5

Landscape Forms Customer Service

Purchaser   Seller

landscapeforms®



Bench Option A: Scarborough Bench

72" length backed bench with end arms (freestanding/surface mounted)

* Net price = $1,920 ea.
* 2025 Omnia/NCPA pricing = $1,687.68
* Metal bench (primed, e-coated, and (2) layers of powdercoat)
* Powdercoat metal available in (26) standard colors
* Center arm available
* Lead time is approximately 5-7 weeks

Litter Receptacle Option A: Scarborough Litter

30-gallon capacity, side opening, 33” height and 25” diameter
* Net price = $1,550 ea.
* 2025 Omnia/NCPA pricing = $1,362.45
* Metal litter (primed, e-coated, and (2) layers of powdercoat)
* Powdercoat available in (26) standard colors
* Lead time is approximately 5-7 weeks