



# Rochester Hills

## Minutes - Draft

### City Council Regular Meeting

1000 Rochester Hills Dr  
Rochester Hills, MI 48309  
(248) 656-4600  
Home Page:  
[www.rochesterhills.org](http://www.rochesterhills.org)

*David J. Blair, Susan M. Bowyer Ph.D., Ryan Deel, Dale A. Hetrick, Carol Morlan,  
Theresa Mungoli and David Walker*

**Vision Statement:** *The Community of Choice for Families and Business*

**Mission Statement:** *"Our mission is to sustain the City of Rochester Hills as the premier community of choice to live, work and raise a family by enhancing our vibrant residential character complemented by an attractive business community."*

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Monday, July 10, 2023

7:00 PM

1000 Rochester Hills Drive

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#### CALL TO ORDER

*President Deel called the Regular Rochester Hills City Council Meeting to order at 7:01 p.m. Michigan Time.*

#### ROLL CALL

**Present** 7 - David Blair, Susan M. Bowyer, Ryan Deel, Dale Hetrick, Carol Morlan, Theresa Mungoli and David Walker

#### Others Present:

*Bryan Barnett, Mayor  
Christy Bell, Administrative Specialist  
Esther Chirodea, Building Tech - Permits  
Chelsea Ditz, Human Resources Director  
Bill Fritz, Public Services Director  
Larry Gambotto, Captain/Training Officer  
Todd Gary, Deputy Fire Chief  
Tim Hollis, Deputy Building/Ordinance/Facilities Director  
Shieen Jackson, Admin Assistant III - Cemetery & Vital Stats  
Rusty Kostsuca, Light Equipment Operator - Sign Shop  
Jennifer MacDonald, Planning Specialist  
Chris McLeod, Planning Manager  
Nathan Mueller, Senior Advisor, Strategy & Communications  
Gary Nauts, Facilities Manager  
Jenna Raschke, Event Coordinator  
Jeff Rudd, Crew Leader Meters  
Jeff Schultz, Manager of Inspection Services  
Joe Snyder, Chief Financial Officer  
Captain Russ Yeiser, Oakland County Sheriff's Office*

#### PLEDGE OF ALLEGIANCE

## APPROVAL OF AGENDA

A motion was made by Walker, seconded by Bowyer, that Agenda be Approved as Amended, to move Legislative File 2023-0332 'Request for a "New from Quota" Class C Liquor License from Brooklands LLC d.b.a Juan Blanco's Tacos and Tequila located at 1655 E. Auburn Road' from New Business to Planning and Economic Development immediately following Legislative File 2023-0280. The motion CARRIED by the following vote:

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungioli and Walker

## COUNCIL AND YOUTH COMMITTEE REPORTS

### Rochester Hills Government Youth Council (RHGYC):

**President Deel** introduced RHGYC Representative, **Bella Morris**.

**Ms. Morris** stated that she recently graduated high school and is going to Adrian College in the Fall. She noted this is her third and last year on the Youth Council. She shared that they have recently held interviews for the 2023/2024 Youth Council.

**President Deel** thanked Ms. Morris for her three years of service on the Youth Council.

### Older Persons' Commission:

**Mr. Hetrick** explained that the Summer Soirée was a record fundraising event, raising \$78,000 for the Meals on Wheels program. He explained that over the last 20 years, the OPC has delivered over 2.1 million Meals on Wheels.

### Rochester Hills Museum:

**Ms. Morlan** presented photos of the Granger baseball games. She explained that these games are played at the Rochester Hills Museum at Van Hoosen Farms. She pointed out that in the 1800s, there were two baseball teams in Stoney Creek Village. In the 1900s, they merged and went down to just the Granger baseball team. She encouraged residents to visit their website and attend a game in the future.

## RECOGNITIONS

2023-0299 Recognition of the 2023 Rochester Hills Leadership Graduates

Attachments: [071023 Agenda Summary.pdf](#)  
[Certificates.pdf](#)

**Mayor Barnett** mentioned that this program is a couple years old and is led by Nathan Mueller. He explained that it allows for members of the team to learn more about other departments and the leadership of Rochester Hills. He

expressed congratulations to the members of the program and the program's leadership.

**Nathan Mueller**, Senior Advisor, Strategy & Communications, stated it was his first time running this program. He explained that Leadership RH is a program where Rochester Hills employees talk about leadership and build relationships throughout the entire organization. He stated that the employees are each paired up with a mentor who teaches them how they grew in the organization. He shared different notes of appreciation from employees that were participants in the program. He recognized the graduates of Leadership RH 2022-2023 that were present:

- Christy Bell, Administrative Specialist, MIS Department
- Esther Chirodea, Building Tech - Permits, Building Department
- Larry Gambotto, Captain/Training Officer, Fire Department
- Shieen Jackson, Admin Assistant III - Cemetery & Vital Stats, Clerk's Office
- Rusty Kostsuca, Light Equipment Operator - Sign Shop, Department of Public Services
- Jennifer MacDonald, Planning Specialist, Planning & Economic Development Department
- Jenna Raschke, Event Coordinator, Rochester Hills Museum at Van Hoosen Farm
- Jeff Rudd, Crew Leader - Meters, Department of Public Services
- Jeff Schultz, Manager of Inspection Services, Building Department

Graduates not in attendance:

- Megan Dederling, Administrative Assistant III, Department of Public Services
- Celeste Mansour, Human Resources Coordinator, Human Resources Department
- Michael McLaughlin, Accounting Manager, Accounting Department
- Jared Welsh, Appraiser, Assessing Department
- Lindsay Wood, Constituent Services Associate, Mayor's Office

He thanked Chelsea Ditz, HR Director, for her ideas and help with the program.

**President Deel** expressed his congratulations to the graduating class of Leadership Rochester Hills.

Presented.

## PRESENTATIONS

2023-0289 Midwest Strategy Group Presentation

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Presentation.pdf](#)

**Mike Compagnoni and Adam Wright**, Midwest Strategy Group, were present.

**Mr. Compagnoni** explained that there are new majorities in the State legislature, new leadership, and new committee structures. He added that the

*biggest thing that has changed is the House and the Senate went from being Republican-controlled to Democrat-controlled, which has created a shift in policy.*

*He presented a PowerPoint presentation outlining the following legislation that was passed in the State:*

- *The repeal of Right to Work*
- *Gun Safety Legislation*
  - *Universal background checks for firearms*
  - *Safe storage gun law requirements*
  - *Red flag laws*
- *Elliot Larson Civil Rights Act*
  - *Added language to include the LGBTQ community*
- *Pension Tax Repeal & Expanded Earned Income Tax Credit*
  - *The retirement tax has been repealed*
  - *Earned Income Tax Credit increased from 6% to 30%*

*He noted the following legislation more directly impacts the City at the local level:*

- *Revenue Sharing Trust Fund*
  - *Requires that revenue sharing be moved into fund that is much harder to take from*
- *Public Safety & Violence Prevention Fund*
  - *Creates a fund for communities to draw down from for public safety funding*
- *Aggregate Mining - Local Preemption*
  - *Preempts all local ordinances and strips local control on aggregate mines*
  - *Working hard to prevent it from moving in committee*
- *Early Voting/Election Bills*
  - *Nine days of early voting*
- *Prevailing Wage*
  - *Reinstated by legislature*
  - *Potentially could impact the cost of projects at the local government level*

**Mayor Barnett** explained that during COVID, the City did not receive as much funding from the Federal and State government as other municipalities did.

*He shared that he made multiple trips to Lansing to discuss the allocation of funds to the City specifically for cleaning up dirty property, creating high paying jobs, and adding to the tax base. He announced that with the help of Midwest Strategy Group, \$75 million dollars has been allocated to Rochester Hills for cleanup projects. He continued that this is transformational money for our community that gives the City the opportunity to address properties that have never really been looked at and for the City Council to have ultimate authority over what gets developed. He stated that the City will have these funds in October.*

**Mr. Wright** explained it was a political roller coaster to get these funds. He expressed thanks to the Mayor and the team for their partnership on this.

*He highlighted the following key points in the State's Fiscal Year 2024 Budget:*

- *Rochester Hills Landfill Remediation Funding*
  - *This is for contaminated site cleanup that has to be awarded by September 30th of this year and spent by September 30, 2027*
- *Revenue Sharing*
  - *Received a 7% increase, of which 2% of that will be dedicated to public safety initiatives*
  - *The city is doing a great job allocating their APRA funds: 1 % of that 5% increase is tied to a few allocated ARPA funds*
- *Labor and Economic Opportunity*
  - *\$50 million for a revitalization and place-making program*
  - *\$50 million for the Michigan Housing and Community development program*
- *Transportation*
  - *\$39 million increase to local road agencies*
  - *\$55.4 million for the Transportation Economic Development Fund*
  - *\$3.5 million for shared streets and spaces to improve plazas, sidewalks, curb streets, and other public spaces*

*He discussed some other opportunities that will be coming up this session:*

- *Disabled Veteran's Property Tax Fix*
  - *100% of disabled veterans in Michigan get a 100% exemption on their property taxes.*
  - *The bill introduced currently would switch from a property tax exemption to an income tax exemption, which means that the City would no longer have to pay those dollars and the State would be responsible for paying*
- *Expand/Modernize Open Meetings Act*
  - *Provides procedures for electronic meetings of public bodies*

*He expressed his gratefulness for the opportunity to work with Rochester Hills.*

***President Deel*** thanked them for their presentation and shared how exciting it was to be able to be the group that helps to fix these contaminated sites, and make a real difference in the environment of our community.

***Ms. Mungoli*** stated this is great news and pointed out that it goes along with the City's strategic plan of safety in our community. She thanked Mr. Wright and Mr. Compagnoni for their work. She inquired how much was approved in the budget this year.

***Mr. Wright*** responded that the total budget was \$81.7 billion and that it was another historic budget approved by the legislature.

***Ms. Mungoli*** questioned whether the state could afford that. She also questioned if there were any legislative changes to vacation rental properties.

***Mr. Wright*** responded that there were a lot of one-time dollars and Federal dollars included in this budget. He stated that we will see a scaled back budget next year. He remarked that revenues seem relatively stable in Michigan and

*that the General Fund could be down some, but that they would have a better idea in January when they do another revenue estimating conference.*

*He stated that nothing has been done as of yet to vacation rental properties, and noted that the last legislature focused more on legislation for short-term rentals.*

**Ms. Mungoli** questioned what the impact of the prevailing wage legislation would mean for projects in Rochester Hills.

**Mr. Wright** responded that their firm was able to help block legislation that would have made every local government subject to the prevailing wage. He explained that there will be a bill for the legislature to consider that allows a local government to pay prevailing wage, but it will not be a mandate.

**Mr. Hetrick** thanked them for their presentation and questioned whether the City would have control over how the \$75 million is spent. He further questioned if the City will have control over how the 2% revenue sharing that is going to public safety will be spent.

**Mr. Wright and Mr. Compagnoni** responded that the City would have control in both instances.

**Mr. Blair** expressed his appreciation for all the work that was done on behalf of the City.

**Vice President Bowyer** also expressed her appreciation to Midwest Strategy Group for helping the City get the \$75 million.

**Mr. Compagnoni** shared that the opportunity to be a part of this and see it go towards generational projects is a big deal for them.

Presented.

## PLANNING AND ECONOMIC DEVELOPMENT

- 2023-0280** Request for Conditional Use Approval to allow alcoholic beverage sales for on-premises consumption at the proposed Juan Blanco's restaurant, 1655 E. Auburn Rd., zoned BD Brooklands District, Alisha Robinson, Architectural Planners Inc., Applicant

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Plans.pdf](#)  
[Staff Report 062023.pdf](#)  
[PC Minutes 062023 \(Draft\).pdf](#)  
[Development Application.pdf](#)  
[EIS.pdf](#)  
[Geotechnical Investigation.pdf](#)  
[Construction Cost.pdf](#)  
[Lighting Specifications.pdf](#)  
[Menu.pdf](#)  
[Hydrant Flow Test.pdf](#)  
[WRC Letter 052722.pdf](#)  
[Public Hearing Notice.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Chris McLeod**, Planning Manager, and **Deni Bozinovski**, Owner of Juan Blanco's were present.

**Mr. McLeod** explained that this is a conditional use request for Juan Blanco's restaurant to allow for alcoholic beverage sales for on-premise consumption. He stated that the Planning Commission recommended unanimous approval of this with a number of conditions, as well as unanimous approval of the site plan. He shared that this is the Brooklands District, and that most of the developments nearby have similar land uses, with one exception of a single-family residential home across the alley. He noted that the gravel area on the back of the site will be a patio area, which will be a non-seating area for gaming and outdoor activities. He explained that the Planning Commission stipulated some conditions including: additional screening along the north side, limited hours for the outdoor patio space, no amplified music in the outdoor patio space, and a review of the lighting intensity at the back portion of the site.

**Mr. Bozinovski** introduced himself and explained that they have multiple locations in the metro-Detroit area. He explained that they have been at the site just east of this location for about 8 years. He stated he is glad to be apart of the Auburn Road corridor.

**President Deel** shared that he represents the district where this restaurant is. He expressed that it is the investors in the area who help make the area a success. He asked when the restaurant is expected to open.

**Mr. Bozinovski** explained that over the past couple of years they have opened five different locations and a bowling alley in Clarkston. He shared his excitement to start construction, but was not able to commit to an opening date yet.

**Ms. Morlan** questioned whether there would be seating in front of the restaurant and behind it and what the limited hours will be.

**Mr. Bozinovski** explained there will be seating in the front and the back will be a gaming area, with some cocktail tables. He pointed out that the back area will only be open until 10 p.m.

**Ms. Morlan** inquired where the parking would be and questioned whether the

*applicants lived in the area.*

**Mr. Bozinovski** responded that there are nine parking spots along the back and side and six parking spots in front of the restaurant. He explained that there is also parking behind Johnny Blacks and at the splash pad. He shared that he lives in Macomb Township.

**Ms. Mungoli** questioned how many parking spots are required and if they could count the public spots towards their parking allocation.

**Mr. McLeod** explained that the Brooklands District has a reduced parking calculation and that the applicant satisfies the ordinance requirement for the total number of parking spots. He added that they are allowed to count the spots on their site and the spots on the street. He expressed that there was concern about parking reaching into the adjacent neighborhood, so some signage requirements regarding additional parking have been implemented.

**Ms. Mungoli** inquired whether Johnny Blacks is counting the same parking spots that Juan Blanco's is, and questioned why they are doing the liquor license now if they have not set a date for use of the facility.

**Mr. McLeod** stated that the eastern lots are communal for the entire district and noted that the conditional use and the site plan typically come as one.

**Mayor Barnett** expressed that he is excited about this project and supports it.

**A motion was made by Bowyer, seconded by Hetrick, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungoli and Walker

Enactment No: RES0174-2023

**Resolved**, that the Rochester Hills City Council hereby approves the Conditional Use to allow sales for on premises alcoholic beverage consumption at Juan Blanco's restaurant at 1655 E. Auburn Rd., located on the north side of Auburn and west of Dequindre, with the following findings:

#### **Findings**

1. The proposed use will promote the intent and purpose of the Zoning Ordinance.
2. The existing building and proposed conditional use have been designed and is proposed to be operated, maintained, and managed so as to be compatible, harmonious, and appropriate in appearance with the existing and planned character of the general vicinity, adjacent uses of land, and the capacity of public services and facilities affected by the use.
3. The proposal should have a positive impact on the community as a whole and the surrounding area by providing additional eating and gathering opportunities within the Brooklands District.



4. The existing building and proposed use is served adequately by essential public facilities and services, such as highways, streets, police and fire protection, water and sewer, drainage ways, and refuse disposal.
5. The existing building and proposed use should not be detrimental, hazardous, or disturbing to existing or future neighboring land uses, persons, property, or the public welfare.
6. The proposal will not create additional requirements at public cost for public facilities and services that will be detrimental to the economic welfare of the community.

#### **Conditions**

1. That additional landscape screening along the northern property line that is deemed to be sufficient by City Staff and at least a six (6) ft. high fence be provided to buffer the residential property to the north. The remainder of the area is to be roped off to contain patrons to the backyard gaming area.
2. The backyard gaming area to be closed by 10:00 p.m. daily.
3. No amplified music, no musical bands or events are allowed in the backyard gaming area.
4. Activities in the backyard gaming area are to be limited to cornhole games.
5. No seating is to be provided in the backyard gaming area, only tables and umbrellas.
6. No murals are permitted on the outside of the building.
7. Signage is to be placed to direct patrons to overflow parking areas, including existing city parking lots.
8. Revise the lighting at the rear of the building/backyard gaming area to match the intensity of the lighting at the front of the site, if compliant with ADA requirements.

**2023-0332** Request for a "New from Quota" Class C Liquor License from Brooklands LLC d/b/a Juan Blanco's Tacos and Tequila located at 1655 E. Auburn Road

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Application Packet.pdf](#)  
[LLTRC Resolution.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Chris McLeod**, Planning Manager, **Deni Bozinovski**, Owner of Juan Blanco's were present.

**Leanne Scott**, City Clerk, explained that the applicant submitted an application for one of the City's remaining three quota licenses. She shared that the Liquor License Technical Review Committee met on June 26th, 2023, reviewed the application materials, met with the applicant, and voted unanimously to grant the quota license with two conditions: provide copy of lease agreement and sign a copy of the contract regarding transfer of on-premise liquor license within three years. She stated that both items have been satisfied by the applicant.

**President Deel** explained that he sits on the Liquor License Technical Review

*Committee and they have a matrix they use to award these licenses which is based on the following three items:*

- People who are reinvesting in the community*
- Areas of targeted redevelopment*
- Good community partner*

*He noted that the applicant has met all three requirement items.*

*Mr. Walker shared that he also sits on the Liquor License Technical Review Committee. He explained that the City has been awarded four of these quota class C Liquor Licenses over the next ten years, so they are very particular who they are awarded to. He expressed that the applicant scored very well according to their matrix. He encouraged the applicant to continue the momentum for the project.*

**A motion was made by Walker, seconded by Mungioli, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungioli and Walker

Enactment No: RES0175-2023

**Resolved**, that the request from Brooklands LLC d/b/a Juan Blanco's Tacos and Tequila located at 1655 E. Auburn Road, Rochester Hills, Oakland County, Michigan be considered for approval by the Michigan Liquor Control Commission.

## **PUBLIC COMMENT for Items not on the Agenda**

*Amit Sheth, 1715 Fox Run, expressed his concerns about the poor condition of Dutton Road, specifically on the east side of Paint Creek Trail and Rainbow Drive. He remarked there are ditches, potholes, and areas where the road narrows that causes concerns. He noted that this is a border road between the City and Oakland Township. He explained that he was at the City Council meeting in February and he also spoke to the Mayor. and was asked what kind of public support there was to pave this road. He shared that he has started an online petition that has received 50 signatures in two weeks, and that there are other online petitions in support of this.*

*He stated that he spoke at the Board of Trustees meeting at Oakland Township last month and they seemed to be in support of this project. He continued that he also went to a meeting at the Oakland County Road Commission, and they informed him that if this project could be divided three ways by the parties involved (City of Rochester, Oakland Township, Oakland County), this could be on their list of projects before 2030. He asked that the City Council approve the paving of this road.*

*Paulo Mendonca, 2359 Millbrook Ct., also stated that Dutton road is a safety concern. He expressed that there are partners the City can work with to get this project done.*

## CONSENT AGENDA

All matters under Consent Agenda are considered to be routine and will be enacted by one motion, without discussion. If any Council Member or Citizen requests discussion of an item, it will be removed from Consent Agenda for separate discussion.

**(Mr. Hetrick exited at 8:09 p.m.)**

**Present** 6 - David Blair, Susan M. Bowyer, Ryan Deel, Carol Morlan, Theresa Mungioli and David Walker

**Absent** 1 - Dale Hetrick

**2023-0333** Approval of Minutes - City Council Regular Meeting - April 17, 2023

**Attachments:** [CC Min 041723.pdf](#)  
[Resolution \(Draft\).pdf](#)

**This Matter was Adopted by Resolution on the Consent Agenda.**

Enactment No: RES0176-2023

**Resolved**, that the Minutes of the Rochester Hills City Council Regular Meeting held on April 17, 2023 be approved as presented/amended.

**2023-0346** Approval of Minutes - City Council Special Meeting - May 8, 2023

**Attachments:** [CC Special Min 050823.pdf](#)  
[Resolution \(Draft\).pdf](#)

**This Matter was Adopted by Resolution on the Consent Agenda.**

Enactment No: RES0177-2023

**Resolved**, that the Minutes of the Rochester Hills City Council Special Meeting held on May 8, 2023 be approved as presented/amended.

**2022-0194** Request for Purchase Authorization - FACILITIES: Increase to Blanket Purchase Order for irrigation systems maintenance and repair services for City-owned properties in the amount of \$35,000.00 for a new total not-to-exceed amount of \$95,900.00; Techseven Company, Shelby Township, MI

**Attachments:** [071023 Agenda Summary.pdf](#)  
[042522 Agenda Summary.pdf](#)  
[Proposal Summary.pdf](#)  
[042522 Resolution.pdf](#)  
[Resolution \(Draft\).pdf](#)

**This Matter was Adopted by Resolution on the Consent Agenda.**

Enactment No: RES0178-2023

**Resolved**, that the Rochester Hills City Council hereby authorizes an increase to the Blanket Purchase Order for irrigation systems maintenance and repair services for

City-owned properties to Techseven Company, Shelby Township, Michigan in the amount of \$35,000.00 for a new total not-to-exceed amount of \$95,900.00.

- 2023-0331** Request for Purchase Authorization - DPS/FLEET: Increase to Blanket Purchase Order for service and parts for Elgin Sweeper and Trackless Municipal Tractor in the amount of \$15,000.00 for a new total not-to-exceed amount of \$40,000.00; MacQueen, LLC, DBA Bell Equipment, Lake Orion, MI

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Resolution \(Draft\).pdf](#)

**This Matter was Adopted by Resolution on the Consent Agenda.**

Enactment No: RES0179-2023

**Resolved**, that the Rochester Hills City Council hereby authorizes an increase to the Blanket Purchase Order for service and parts for Elgin Sweeper and Trackless Municipal Tractor to MacQueen, LLC, DBS Bell Equipment, Lake Orion, Michigan in the amount of \$15,000.00 for a new total not-to-exceed amount of \$40,000.00.

- 2023-0348** Request for Approval of Fireworks Display Permit for the Festival of the Hills event to be held at Borden Park on Wednesday, July 26, 2023

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Fire Dept. Memo.pdf](#)  
[Site Map.pdf](#)  
[Surrounding Properties Map.pdf](#)  
[Application.pdf](#)  
[American Fireworks BATFE.pdf](#)  
[Insurance.pdf](#)  
[Safety Data Sheet.pdf](#)  
[Resolution \(Draft\).pdf](#)  
[SUPPL Application.pdf](#)

**This Matter was Adopted by Resolution on the Consent Agenda.**

Enactment No: RES0180-2023

**Whereas**, American Fireworks of Hudson, Ohio has been selected through a competitive bid process for their safety record and the size of our show; and

**Whereas**, American Fireworks has provided the necessary insurance with the City of Rochester Hills names as also insured; and

**Whereas**, the Rochester Hills Fire Department has no objection to the issuance of a fireworks permit provided their safety procedures are followed;

**Therefore, Be It Resolved**, that the Rochester Hills City Council hereby approve a permit for American Fireworks of Hudson, Ohio to provide a fireworks display for the Festival of the Hills event at Borden Park on Wednesday, July 26, 2023.

**Passed the Consent Agenda**

A motion was made by Mungioli, seconded by Bowyer, including all the preceding items marked as having been adopted on the Consent Agenda. The motion carried by the following vote:

## LEGISLATIVE & ADMINISTRATIVE COMMENTS

**President Deel** addressed the public comment regarding Dutton Road, asking Mayor Barnett if the road is County-controlled.

**Mayor Barnett** explained that Dutton Road has portions that are paved and unpaved. He shared that the Road Commission was at the City recently going over future plans and that this road was talked about. He expressed that he would love to see it paved, but the challenge of paving it in the past has been the issue of cutting down trees to ensure it meets the Road Commission's standards. He noted that the City has identified it as a priority, but the City has many priorities, so it would need to be discussed when crafting the budget how much of a priority it is. He stated that it would require the Road Commission, Rochester Hills, and Oakland Township to participate in this project.

**Vice President Bowyer** announced the birth of her granddaughter on July 4th, 2023.

**Mayor Barnett** provided the following City updates:

- The fireworks have been rescheduled for July 26, 2023. He noted they had to be cancelled due to poor air quality.
- He shared some photos from the Wet and Wild Wednesdays, which started last Wednesday, and will happen every Wednesday in July at the Rochester Hills Van Hoosen Museum.
- The Auburn Road Corridor project was the 2022 Crown Communities Award Winner as their transformational project.
- He showed photos of the DPS crews fixing a pipe that burst along Drexel Gate Parkway, as well as photos of the Brookland areas where the asphalt overlay was just done.

He invited Chelsea Ditz, Director of Human Resources, to speak.

**Ms. Ditz** announced that she has accepted a new position with Lansing Community College as their Executive Director of Human Resources. She explained that it was a very difficult decision for her. She expressed that she has appreciated every moment she has spent working for the City and that she has loved watching her team grow.

**Mayor Barnett** stated that it was a pleasure to have worked with her. He explained that they are already on a path to find a replacement and that this will be Ms. Ditz's last City Council meeting.

**Ms. Mungioli** thanked Ms. Ditz for her work on the Rochester Avon Recreation Authority and stated she will be missed.

**Ms. Morlan** stated she will be missed and praised her knowledge and

*negotiation skills.*

*Mr. Blair shared that what they do not tell you when you are elected to City Council is how fantastic the team is. He wished her the best.*

*Mr. Walker expressed that she will be missed.*

*President Deel remarked that it was great getting to know her and that it was a pleasure working alongside her. He stated that she will be missed and thanked her for her service to Rochester Hills.*

*Ms. Ditz expressed that she has grown from everyone she has worked with at the City.*

## ATTORNEY'S REPORT

*City Attorney John Staran had nothing to report.*

## NEW BUSINESS

**2023-0300** Request for Purchase Authorization - DPS/ENG: Cost Participation Agreement approval between the Board of Commissioners (BOARD) for the County of Oakland and the City of Rochester Hills for Local Road Improvement Matching Fund Pilot Program in the amount of \$261,355.00; County of Oakland, Waterford, MI

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Approval Letter.pdf](#)  
[Agreement.pdf](#)  
[Resolution \(Draft\).pdf](#)

*Bill Fritz, Director of Public Services, stated he is requesting City Council's approval of this agreement between the City and Oakland County related to the Local Road Improvement Program. He shared that should this request be approved, the City will get approximately \$130,000 of matching funds. He noted that this is a program the County has to encourage local governments to invest in their roads.*

*Ms. Mungoli thanked Mr. Fritz for the return on investment to the community. She requested clarification that the County was simply giving us money because the City applied for it.*

*Mr. Fritz responded that was correct.*

**A motion was made by Mungoli, seconded by Walker, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungoli and Walker

Enactment No: RES0181-2023

**Resolved**, that the Rochester Hills City Council hereby approves the Cost Participation Agreement between the City of Rochester Hills and the Board of Commissioners (BOARD) for the County of Oakland for Local Road Improvement Matching Fund Pilot Program in the amount of \$261,335.00 and further authorizes the Mayor to sign the agreement on behalf of the City.

**2022-0484** Request for Purchase Authorization - DPS/GAR: Increase to Blanket Purchase Order for water service repair parts in the amount of \$100,000.00 for a new total not-to-exceed amount of \$206,000.00; ETNA Supply, Grand Rapids, MI

**Attachments:** [071023 Agenda Summary.pdf](#)  
[111422 Agenda Summary.pdf](#)  
[Bid Tabulation.pdf](#)  
[111422 Resolution.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Bill Fritz**, Director of Public Services, stated that due to the current supply chain issues, a lot of the funds are tied up in orders. He explained that they are asking to place large orders so they can get put on a delivery schedule.

**A motion was made by Bowyer, seconded by Morlan, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungioli and Walker

Enactment No: RES0182-2023

**Resolved**, that the Rochester Hills City Council hereby authorizes an increase to the Blanket Purchase Order for water service repair parts to ETNA Supply, Grand Rapids, Michigan in the amount of \$100,000.00 for a new total not-to-exceed amount of \$206,000.00.

**2023-0290** Request for Purchase Authorization - CITYWIDE: Contract/Blanket Purchase Order for citywide printing services for a total amount not-to-exceed \$112,650.00 through May 31, 2024; Image Printing, Inc., Royal Oak, MI

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Joe Snyder**, Chief Financial Officer, explained that this printing service is utilized by every department in the City. He stated that Image Printing has agreed to extend their contract for one additional year and will hold all existing contract terms, conditions, and pricing. He expressed that the City is pleased with the level of services received.

**A motion was made by Walker, seconded by Morlan, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungioli and Walker

Enactment No: RES0183-2023

**Resolved**, that the Rochester Hills City Council hereby authorizes a contract/blanket

purchase order for citywide printing services to Image Printing, Inc., Royal Oak, Michigan in the total amount not-to-exceed \$112,650.00 through May 31, 2024 and further authorizes the Mayor to execute the agreement on behalf of the City.

**(Mr. Hetrick returned at 8:34 p.m.)**

**Present** 7 - David Blair, Susan M. Bowyer, Ryan Deel, Dale Hetrick, Carol Morlan, Theresa Mungoli and David Walker

**2023-0324** Request for Approval for the Special Police Millage Renewal Ballot Language to be placed on the November 7, 2023 General Election Ballot

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Public Safety Recommendation Resolution.pdf](#)  
[Special Police Ballot Language.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Joe Snyder**, Chief Financial Officer, and **Captain Russ Yeiser**, Oakland County Sheriff's Office, were present.

**Mr. Snyder** explained that the City currently has two police ballot millages: Special Police Millage 1 and Special Police Millage 2. He stated that these two millages were approved by voters in 2012 and can be levied through City's 2023 winter tax, which will cover fiscal year 2024.

He shared that on June 27th, 2023 the Public Safety and Infrastructure Technical Review Committee met to discuss the expiring Special Police Millages and unanimously approved the following recommendation:

- Renew the existing two Special Police Millages into one, combined Special Police Millage for a new ten-year Special Police Millage which provides funding starting in fiscal year 2025 through year 2034

He noted that if approved, the City has already allocated \$25,000 in the current fiscal year 2023 budget for resident education, which will include printing and postage of mailer pieces. He explained that if approved, he would also be working with Mr. Staran to draft an update for a resolution of intent, which was initially approved by the City Council in 2012. He shared that the 2012 resolution of intent stated that any increase to the City's police millage will have an equal and offsetting decrease to the City's general millage, so that no net millage rate increase will result from an increase to the Special Police Millage. He noted that the City is still operating under that resolution and that an updated resolution of intent will be provided at the next City Council meeting in two weeks to reaffirm the City Council's intent.

**Ms. Mungoli** thanked them for being proactive and for bringing this forward.

**A motion was made by Mungoli, seconded by Blair, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungoli and Walker

Enactment No: RES0184-2023

**Resolved**, that the Rochester Hills City Council hereby approves placing the following



Proposal on the November 7, 2023 General Election Ballot:

**BALLOT QUESTION**

**RENEWAL OF SPECIAL POLICE MILLAGE**

The City of Rochester Hills funds police services through two (2) Special Police Millages which total 3.4864 mills [Special Police I = 1.1359 mill and Special Police II = 2.3505 mill]. These Special Police Millages will expire after their final levy this year to provide funding for the City's Fiscal Year 2024.

Shall the City of Rochester Hills be authorized to continue to levy up to a total of 3.4864 mills (\$3.4864 per \$1,000.00) on the taxable value of property located in the City for ten (10) years, beginning in 2024 (for Fiscal Year 2025) and continuing through 2033 (for Fiscal Year 2034), inclusive, which would raise an estimated \$15,916,040.00 in the first year if levied in full, for the purpose of funding and maintaining police protection, services, and operations. If approved, this will renew previously authorized, but expiring, Special Police Millages.

**The following six (6) Legislative Files are related to 2024 Salary Recommendations**

**2023-0325** Salary Recommendation for Department Directors' Variable Performance (Discretionary) Pay - 2023

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Chelsea Ditz**, Human Resources Director, presented the Human Resources Technical Review Committee's recommendation for the discretionary pay to remain at \$15,000.

**President Deel** asked if this is already a budgeted item.

**Ms. Ditz** stated that was correct.

**A motion was made by Mungioli, seconded by Hetrick, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungioli and Walker

Enactment No: RES0185-2023

**Whereas**, pursuant to Article III, Section 5 of the *City Council Policy for Salaries of Department Directors and Mayor, and Per Diem Fees for City Boards and Commissions* and authorized by resolution number 2017-0279, the Human Resources Technical Review Committee met to discuss recommendations concerning variable performance (discretionary) pay for department directors in fiscal year 2023; and

**Whereas**, a \$15,000 performance pay budget was authorized to recognize director performance in 2022;

**Resolved**, that the Rochester Hills City Council hereby concurs with the recommendation of the Human Resources Technical Review Committee to maintain \$15,000 in the budget for variable performance pay for department directors in 2023.

**2023-0326** Salary Recommendation for Boards and Commissions - 2024

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Chelsea Ditz**, Human Resources Director, stated that the Human Resources Technical Review Committee at their meeting on June 12, 2023, recommended this remain status quo.

**A motion was made by Mungioli, seconded by Morlan, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungioli and Walker

Enactment No: RES0186-2023

**Whereas**, pursuant to Article VI, Section 3 of the *City Council Policy for Salaries of Department Directors and Mayor, and Per Diem Fees for City Boards and Commissions*

and authorized by resolution number 2017-0279, the Human Resources Technical Review Committee met to discuss recommendations concerning the per diem compensation for members of boards and commissions in Fiscal Year 2024;

**Resolved**, that the Rochester Hills City Council hereby concurs with the recommendation of the Human Resources Technical Review Committee to maintain the current per diem compensation of one hundred dollars (\$100) for chairpersons and ninety dollars (\$90) for citizen members of boards and commissions per meeting attended in Fiscal Year 2024 for the following boards and commissions:

Construction/Fire Prevention Code Board of Appeals  
Planning Commission  
Zoning Board of Appeals/Sign Board of Appeals  
Historic District Commission

**Further Resolved**, that the 2024 per diem for Assessment Board of Review will also remain unchanged at \$100.

**2023-0327** Salary Recommendation for City Council - 2024

**Attachments:** [071023 Agenda Summary.pdf](#)  
[2024 Council Pay.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Chelsea Ditz**, Human Resources Director, explained that three of the next four items will include a 2.75 percent increase which mirrors the general increase for City employees. She noted that this was recommended by the Human Resources Technical Review Committee.

**A motion was made by Walker, seconded by Hetrick, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungioli and Walker

Enactment No: RES0187-2023

**Whereas**, pursuant to Article III, Section 5 of the *City Council Policy for Salaries of Department Directors and Mayor, and Per Diem Fees for City Boards and Commissions* and authorized by resolution number 2017-0279, the Human Resources Technical Review Committee met to discuss recommendations concerning the compensation for members of City Council in fiscal year 2024;

**Resolved**, that City Council concurs with the committee's recommendation to increase the base pay by 2.75% consistent with the unified salary schedule, for Council President at \$8,816.07 per year and base pay for Council Members at \$6,944.16 per year.

**2023-0328** Salary Recommendation for Department Directors' General Adjustment - 2024

**Attachments:** [071023 Agenda Summary.pdf](#)  
[2024 Director Base Pay.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Chelsea Ditz**, Human Resources Director, shared that the Human Resources Technical Review Committee met and recommended the same 2.75 percent

*increase, which mirrors the increase for City employees.*

**Ms. Mungoli** stated the committee is comprised of herself, Councilman Hetrick, and Councilwoman Morlan. She thanked Ms. Ditz for helping them standardize this process as they go into budget discussions.

**A motion was made by Mungoli, seconded by Bowyer, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungoli and Walker

Enactment No: RES0188-2023

**Whereas**, pursuant to Article II, Section 5 of the *City Council Policy for Salaries of Department Directors and Mayor, and Per Diem Fees for City Boards and Commissions* and authorized by resolution number 2017-0279, the HR Technical Review Committee has met to discuss recommendations concerning the general base pay adjustments for department directors in 2024; and

**Whereas**, the unified salary schedule that was implemented for City employee groups in 2017, includes Department Directors; and

**Whereas**, a 2.75% base salary general adjustment in 2024 will keep the salaries consistent the City's pay philosophy for City employee groups included in the salary schedule;

**Resolved**, that 2.75% in the amount of \$37,011 shall be added to the 2024 base salary budget for department directors, bringing the total 2024 base salary budget for department directors to \$1,382,873.

**2023-0329** Salary Recommendation for Directors' Equity Adjustment - 2024

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Chelsea Ditz**, Human Resources Director, noted that the Human Resources Technical Review Committee is doing a salary study refresh and there are no equity adjustments at this time.

**A motion was made by Hetrick, seconded by Morlan, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungoli and Walker

Enactment No: RES0189-2023

**Whereas**, pursuant to Article III, Section 5 of the *City Council Policy for Salaries of Department Directors and Mayor, and Per Diem Fees for City Boards and Commissions* and authorized by resolution number 2017-0279, the Human Resources Technical Review Committee met to discuss recommendations concerning individual salary equity adjustments for department directors in fiscal year 2023; and

**Whereas**, a market survey of comparable communities was conducted in 2017 as part of a comprehensive compensation study, which included department director positions; and

**Whereas**, the consultant's recommendations included a review and update of the salary schedule every five years;

**Resolved**, that the Rochester Hills City Council hereby concurs with the recommendation to authorize no individual market equity adjustments for department director positions in 2024.

**2023-0330** Salary Recommendation for Mayor - 2024

**Attachments:** [071023 Agenda Summary.pdf](#)  
[Mayor Base Pay.pdf](#)  
[Resolution \(Draft\).pdf](#)

**Chelsea Ditz**, Human Resources Director, explained that the 2.75 percent increase is consistent with the rest of the City employees.

**A motion was made by Hetrick, seconded by Morlan, that this matter be Adopted by Resolution. The motion carried by the following vote:**

**Aye** 7 - Blair, Bowyer, Deel, Hetrick, Morlan, Mungioli and Walker

Enactment No: RES0190-2023

**Whereas**, pursuant to Article IV, Section 3 of the *City Council Policy for Salaries of Department Directors and Mayor, and Per Diem Fees for City Boards and Commissions* and authorized by resolution number 2017-0279, the HR Technical Review Committee has met to discuss recommendations concerning the Mayor's salary for 2024; and

**Whereas**, the positions of Mayor and department directors are included in a unified salary schedule authorized by City Council in 2017; and

**Whereas**, a 2.75% base salary general adjustment to the salary schedule for 2024 is consistent with the recommendation for directors;

**Resolved**, that 2.75% in the amount of \$4,558 shall be added to the 2024 salary budget for the position of Mayor, bringing the Mayor's annual base salary to \$170,309.

## ANY OTHER BUSINESS

**NEXT MEETING DATE - Regular Meeting - July 24, 2023 - 7:00 p.m.**

## ADJOURNMENT

*- There being no further business before Council, it was moved by Mungioli and seconded by Walker to adjourn the meeting at 8:45 p.m.*

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RYAN DEEL, President  
Rochester Hills City Council

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LEANNE SCOTT, MMC, Clerk  
City of Rochester Hills

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AARON GEER  
Administrative Coordinator  
City Clerk's Office

Approved as presented at the (insert date, or dates) Regular City Council Meeting.