



City of Rochester Hills  
AGENDA SUMMARY  
NON-FINANCIAL ITEMS

1000 Rochester Hills Dr.  
Rochester Hills, MI 48309  
248.656.4630  
[www.rochesterhills.org](http://www.rochesterhills.org)

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Legislative File No: 2024-0128

**TO:** Mayor and City Council Members

**FROM:** Sara Roediger, Planning & Economic Development Director, ext. 2573

**DATE:** February 23, 2024

**SUBJECT:** Approval of the EGLE Restoration and Remediation Project Subgrant Application for 1406 East Avon Road and Parcel No. 15-24-100-021, Applicant: United Tech Construction, LLC

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**REQUEST:**

Approval of the EGLE Restoration and Remediation Project Subgrant Application for 1406 East Avon Road to reserve a not-to-exceed subgrant amount of \$9,739,925.00 for environmental assessment and remediation purposes.

**BACKGROUND:**

The applicant, United Tech Construction, LLC, has submitted a complete application for the EGLE Restoration and Remediation Project Subgrant as reviewed by the City's Advisory Committee and Tom Wackerman from ASTI Environmental, the City's environmental consultant, as detailed in the attached February 23, 2024 memo. The applicant is proposing to conduct further assessment of and remediate two parcels (15-24-100-050 and 15-24-100-021) commonly known as the Highland Park Woodfill site totaling 33.22 acres, located on the south side of Avon Road between John R and Dequindre Roads in order to develop the site with a multiple family residential development consistent with the existing multiple family developments in the area.

If approved, the application will allow the applicant to prepare a work plan for and conduct an environmental assessment and monitoring on the site for \$179,000 plus 15% contingency for a total of \$205,850. City staff recommends the condition that the environmental assessment must be completed within 15 months. In addition, the total not-to-exceed grant amount of \$9,739,925.00 will be held for up to two years, during which time a work plan detailing the activities necessary for the remediation of the site to residential standards must be submitted and approved by the City Council, along with a site plan for the proposed development of the site which must also be submitted for review and approval by the City Council and Planning Commission, as applicable.

**RECOMMENDATION:**

Finding that the applicant has provided proof of financial ability to complete the project, the Advisory Committee recommends that City Council approves the EGLE Restoration and Remediation Project Subgrant Application for 1406 East Avon Road, submitted by United Tech Construction, LLC, to reserve a not-to-exceed grant amount of \$9,739,925.00, subject to the findings and conditions noted in the attached resolution.

APPROVALS:	SIGNATURE	DATE
Department Review		
Department Director		
Mayor		
Deputy City Clerk		

Contract Reviewed by City Attorney

Yes

N/A