



Rochester Hills

Minutes

City Council Regular Meeting

1000 Rochester Hills Dr
Rochester Hills, MI 48309
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Home Page:
www.rochesterhills.org

*David J. Blair, Jason Carlock, Ryan Deel, Carol Morlan, Theresa Mungoli,
Marvie Neubauer 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."*

Monday, May 12, 2025

7:00 PM

1000 Rochester Hills Drive

CALL TO ORDER

President Deel called the Regular Rochester Hills City Council Meeting to order at 7:00 p.m. Michigan Time.

ROLL CALL

Present 7 - David Blair, Jason Carlock, Ryan Deel, Carol Morlan, Theresa Mungoli, Marvie Neubauer and David Walker

Others Present:

*Bryan Barnett, Mayor
Dan Christ, City Attorney
Ann Echols, Assistant Chief/Fire Marshal
Mike McLaughlin, Accounting Manager
Naiylah Qadri, Rochester Hills Government Youth Council
Sara Roediger, Planning & Economic Development Director
Leanne Scott, City Clerk
Joe Snyder, Chief Financial Officer
Erin Sudrovec, Chief of Staff
Captain Paul Workman, Oakland County Sheriff's Office*

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

A motion was made by Neubauer, seconded by Morlan, that the Agenda be Approved as Presented. The motion carried by the following vote:

Aye 7 - Blair, Carlock, Deel, Morlan, Mungoli, Neubauer and Walker

COUNCIL AND YOUTH COMMITTEE REPORTS

Rochester Hills Government Youth Council (RHGYC):

President Deel introduced the RHGYC Representative, ***Naiylah Qadri***.

Ms. Qadri stated that she is a senior at Rochester High School and that she has served on the RHGYC for the past two years and is also a member of the Cemetery Citizens Advisory Technical Review Committee. She expressed her excitement to continue building inclusive community events and initiatives during her time as a Youth Council Representative. She also shared that the Planning Department presented the Master Plan at the Youth Council's May meeting, providing valuable insights into the City's future planning and development, and that the Youth Council will be assisting with Festival of the Hills in June. She announced that RHGYC applications for the 2025-2026 school year are currently open, and they encourage high school students in Rochester Hills who are passionate about community involvement and leadership to apply by May 23rd at 5 p.m. She noted that more information can be found on the City's website. She added that the next RHGYC meeting will be Wednesday, June 4th, at 6 p.m.

Older Persons' Commission (OPC):

Mr. Walker provided information for two upcoming OPC events benefitting Meals on Wheels:

- 5K Run and Walk
 - Saturday, June 7th, at 8 a.m.
 - Registration is available online and from 7 to 7:50 a.m. on the day of the event
 - More information on opccenter.org
- Summer Soirée Caribbean Calypso
 - Friday, June 20th, at 6:30 p.m.
 - Tickets are \$125
 - More information and tickets on opccenter.org

Mr. Blair announced that May is Building Safety Month, and the City's Building Department is hosting special events at home improvement stores, the OPC, and high schools. He shared that he recently installed a heater in his garage and was able to apply and pay for the permit and schedule an inspection online with his BS&A account. He explained that an Inspector from the Building Department came out to his house and identified a piece of wood that was too close to the heater, which they subsequently moved. He stated that the process is very easy, and encouraged residents to obtain a permit if they are doing a home improvement, noting that the Building Department's contact information is on the City's website.

RECOGNITIONS

2025-0188 Proclamation and Recognition of Police Week 2025 (May 11-17)

Attachments: [051225 Agenda Summary.pdf](#)
[Proclamation.pdf](#)
[Resolution \(Draft\).pdf](#)

Mayor Barnett shared that Police Week is May 11th through May 17th and

recognizes the 700,000 law enforcement officers serving in communities across the United States and the 17,000 full-time uniformed officers in Michigan. He commended the excellent service of the Oakland County Sheriff's Department on behalf of City Council. He thanked Captain Workman and his team, and presented him with a proclamation on behalf of the City.

Presented.

Whereas, in 1962, President John F. Kennedy proclaimed May 15 as National Peace Officers Memorial Day and the calendar week in which May 15 falls as National Police Week, which pays special recognition to those law enforcement officers who have lost their lives in the line of duty for the safety and protection of others; and

Whereas, there are more than 700,000 law enforcement officers serving in communities across the United States, including the approximately 17,000 full-time uniformed police officers in Michigan; and

Whereas, members of law enforcement have earned our respect for their daily dignity, bravery, and reliability, and we also honor the sacrifices made by their families; and

Whereas, in 2024 alone, 145 law enforcement officers were killed, including one from our own Oakland County Sheriff's Office, and many more were assaulted in the line of duty across the country; and

Whereas, Michigan's fallen officers will never be forgotten, nor will their service to their respective communities. By choosing to commit themselves to law enforcement, these brave individuals answered the call for service and willingly put their lives in jeopardy. We commend them for recognizing service as a noble career, and protecting the public safety; and

Whereas, Rochester Hills residents turn to members of law enforcement for assistance and support in times of distress, whether they are coping with a personal crisis, struggling through civil disorder, or suffering a natural disaster; and

Whereas, our communities rely on these courageous individuals and we are immensely grateful for the contributions of law enforcement officers to our community.

Now, Therefore, Be It Resolved, that May 11-17, 2025 will be designated as Police Week in the City of Rochester Hills. We publicly salute the service of law enforcement officers in our community as well as those of state and nation and honor police who place their lives on the line for safety and security of their communities.

PRESENTATIONS

2025-0221 Midwest Strategy Group Presentation

Attachments: [051225 Agenda Summary.pdf](#)
[Presentation.pdf](#)

Adam Wright, Midwest Strategy Group, provided the following legislative update:

- Public Safety and Violence Prevention Fund

- The Public Safety and Violence Prevention Fund was passed in the legislature last year but never made it through to the Governor's signature, and the House has reintroduced it. The fund will designate a portion of the state's sales tax to be put aside for communities to help reduce violent crime statistics, with funding distributed to communities based on their crime statistics over the past three years. The estimated \$83,000 for the City of Rochester Hills is indicative of the safety of the community. This item has passed the House of Representatives and is in the Senate, where it will likely be part of budget negotiations.

- Water Affordability Legislation

- Last term featured major discussions about water affordability legislation that would have placed a \$2 fee on every water meter in the state of Michigan to put in a central fund to assist those unable to afford paying their water bill. This item has been reintroduced and is barely bipartisan in the Senate, and the fee has been changed from \$2 to \$1.25 per meter with provision to opt out. Unless most of Michigan participates, this program will not be successful. Although it may pass the Senate, it is not expected to be taken up in the House of Representatives.

- Sanctuary City Legislation

- The House has passed legislation stating that cities designated as sanctuary cities or cities that do not cooperate with federal officials on immigration issues will be subject to losing their state revenue sharing and other state funding. Michigan has only one declared sanctuary city, which is not Rochester Hills nor on the southeast side of the state. This is another messaging bill that went from the Republican House of Representatives to the Democratic Senate, where it is not expected to be taken up.

- Energy Siting Repeal

- Last term, the House and Senate both passed and the Governor signed legislation to restrict local governments' ability to site various energy projects, primarily solar projects. The legislation dictated that these matters would be handled more at the state level, and any policy must say what the state policy says. The House has passed legislation to repeal what they passed last term, but this is yet another messaging bill that went to the Government Operations Committee in the Senate, where it is not expected to be taken up. This item is significant in that it restores local control, and continued conversations are likely to occur.

- Road Funding

- When the Governor first came out this term, she introduced her plan, which includes several tax increases and about \$500 million worth of unspecified reductions in the budget. The House Republicans also presented a plan, which eliminates the WRAP program, MEGA credits, and the SOAR program, and reallocates that money to other areas, mainly the roads. Although the Governor and the Speaker are communicating, the Senate is currently not engaging; they have done one hearing on the House plan but have not put forward their own plan.

They will likely not make it a part of the budget process or budget negotiations, but they will continue to have discussions with the House and the Governor's Office.

- Disabled Veterans Property Tax Exemption Fix

- Veterans who are 100% disabled per the VA do not pay property tax in Michigan, but this exemption was implemented with no replacement revenue for local governments. This is a costly program that restricts local governments' ability to provide services to the rest of the community, so there is a desire to install a mechanism that allows local governments to be refunded the money the state owes them. Midwest Strategy Group is working with legislators in southeast Michigan who are trying to develop legislation to provide a fix. An estimated \$50-100 million would come out of the General Fund annually; however, enacting the fix over five years would require \$20 million a year, providing the Governor with something that does not impact her last budget as much but still solves a problem that local governments have.

- Appropriations Request

- Midwest Strategy Group is working with State Representative Mark Tisdell and Senator Michael Webber on an appropriations request for Nowicki Park for infrastructure upgrades and to be able to comply with the new Michigan election law to have a place to hold early access for elections. They have submitted this through the new online portal that the House of Representatives created, and hope to get this item funded through the budget.

- What's Next?

- Consensus Revenue Estimating Conference

- The nonpartisan offices of the Senate Fiscal Agency, the House Fiscal Agency, and the State Budget Office will determine the amount of revenue they anticipate coming into the state of Michigan for the year. The Appropriations Committees in the House and the Senate utilize these figures to budget.

- Budget Development & Negotiation

- Midwest Strategy Group's goal is always to complete local governments and schools' budgets by the end of June so that local governments and schools know how much money they have to operate and do not have to wait until later in the year to do budget amendments based on what the state gives them. It is uncertain whether the School Aid Fund will get done, but the legislature is constitutionally obligated to complete it before the Fiscal Year starts, which is October 1st. The budget process will likely proceed until fall.

- Detroit Chamber Conference

- Midwest Strategy Group will speak with legislators and stakeholders about the matters that are important to Rochester Hills and other happenings regarding the budget and policy that could impact the City and other cities in Michigan.

Ms. Mungoli thanked Mr. Wright for all the information, and inquired about how City Council can help make Nowicki Park possible. She expressed that in addition to the City's desire to use Nowicki Park for elections, many other community organizations would love to be able to use an additional facility within the City. She stated that adding a dog park to Nowicki would make traffic very challenging, and thanked the Mayor and the team for putting in the request to configure the road appropriately for the park. She also remarked that she got accustomed to having the budget being done by June and that she cannot imagine what school districts will do with this kind of change to the budgeting.

She inquired whether there is anything City Council can do to accelerate the process. She added that she would love to have a conversation with Mr. Wright regarding Ax MI Tax, an initiative started by a group of residents trying to eliminate property tax in the state, as she is curious to see what kind of impact it might have statewide.

***Mr. Wright** responded that Representative Tisdell and Senator Webber are working hard to ensure that Nowicki Park happens, and encouraged Council to reach out to them. He shared that it is not entirely certain how the House process will work, so their team continues to have conversations with the Appropriations Chair in the House and the Speaker's Office advocating for this project. Regarding the budget, he stated that he is grateful that revenues have been strong and remain strong, explaining that the budget should not be too much of a surprise but just might take a little longer. He added that the Ax MI Tax initiative would be devastating.*

***President Deel** thanked Mr. Wright for his presentation. He explained that many things that happen in Lansing directly impact the internal operations of the City and its budget, and rather than be reactive, the City has taken a policy position to be proactive by retaining Midwest Strategy. He also pointed out that Senator Webber and Representative Tisdell are both alumni of the Rochester Hills City Council, and the City is blessed that they bring their intimate knowledge of the City's challenges to Lansing.*

Presented.

2025-0200 Request for Acceptance of the Fiscal Year End 2024 Annual Comprehensive Financial Report presented by the audit firm of Rehmann, PLLC

Attachments: [051225 Agenda Summary.pdf](#)
[Presentation.pdf](#)
[Resolution \(Draft\).pdf](#)

***Dan Merritt**, Rehmann, PLLC, stated that he is the leader of the City's annual audit team, and introduced the other members of the team, Tracey Kendall and Daniel Clark. He stated that an unmodified, or clean, opinion was issued on the City of Rochester Hills' annual financial statements, meaning that these financial statements can be relied upon to make good decisions and that they are correct and appropriate in all material respects. He noted that the City did not require a single audit this year. He explained that, since OMB Circular 133 came into place in 1984, cities have been required to have single audits if they expend more than \$750,000 in federal awards; although the City continues to receive many state and federal grants, the amount expended in 2024 did not exceed that threshold.*

He presented the following key financial highlights:

- Total growth in assets of \$35.4m or 5.8%. Total increase of liabilities of (\$12.3m) or (18%).*
- Property tax revenue increased \$2.1m or 5.2%. Investment income was \$6.6m.*
- General Fund balance decreased by \$7.4 million in accordance with the City's updated fund balance policy and planned transfers to capital projects funds.*

- The City has continued its significant investments into the Water and Sewer system.
- No pension liability. OPEB liability is funded at 114%.

He shared further results from the audit:

- Assets and Deferred Outflows
 - Performance was very good for the City in 2024. Cash and investments increased approximately \$14 million, and the City increased its investment in net capital assets.
- Liabilities and Deferred Inflows
 - There is slight fluctuation around the mean in accounts payable.
- Major Revenue Line Items (Governmental Funds)
 - Revenue from property taxes continues to rise.
 - Revenue from intergovernmental funds saw a slight decline since there was not as much funding from ARPA recognized in 2024.
 - Revenue from charges for services continues to be relatively flat.
 - Revenue from investment income is at its highest point in the last five years.
- Fund Balance (General Fund)
 - There was a decrease in the General Fund balance.
- Water and Sewer Fund
 - Revenue outpaces expense almost every year.
 - Cash and investments have been drawn down on regularly year after year to invest in the infrastructure related to the City's water and sewer.
- Net OPEB Liability (Asset)
 - The City has an asset, meaning that the investments that are set aside to pay for future promises to retirees are more than the expected present value from the actuary of what it will cost to fund those benefits; thus, the City could be perpetually funded going forward.
 - The City currently has no contribution to make to the OPEB plan.

He stated that, as part of the audit, they are required to assess accounting estimates made by management. He explained that accounting estimates might include the calculation of compensated absences, depreciation on capital assets, and any assumptions related to the City's OPEB plan, and they assessed all of those and deemed them reasonable. He added that there were no difficulties encountered during the audit in working with management. He continued that their report on internal controls noted one adjustment related to the audit as a result of staff turnover, and the Accounting and Finance Departments have already implemented systems to ensure that nothing like that happens again. He also shared that they made several informal recommendations during the audit, but none that rose to the level of needing to be communicated in writing. He stated that the City has an excellent Finance and Accounting Team and has implemented a GASB 101 on its own, and that it also has a particularly well-organized investment program and a very strong financial position. He explained that most funds have a structural surplus, the fund balance policy is carefully designed, and there is flexibility and stability for future capital investments and investments on behalf of citizens.

Ms. Mungoli stated that it is always great to have a wonderful report like this

because it signifies what Joe Snyder, Chief Financial Officer, and the other Directors have been doing to provide City Council with a budget that is well thought out. She commented that it is nice to see the Fund Balance Policy working to the extent that they had set it up to do the drawdown. She congratulated Mr. Snyder and his team for a phenomenal audit, and asked Mr. Merritt whether a forensic audit is something that he and his team would ever do at a city government level.

Mr. Merritt responded that his firm does forensic audits on several levels. He explained that forensic audits tend to come in roughly two types: forensic audits because of suspected fraud, and internal control evaluations to provide specific tailored recommendations for internal controls and best practices. He shared that he cannot think of any reason the City would need a forensic audit, noting that he often uses the phrase "best in class" when speaking around Mr. Snyder and Michael McLaughlin, Accounting Manager.

Mayor Barnett applauded Mr. Snyder and Mr. McLaughlin for their excellent work, expressing that this organization is managing residents' taxpayer dollars better than anyone else in the state. He voiced how nice it is to not have to worry about the budget, which many City Councils must do.

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

Aye 7 - Blair, Carlock, Deel, Morlan, Mungoli, Neubauer and Walker

Enactment No: RES0115-2025

Resolved, that the Rochester Hills City Council hereby acknowledges receipt of the Annual Comprehensive Financial Report from the City Administration and the auditing firm of Rehmann, PLLC for the Fiscal Year End 2024.

ORDINANCE FOR INTRODUCTION

2025-0220 Request for Acceptance for First Reading - An Ordinance to Amend Sections 54-741, 54-743, 54-744, and 54-745; in Chapter 54, Fees, of the Code of Ordinances of the City of Rochester Hills, Oakland County, Michigan, to modify fees charged for water; sewage treatment, non-residential water and high strength surcharge, and to repeal conflicting Ordinances, and prescribe a penalty for violations

Attachments: [060925 Agenda Summary.pdf](#)
[Ordinance.pdf](#)
[051225 Agenda Summary.pdf](#)
[043025 WSAC Resolution.pdf](#)
[051225 Resolution.pdf](#)
[Suppl Mungoli Questions-Answers.pdf](#)
[051225 Resolution.pdf](#)
[Resolution \(Draft\).pdf](#)

Joe Snyder, Chief Financial Officer, stated that this item is the First Reading to amend the City's Water and Sewer rate fee Ordinance to become effective as of July 1st, 2025. He provided the following information:

- The Water System Advisory Council (WSAC) met on April 30th to review the Water and Sewer Operating Division's year-end financial operating results and trends and to consider, discuss, and recommend to City Council updated water and sewer rates for the upcoming 2025-2026 rate year. Three rate options were discussed, including an option to keep rates flat, meaning no rate adjustments for the upcoming year but succeeding rate adjustments for Years Two, Three, and Four; a break-even option to adjust rates to operationally break even in the upcoming year; and a smoothing option to adjust rates uniformly over the next four years. The Advisory Council unanimously recommended a rate structure using the break-even method this year. This included a water rate per unit increase of \$0.81 per unit, or an 11% increase; a sewer rate increase of \$0.41 per unit, or a 6.2% increase; and a customer charge per bill increase of \$0.06 per bill, or a 1% increase. The other changes proposed for the updates for the upcoming rate year are various pass throughs from the Great Lakes Water Authority (GLWA) to industrial and commercial customers, which average 4.6% for industrial waste surcharges and 4% for pollutant surcharges.
- The City looks at the operating gain or loss from the prior year. The water side of the equation has been consistently running with an operating loss the last several years; however, some of this is by design, as WSAC has approved the use of Water and Sewer Operating Fund balance over the past several years to offset some of the water rate increases. The smoothing option has been supported multiple times by the Advisory Council to use a portion of fund balance over a number of years to smooth annual rate increases. However, the Water and Sewer Fund balance is getting very close to its minimum target of 25% of annual operations, and there will not be as much fund balance, if any, to offset future rate increases.
- Water volumes have been decreasing over the past several years, and sanitary sewer volumes have remained flat. This is a slight issue for water and sewer utility, as there are many fixed costs that do not change with water and sewer usage, including staff, repair parts, and maintenance. Those fixed costs generally increase marginally from year to year with less or the same volume to spread the costs, resulting in rate increases to cover the fixed costs. Traditionally, the City has used a three-year rolling average to estimate water and sewer volumes, as it tends to cover some high years and some low years due to the weather. One issue on the water side is that volumes have been consistently decreasing. Thus, the City has been forecasting volumes based off higher three-year trends, overestimating the amount of water it ultimately sells, and missing revenue expectations. Fund balance reserves have been used to fill in the gap. However, the City does not have reserves on the water side and has decided to use this past year, which was a cool, wet year, to recalibrate, and is now estimating lower volumes.
- Both sides of the City's providers are increasing. On the water side, the City's rates from GLWA are anticipated to increase by 5.8%, relatively consistent with all GLWA rate customers this year. GLWA explained that the rate increases are primarily due to their infrastructure demands. Since GLWA's formation seven or eight years ago, they have operated under a mandate to keep their annual water increases to 4% or less; that mandate expired last year. GLWA stated that the 4% rate increases could not keep up with their infrastructure demands, and they had to incur a lot of deferred maintenance. Much of their system is aging and will require rehabilitation and replacement over the next several years. They also cited the increased cost of sanitization chemicals.

Over the past six years, the GLWA average increase to the City has been 2.5% per year. Part of the modest rate increases has been due to the City's participation as a member of NACWA. GLWA predicts future rate increases to be within the 5% per year range.

- On the sewer side, the City's rate increases from the Oakland County Water Resources Commission will be 9.9%, a number consistent with all the communities in the City's drainage district. Similar to GLWA, the Water Resources Commission explained that the rate increases are based primarily on their infrastructure demands. The Water Resources Commission recently completed a sanitary sewer inspection study and found that their infrastructure is in much poorer shape than they had anticipated. One major concern is a very large sanitary sewer line in the district, which is in critical condition and is anticipated to cost approximately \$100 million to rehabilitate over the next three years. The Oakland County Water Resources Commission will be bonding out the Year One repairs themselves and incorporating that debt service into the rate structure in this upcoming year; one of the reasons for the larger-than-normal increase. Similar to GLWA, the Oakland County Water Resources Commission needs higher levels of funding to keep up with the demands of its aging infrastructure.

- There is a debt service component. This is all Oakland County Water Resources debt, but the City has a proportional share. As they are in the midst of a \$100 million sanitary sewer maintenance and repair project over the next three years, some of those costs are incorporated into the rates.

- The typical water and sewer customer uses the residential average of 12 units per billing cycle. The anticipated water and sewer bill will go from \$170 per every two-month cycle to \$185 for every two-month cycle. That is an increase of \$15 every two months, or approximately \$90 per year, a grand total increase of 8.7%. Historically, the City's annual water rate changes have been much less. Over the past six years, the City's annual water charge has increased an average of 3.1%, and its annual sewer charge has increased an average of 1.6%.

Mr. Walker shared that he is a member of the Water System Advisory Council and appreciates the three options that Mr. Snyder presented. He referred to the \$100 million debt obligation, noting that 21.5% of that amount is the City's obligation, and emphasized that the City does not have that money in the bank and will have to bond it.

Mr. Snyder responded that the City could bond it, but there would be nothing left to address the City's water and sewer infrastructure, which those dollars were intended for. He referred to the audit presentation, explaining that the decrease in cash and investments is not an operational imbalance; rather, it is the amount of money the City is investing into its own infrastructure. He also referred to the University Hills Water Main Replacement Project, which required a substantial \$8 million.

Mr. Walker stated that they must balance the water and sewer within the community and as it leaves the community. He also expressed that although the increase of \$15 every two months is not ideal, it is a pass through. He added that the decision between the break-even option and the smoothing option was close, but the recommendation of the Advisory Council was likely the right one at the

time. He concluded by praising Mr. Snyder for the wonderful presentation.

Ms. Mungoli thanked Mr. Snyder for the answers to her questions, and expressed her amazement at a \$100 million pipe, inquiring whether this is in the City. She continued that conserving water is not rewarded, as water rates will increase regardless, and the County is increasing costs to the City in areas including Police, Parks, Transportation, and Water and Sewer. She shared that she appreciates the work that Mr. Snyder and his team have done.

Mr. Snyder responded that he believes the pipe is in Waterford.

Ms. Morlan thanked Mr. Snyder for his presentation. She brought up the fact that infrastructure ages and must be maintained and fixed, and expressed that Rochester Hills has been proactive about maintaining lines and fixing things and has been able to afford doing so by being good stewards financially.

Mr. Blair stated that while it is always unfortunate when the City must raise rates, Mr. Snyder has provided excellent justification. He noted that costs are increasing everywhere, so residents have seen this phenomenon in other aspects. He also acknowledged the DPS Team for their outstanding work in maintaining the City's infrastructure, and asked what a non-metered customer is.

Mr. Snyder explained that a non-metered customer is a resident who has their own private well, but their sewage goes into the City sewer. He continued that since those individuals do not have a water meter, the City does not know how much water is going in and thus charges them the standard residential water usage per billing period of 12 units.

Mr. Blair requested confirmation of his understanding that those individuals are not using City-provided water and are simply paying a fixed fee to use the sewer.

Mr. Snyder confirmed Mr. Blair's understanding, reiterating that this amount is based off the residential average of 12 units.

President Deel echoed Ms. Morlan's comments, remarking that the City is preserving the infrastructure below residents' feet, and while it is costly, communities that neglect their infrastructure pay the price in the form of catastrophes such as sinkholes, bridge collapses, and sewage discharge into the environment.

A motion was made by Walker, seconded by Morlan, that this matter be Accepted for First Reading by Resolution. The motion carried by the following vote:

Aye 7 - Blair, Carlock, Deel, Morlan, Mungoli, Neubauer and Walker

Enactment No: RES0126-2025

Resolved that an Ordinance to amend Sections 54-741, 54-743, 54-744, and 54-745; in Chapter 54, Fees, of the Code of Ordinances of the City of Rochester Hills, Oakland County, Michigan, to modify fees charged for water; sewage treatment, non-residential water and high strength surcharge, and to repeal

conflicting Ordinances, and prescribe a penalty for violations is hereby Accepted for First Reading.

ORDINANCE FOR ADOPTION

2025-0156 Request for Acceptance for Second Reading and Adoption of an Ordinance to Amend Section 138-7.106 of Article 7 Planned Unit Development of Chapter 138, Zoning, of the Code of Ordinances of the City of Rochester Hills, Oakland County, Michigan, to provide a streamlined preliminary PUD process for developments submitted under the Michigan Department of Environment, Great Lakes and Energy (EGLE) Restoration and Remediation Grant 2023-2540, and to repeal conflicting or inconsistent ordinances

Attachments: [051225 Agenda Summary.pdf](#)
[Ordinance.pdf](#)
[042825 Agenda Summary.pdf](#)
[McLeod Roediger Memo 040925.pdf](#)
[Public Hearing Notice.pdf](#)
[Draft PC Minutes 041525.pdf](#)
[PC Minutes 031825.pdf](#)
[042825 Resolution.pdf](#)
[Resolution \(Draft\).pdf](#)

Sara Roediger, Planning & Economic Development Director, stated that this item is a Second Reading to streamline the process for developments that will use the City's EGLE funding. She provided the update that they have been approved an amendment to the grant, as it was originally set to expire on September 30th, 2027, and they have received an extension to 2031. She continued that they want to keep projects moving forward since they are often much larger than anticipated and require a lot of time. She then shared that they asked for an additional geographic area, explaining that they learned from the Ruby property and the Auburn Road Open Space that contamination can be found in unexpected places. She detailed that they asked for a geographical extension to include the entire City, allowing them to use the funds anywhere the City deems appropriate for cleanup of contaminated properties.

Mr. Walker acknowledged the value of the four-year extension, noting that there is still a great deal of work to do. He also stated that the geographical extension to include the whole City takes into consideration redevelopment and many other opportunities. He brought up a third piece of good news: that EGLE has approved the foundation work to be eligible for reimbursement.

Ms. Neubauer thanked Ms. Roediger for all the work the Planning & Economic Development Department has done, making particular mention of their wherewithal to plan and apply for the extension. She added that this item has been discussed at the Planning Commission meeting, where it passed unanimously.

Mayor Barnett described the three pieces of news as a win for the City. He explained that they did not know whether they would get any one of them but ultimately did, and the control is now completely in the hands of the City. He thanked President Deel and Councilman Walker for sitting on the Committee,

Mr. Wright and his team for walking alongside the City, EGLE for going in this direction, and the Planning & Economic Development Team for their work.

A motion was made by Walker, seconded by Morlan, that this matter be Accepted for Second Reading and Adoption by Resolution. The motion carried by the following vote:

Aye 7 - Blair, Carlock, Deel, Morlan, Mungoli, Neubauer and Walker

Enactment No: RES0116-2025

Resolved, that an ordinance to amend Section 138-7.106 of Article 7 Planned Unit Development of Chapter 138, Zoning, of the Code of Ordinances of the City of Rochester Hills, Oakland County, Michigan, to provide a streamlined preliminary PUD process for developments submitted under the Michigan Department of Environment, Great Lakes and Energy (EGLE) Restoration and Remediation Grant 2023-2540, and to repeal conflicting or inconsistent ordinances is hereby Accepted for Second Reading and Adoption and shall become effective Monday, May 19, 2025, following its publication in the Oakland Press on May 18, 2025.

2025-0190

Request for Acceptance for Second Reading and Adoption - An Ordinance to amend Article III, Sections 58-57, 58-58 and 58-59 of Chapter 58, Fire Prevention and Protection, of the Code of Ordinances of the City of Rochester Hills, Oakland County, Michigan, to adopt the 2024 International Fire Code, to specify enforcement authority, and to adopt amendments to the Fire Code, provide for periodic fire safety inspections; and to repeal conflicting ordinances and prescribe a penalty for violations

Attachments: [051225 Agenda Summary.pdf](#)
[Ordinance.pdf](#)
[042825 Agenda Summary.pdf](#)
[042825 Resolution.pdf](#)
[Resolution \(Draft\).pdf](#)

Ann Echols, Assistant Chief/Fire Marshal, stated that they are here for a Second Reading to request adoption of the 2024 Fire Code and some language changes to clean up lessons learned and other information over the last three years. She explained that the 2024 Code will allow them to address emerging technologies, and the language cleanup will provide clarifications and make it easier for people to figure out when they will be inspected.

A motion was made by Neubauer, seconded by Morlan, that this matter be Accepted for Second Reading and Adoption by Resolution. The motion carried by the following vote:

Aye 7 - Blair, Carlock, Deel, Morlan, Mungoli, Neubauer and Walker

Enactment No: RES0117-2025

Resolved, that an Ordinance to amend Article III, Sections 58-57, 58-58 and 58-59 of Chapter 58, Fire Prevention and Protection, of the Code of Ordinances of the City of Rochester Hills, Oakland County, Michigan, to adopt the 2024 International Fire Code, to specify enforcement authority, and to adopt amendments to the Fire Code, provide for periodic fire safety inspections; and to repeal conflicting ordinances and prescribe a penalty for violations is hereby Accepted for Second Reading and Adoption and shall become effective Monday, May 19, 2025 following its publication

in the Oakland Press on Sunday, May 18, 2025.

PUBLIC COMMENT for Items not on the Agenda

Cassandra Bell, 4825 Carrington Dr., shared that she and her family are long-time residents of Rochester Hills and that she is a proud retired nurse of 40 years, having worked her entire career in the cardiovascular ICU at Crittenton Ascension, now referred to as Henry Ford Rochester. She stated that the nurses have been without a contract for nearly two years, and urged City Council to do whatever they can to help.

Danielle Drouillard, 880 Joslyn Rd, stated that she is the Vice President of the nurses' union, OPEIU Local 40, at Henry Ford Rochester Hospital. She spoke to the fact that the nurses at Henry Ford are currently working without a contract. She asked for City Council's help in getting Henry Ford back to the bargaining table with a fair offer that works for all nurses and protects the community, and added that they hope to have done everything possible to keep citizens safe and prevent nurses from going back on strike.

Michelle Foster, 4332 Bramford Dr., stated that she is a nuclear medicine technologist at Henry Ford Rochester and the Vice President of the Radiology Bargaining Unit and has worked at Rochester since 2003 and seen many leadership changes. She emphasized that they do not want to go out on strike or picket, and expressed that they would appreciate any action City Council can take on this matter.

Heather McMinn, 1101 W. University Dr., shared that she is an RN currently training in the operating room, having previously worked in bedside nursing for two and a half years, and is also a union steward for OPEIU. She emphasized that Henry Ford continuously chooses to not staff appropriately or safely, and the nurses want to obtain a staffing matrix like those won by patients and nurses at hospitals in the area.

Suzi Carbone, 1401 E. Horseshoe Bend Dr., stated that she works at Corewell Troy and that she came in support of the Henry Ford Rochester Hospital nurses to reiterate that the care of nurses in their hospital environment is directly related to patient outcomes and care. She urged City Council to push Henry Ford to have fair negotiations and not leave their nurses working without a contract for two years.

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.

2024-0649 Approval of Minutes - City Council Regular Meeting - September 9, 2024

Attachments: [CC Min 090924.pdf](#)
[Resolution \(Draft\).pdf](#)

This Matter was Adopted by Resolution on the Consent Agenda.

Enactment No: RES0118-2025

Resolved, that the Minutes of the Rochester Hills City Council Regular Meeting held on September 9, 2025 be approved as presented/amended.

2024-0617 Designation of City Depositories for FY 2025

Attachments: [051225 Agenda Summary.pdf](#)
[121624 Agenda Summary.pdf](#)
[121624 Resolution.pdf](#)
[Resolution \(Draft\).pdf](#)

This Matter was Adopted by Resolution on the Consent Agenda.

Enactment No: RES0119-2025

Whereas, under the laws of Michigan and the City's Investment Policy, the Rochester Hills City Council is required to provide by resolution for the deposit of all public monies coming into the hands of the Treasurer of the City of Rochester Hills, in one or more bank(s).

Now Therefore Be It Resolved, that the following financial institution(s) be added as depository institutions for City funds and other public monies coming into the hands of said Treasurer during the Fiscal Year beginning January 1, 2025 and ending December 31, 2025.

Broker/Dealers/Safekeeping:

Bank of America Merrill Lynch
Comerica Securities
Fifth Third Bank
Hilltop Securities
Huntington Bank
J.P. Morgan Securities LLC/J.P. Morgan Clearing Corp.
Morgan Stanley
Multi-Bank Securities Inc.
PNC Financial Services Group
Raymond James & Associates, Inc.
Robert W. Baird & Co.
Robinson Capital
Truist Securities, Inc.
UBS Financial Services, Inc.

Pooled Accounts:

Michigan CLASS / Public Trust Advisors, LLC
Michigan Liquid Asset Fund / PFM Asset Management
Oakland County / Local Governmental Investment Pool (LGIP)

Banks:

Bank of America
Chief Financial Credit Union
CIBC Bank
Citizens Bank
Citizen's State Bank
Comerica Bank
Community Unity Bank
Dort Federal Credit Union
F&M Bank
Fifth Third Bank
First Merchant's Bank
First State Bank
Flagstar Bank
Genisys Credit Union
Horizon Bank
Huntington Bank
Independent Bank
In Touch Credit Union
JP Morgan Chase Bank
Lake Michigan Credit Union
Mercantile Bank
Michigan Schools and Government Credit Union
Michigan State University Federal Credit Union
Northstar Bank
Oxford Bank
PNC Bank, N.A.
Superior National Bank
The State Bank
Waterford Bank N.A.

Be It Further Resolved, that each of the above depositories designated are hereby requested, directed, and authorized to honor all checks for payment of monies drawn on the various accounts when bearing the actual or facsimile signature of persons authorized by the City of Rochester Hills to sign said checks and orders.

2025-0201 Request for Acceptance of the Subrecipient Agreement between Oakland County and the City of Rochester Hills for the allocation of grant funding under the FY 2025 High Intensity Drug Trafficking Area (HIDTA) Grant

Attachments: [051225 Agenda Summary.pdf](#)
[Exhibits A-E.pdf](#)
[Resolution \(Draft\).pdf](#)

This Matter was Adopted by Resolution on the Consent Agenda.

Enactment No: RES0120-2025

Resolved, that the Rochester Hills City Council hereby accepts the Subrecipient Agreement between Oakland County and the City of Rochester Hills for the allocation of grant funding under the Program Year 2025 High Intensity Drug

Trafficking Area (HIDTA) Grant and further authorizes the Mayor to execute the Agreement on behalf of the City.

- 2025-0218** Request for Adoption of Resolution Authorizing the Parks and Natural Resources Director to be the Agent for the City of Rochester Hills for Oakland County's West Nile Virus Fund Program

Attachments: [051225 Agenda Summary.pdf](#)
[Resolution \(Draft\).pdf](#)

This Matter was Adopted by Resolution on the Consent Agenda.

Enactment No: RES0121-2025

Whereas, upon the recommendation of the Oakland County Executive, the Oakland County Board of Commissioners has established a West Nile Virus Fund Program to assist Oakland County cities, villages, and townships in addressing mosquito control activities; and

Whereas, Oakland County's West Nile Virus Fund Program authorizes Oakland County cities, villages, and townships to apply for reimbursement of eligible expenses incurred in connection with personal mosquito protection measures/activity, mosquito habitat eradication, mosquito larviciding, or focused adult mosquito insecticide spraying in designated community green areas; and

Whereas, the City of Rochester Hills, Oakland County, Michigan, has or will incur expenses in connection with mosquito control activities believed to be eligible for reimbursement under Oakland County's West Nile Virus Fund Program;

Now, Therefore, Be It Resolved, that the City Council of Rochester Hills authorizes and directs its Parks and Natural Resources Director, as agent for the City of Rochester Hills, to request reimbursement of eligible mosquito control activity under Oakland County's West Nile Virus Fund Program.

- 2025-0223** Request to Authorize the permit application from the Road Commission for Oakland County (RCOC) for the Memorial Day Parade to be held on Monday, May 26, 2025

Attachments: [051225 Agenda Summary.pdf](#)
[Permit Application.pdf](#)
[Parade Map.pdf](#)
[Resolution \(Draft\).pdf](#)

This Matter was Adopted by Resolution on the Consent Agenda.

Enactment No: RES0122-2025

Whereas, the Cities of Rochester Hills and Rochester jointly host the 2025 Greater Rochester Memorial Day Parade, conducted under the sponsorship of various associated veteran organizations; and

Whereas, the parade route begins at 9:00 a.m.; Mt. Avon Cemetery within the City of Rochester and run along First Street, then southerly along Castell Street, then westerly along Harding Road to Livernois Road, and finally Livernois Road

southerly to Veteran's Memorial Pointe Park in the City of Rochester Hills; and

Whereas, staging this event requires closing certain County routes and using others for posted detour routes; and

Whereas, the two Cities coordinate parade planning by dividing responsibility for obtaining necessary permits, with the City of Rochester Hills applying to the Road Commission for Oakland County for the detour and the closure of Livernois Road and Avon Road.

Be It Resolved, that the Rochester Hills City Council authorizes the Mayor or his agents to make application to the Road Commission for Oakland County for the necessary permits for posting road closures; and

Be It Further Resolved, that the parade route be scheduled for Monday, May 26, 2025, starting at 9:00 a.m. on Harding and Livernois Roads; and

Be It Further Resolved, that the City of Rochester Hills will faithfully fulfill all permit requirements and shall save harmless, indemnify, defend, and represent the Board of County Road Commissioners against and all claims for bodily injury or property damage, or any other claim arising out of or related to operations authorized by such permit(s) as issued; and

Be It Further Resolved, that a certified copy of this resolution be filed with the City Clerk of Rochester Hills, Oakland County, Michigan.

Passed the Consent Agenda

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

Aye 7 - Blair, Carlock, Deel, Morlan, Mungioli, Neubauer and Walker

LEGISLATIVE & ADMINISTRATIVE COMMENTS

Ms. Mungioli provided a reminder about the upcoming Memorial Day Parade, which will include a walk down Livernois starting at 9:00 a.m. and a program by the Mayor at Veterans Memorial Pointe afterwards. She encouraged residents, especially those involved with different community organizations such as Boy Scouts and Girl Scouts, to attend the event and remember those who have given their lives in the service of our country.

President Deel remarked how lovely it is to have this event back on with both Rochester and Rochester Hills. He recognized the Sister City Committee for ensuring that the event happens again.

Mayor Barnett acknowledged the nurses in attendance, voicing that he appreciates their passion and the comments they provided. He explained that the City has no contractual relationship with the hospital and neither he nor the Council are updated on any of the negotiations. He shared that they support nurses and want to ensure that the hospital is operating effectively, and added that they will

stay up to date and that he will provide Council with an administrative update should there be one. He then provided the following information:

- Ms. Morlan, Mr. Walker, and Ms. Mungoli were at the most recent Mayors Business Council meeting, where Carol Cain spoke about various matters in the state, including upcoming politics. Three of the closest, most expensive races in the nation are likely to be in these zip codes, with a very close Senate race, a very close gubernatorial race, and a very close House race now that John James is running for governor.*
- The most recent episode of the City's podcast featured Shannon O'Berski from Meadowbrook Hall, who discussed the 1929 Club. The next episode will feature the City's friends at the Resiliency Center. The Mayor was also asked to be a guest on How to Really Run a City, a podcast run out of Philadelphia, to share some of the successes in the City.*
- In honor of Small Business Month, the City highlighted a small business called Fresh Rootz last week. The Mayor took the opportunity to remind residents that there are many amazing mom and pop shops in the City that benefit from and survive completely on the generosity of the community.*
- O.A.K. in the Hills is a free event in partnership with Oakland County Parks that will be this Saturday from 11 a.m. to 3 p.m. Last year, over 1,000 people attended. The event will include activities such as net dipping, yoga, rock walls, biking expos, archery expos, pickleball expos, and face painting. The City's Parks and Green Space Advisory Board will also be present to discuss what they do. Spencer Park has a brand-new entrance and parking lot, and the trail around the lake is now completely paved. Furthermore, Innovation Hills is offering sensory-friendly mornings every Wednesday and the third Sunday of each month. Crowds will be a bit lighter, and individuals will be able to participate in non-disruptive play.*
- The Memorial Day Parade will start at Mt. Avon and come down Livernois, and is a partnership with the City of Rochester and the Rochester Regional Chamber. The Mayor highlighted the opportunity to recognize that this day is more than just barbecues and boating, underscoring that many people have done heroic things to allow us to enjoy freedom. He expressed his hope that people will be able to attend the parade, which will be on Monday, May 26th.*
- The City of Rochester Hills was awarded a \$756,695 grant, which will go towards the Brooklands Plaza expansion and playground work. The grant will greatly ease the financial burden of this \$1.1 million project.*
- He shared a video thanking the brave men and women of the Oakland County Sheriff's Office. He thanked the team for creating the video, and Council members for providing the reminder to recognize National Police Week.*
- He introduced Erin Sudrovech, the new Chief of Staff. He shared that they have found the perfect Chief of Staff after months of searching and that Ms. Sudrovech is joining the City after a long career at Oakland University.*

Erin Sudrovech, Chief of Staff, shared that she has spent the last 20 years at Oakland University doing work in the alumni and development area. She stated that Rochester Hills has become her second hometown, and she is very proud to be a part of the City in this new capacity. She continued that she was able to do a lot of work with the Rochester Chamber as part of Leadership Greater Rochester and that she was a founding member of the Young Professionals of Rochester group.

She added that she is from the Oxford area, where her husband is a schoolteacher and her two kids are in fifth grade and ninth grade. She concluded by characterizing this new role as a wonderful opportunity and expressing her excitement to build relationships with Council and continue in community engagement.

ATTORNEY'S REPORT

City Attorney Dan Christ had nothing to report.

NEW BUSINESS

2024-0624 Request for Amendment of Agreement - FISCAL: Request for City Council to execute a three-year contract (Fiscal Year 2025, 2026, 2027) Agreement with Oakland County Sheriff's Office for Law Enforcement Services; Oakland County Sheriff's Department, Pontiac, MI

Attachments: [081125 Agenda Summary.pdf](#)
[051225 Agenda Summary.pdf](#)
[121624 Agenda Summary.pdf](#)
[Agreement.pdf](#)
[Letter.pdf](#)
[121624 Resolution.pdf](#)
[051225 Resolution.pdf](#)
[Resolution \(Draft\).pdf](#)

Joe Snyder, Chief Financial Officer, stated that this item is an amendment to the current 2025-2027 Oakland County Sheriff's Office contract. He shared that the Oakland County Board of Commissioners recently approved an amendment to the existing contract that would allow a community, if they chose to opt in, to defer 4% of the Year One, or 2025, contract increase to 2027 without any interest to be added to the deferred amount. He explained that if the City of Rochester Hills were to opt in, the Oakland County Sheriff's Office contract amount would decrease by \$475,000 for Year One, and those dollars would be deferred to Year Three. He stated that the three-year amount of the contract would be exactly the same; the timing of the payments would change. He continued that the \$475,000 from the decrease in Year One would stay in the City's coffers for the next two years, and he conservatively estimates that this would allow the City to generate an additional \$40,000 worth of income, which could be used to help offset the cost of repayment in Year Three. He added that the City has a three-year budget and a long-term forecast and thus will see this coming very well.

Mr. Walker stated that if you can defer a payment, then future money is worth less than current money.

Mr. Snyder agreed, and stated that he can make more than 0% interest.

Mr. Walker commented on the combination of making interest and deferring payment, and stated that inflationary factors are in your favor if you defer by two years. He expressed his belief that it is fiscally responsible to defer the money and invest it, adding that the money will be deferred and not waived.

Ms. Neubauer shared that she has no issue with deferring the money, as it makes sense to hold it and invest it properly. She inquired whether opting in to this amendment would entail contracting with Oakland County, and whether there is any way the County could pull out of that contract and penalize the City for not paying within the original timeframe.

Mr. Snyder voiced his understanding that it does not work like that. He explained that for Year One, they would receive a credit back, and the amount would be prorated from January 1st through April or May; then, there would be a reduction of one twelfth of \$475,000 on every bill for the remainder of the year. He continued that Year Two would be the status quo, and Year Three would be a reversal, as there would be an additional amount on each invoice.

Ms. Neubauer questioned whether this would be an amendment to the contract they have already approved, as well as when they would enter into that amendment. She emphasized her desire to ensure that all parties involved would adhere to the terms and conditions and that there would be no future penalty for the City if any party were to change their mind.

Mr. Snyder stated that he believes this would be an amendment to the already-approved contract and that this is simply amending the section of the contract that pertains to the rate structure. He added that the previous term in that section was not as good of a deal for the City. He continued that once City Council makes their decision, the Mayor will sign it and send it to the Oakland County Offices. He also shared that the Oakland County CFO discussed with him exactly how the amendment would work.

Ms. Mungoli expressed her distrust of the County. She asked Mr. Snyder to clarify whether the City will be paying \$40,000 less per month for this year so that that money stays in their pocket or whether they have paid the \$40,000 and will receive a credit towards it.

Mr. Snyder explained that the City will be receiving a \$40,000 monthly credit back on their Sheriff's bill, and those monies will stay in the City's coffers to be safely invested. He continued that Year Two will be the standard rates in the contract, and Year Three will be the rates in the contract and a reversal with an extra \$40,000. He reiterated that it is exactly the same amount of dollars over three years, but the City is able to keep the money upfront and make some money until they have to give it back in Year Three.

Ms. Mungoli requested confirmation that the City will still be paying the \$495,000, just in Year Three.

Mr. Snyder confirmed Ms. Mungoli's understanding.

Ms. Mungoli requested confirmation that the City must figure out how to afford that amount in Year Three instead Year One but that the amount would be only \$459,000 because the City will have made some interest income off the dollars kept in Year One. She also echoed Ms. Neubauer's remarks about ensuring that the County complies with the contract and does not penalize the City for not

paying in Year One or charge the City interest.

Mr. Snyder responded that if the City can make \$40,000, then the required amount to be paid in Year Three would be down to \$430,000. He also stated that if the County were to penalize the City or charge interest, then the City would not sign the amendment.

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

Aye 7 - Blair, Carlock, Deel, Morlan, Munglioli, Neubauer and Walker

Enactment No: RES0192-2025

Resolved, that the Rochester Hills City Council approves an Amendment to Section 12.3 with the Option for Deferred Distributed Payments of the 2025-2027 Law Enforcement Services Agreement between the City of Rochester Hills, the County of Oakland, and the Oakland County Sheriff's Office.

Be It Further Resolved, that the Mayor and City Clerk are authorized to execute the contract on behalf of the City.

2025-0134 Request for Purchase Authorization - FISCAL/PURCHASING: Blanket Purchase Order/Contract for a cloud-based Procurement Lifecycle Management Software Solution in the amount not-to-exceed \$121,754.38 for a three year contract term to expire May 31, 2028; Bidnet Direct/SOVRA, Latham, NY

Attachments: [051225 Agenda Summary.pdf](#)
[Cost Proposal.pdf](#)
[Resolution \(Draft\).pdf](#)
[Suppl Munglioli Questions - Answers.pdf](#)

Joe Snyder, Chief Financial Officer, explained that as the City has grown tremendously over the past few decades, so too has the workload of the City's centralized Procurement Division. He continued that, instead of proposing to hire additional staff to handle the increased workload, the Procurement Division has issued a Request for Information to explore various Procurement Lifecycle Management Software Solutions, with 17 different proposals received. He explained that the Procurement Division would like to automate many of the City's internal procurement processes, as the Purchasing Staff is using Microsoft Word and Excel to create forms and manage contracts, and this is a very time-consuming, labor-intensive process that is prone to errors unless people are double- and triple-checking everything along the way. He continued that they wish to obtain much more efficient vendor performance tracking, and the proposed Software Solution will track and streamline this in a very formal process. He also shared that the Procurement Division would like to create a centralized and efficient database that will allow departments Citywide to share information and documents, and the proposed Software Solution will allow for electronic signatures through DocuSign. He concluded by stating that implementing this Software Solution will allow the Procurement Division to operate more effectively and allow individuals throughout the organization to be more strategic and dedicate less time to manual tracking processes and more time to more impactful activities for the City's internal stakeholders and, ultimately, residents.

Ms. Mungoli shared that she is enjoying being a part of the bid process as a RARA Board Member, noting that it is a very manual process, and expressed her excitement that the City is using this modern technology. She recognized Lisa Cummins, Procurement Manager, and Rochelle Lyon, Information Systems Director, for their work on this package, and shared that she is looking forward to seeing the output of the more automated process.

Mr. Blair brought up the possibility of wanting to reutilize old files for a current project. He explained that the process is usually straightforward with industry-standard software like Word or Photoshop, but when using a proprietary system like a cloud system in which you do not have the data in your possession, you must depend on the company staying in business and having a license to access those resources. He inquired whether the City has evaluated the proposed software company for the ability to retrieve previous work if they decide to use a different vendor.

Mr. Snyder shared that he did not ask Ms. Cummins that question, but when the City has wanted to move from one system to another in the past, they have wanted the data to come with them. He explained that if the City were to move to a different platform, one of the first questions they would ask would be whether they can move their data from one to the other.

Mr. Blair stated that he is not aware of a common file format or style of storing data for procurement management, so an important piece of knowledge would be whether the other companies that the City might want to use in the future require a specific format. He emphasized his desire for the City to implement the new system in a way that affords them flexibility, as Microsoft and other cloud vendors make it difficult and costly to transition.

Mayor Barnett shared that Ms. Cummins answered Mr. Blair's question, and read her response aloud, reporting that the City is able to download the documents to their files and retain the data, and the City will be pulling the documents out of the system. He continued that the system will manage the City's workflow, but the City will retain their documents in the City drive.

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

Aye 7 - Blair, Carlock, Deel, Morlan, Mungoli, Neubauer and Walker

Enactment No: RES0124-2025

Resolved, that the Rochester Hills City Council hereby authorizes a contract/blanket purchase order for a cloud-based Procurement Lifecycle Management Software Solution to Bidnet Direct/SOVRA, Latham, New York in the amount not-to-exceed \$121,754.38 for a three year contract term to expire May 31, 2028 and further authorizes the Procurement Manager to execute an agreement on behalf of the City.

Further Resolved, that the City's acceptance of the proposal and approval of the award of a contract shall be contingent and conditioned upon the parties'

entry into and execution of a written agreement acceptable to the City.

ANY OTHER BUSINESS

NEXT MEETING DATE - City Council - Regular Meeting - June 9, 2025 - 7:00 p.m.

ADJOURNMENT

There being no further business before Council, it was moved by Neubauer and Mungoli to adjourn the meeting at 9:00 p.m.

*RYAN DEEL, President
Rochester Hills City Council*

*LEANNE SCOTT, MMC, Clerk
City of Rochester Hills*

*EMMA BOWEN
City Clerk's Office*

Approved as presented at the November 10, 2025 Regular City Council Meeting.