

Mayor Baker performed the Invocation. The Pledge of Allegiance to the Flag was given.

A. CALL TO ORDER:

A Regular Meeting of the Troy City Council was held on Monday, February 24, 2025, at City Hall, 500 W. Big Beaver Rd. Mayor Baker called the meeting to order at 7:34 PM.

B. ROLL CALL:

- a) Mayor Ethan Baker
- Theresa Brooks
- Rebecca A. Chamberlain-Creanga
- Hirak Chanda
- Mark Gunn
- David Hamilton
- Ellen Hodorek-Absent

Excuse Absent Council Members:

Resolution #2025-02-022
Moved by Baker
Seconded by Chanda

RESOLVED, That Troy City Council hereby **EXCUSES** the absence of Council Member Hodorek at the Regular City Council Meeting of February 24, 2024, due to being out of the County.

Yes: Baker, Brooks, Chamberlain-Creanga, Chanda, Gunn, Hamilton
No: None
Absent: Hodorek

MOTION CARRIED

C. CERTIFICATES OF RECOGNITION AND SPECIAL PRESENTATIONS:

C-1 Legislative Update (*Presented by: Representative Thomas Kuhn*)

D. CARRYOVER ITEMS:

D-1 No Carryover Items

E. PUBLIC HEARINGS:

E-1 No Public Hearings

F. PUBLIC COMMENT FOR ITEMS ON THE AGENDA FROM TROY RESIDENTS AND BUSINESSES:

G. CITY COUNCIL/CITY ADMINISTRATION RESPONSE/REPLY TO PUBLIC COMMENT FOR ITEMS ON THE AGENDA FROM TROY RESIDENTS AND BUSINESSES:

H. POSTPONED ITEMS:

H-1 No Postponed Items

I. REGULAR BUSINESS:

I-1 Board and Committee Appointments: a) Mayoral Appointments – None; b) City Council Appointments – None

a) Mayoral Appointments: None

b) City Council Appointments: None

I-2 Board and Committee Nominations: a) Mayoral Nominations – None; b) City Council Nominations – Historic District Commission

a) Mayoral Nominations: None

b) City Council Nominations:

Resolution #2025-02-023

Moved by Gunn

Seconded by Brooks

RESOLVED, That Troy City Council hereby **FORWARDS** the following nominated person(s) to serve on the Boards and Committees as indicated to the next Regular City Council Meeting for action:

Historic District Commission

Appointed by Council

7 Regular Members

3 Year Term

Nominations to the Historic District Commission:

**Unexpired Term Expiring:
5/15/2027**

Dale Murrish

Term currently held by: Vacancy - Timothy McGee (Deceased)

Yes: Brooks, Chamberlain-Creanga, Chanda, Gunn, Hamilton, Baker
No: None
Absent: Hodorek

MOTION CARRIED

I-3 Request for Closed Session

Resolution #2025-02-024
Moved by Baker
Seconded by Hamilton

RESOLVED, That Troy City Council **SHALL MEET** in Closed Session, as permitted by MCL 15.268(e) - pending litigation – *City of Troy v KJ Property*.

Yes: Chamberlain-Creanga, Chanda, Gunn, Hamilton, Baker, Brooks
No: None
Absent: Hodorek

MOTION CARRIED

**I-4 Bid Waiver and Budget Amendment – Community Center Senior Center Signage
(Introduced by: Brian Goul, Recreation Director)**

Resolution #2025-02-025
Moved by Baker
Seconded by Chamberlain-Creanga

RESOLVED, That in the best interest of the City, Troy City Council hereby **WAIVES** the bid process and **AWARDS** a contract to *JL Geisler Co of Troy, MI* for the construction and installation of the Community Center Senior Center monument sign for an estimated total cost of \$19,980.00, which includes a 20% contingency at prices contained in quote #ESTS-57471, a copy of which shall be **ATTACHED** to the original Minutes of this meeting.

BE IT FURTHER RESOLVED, That Troy City Council **APPROVES** a budget amendment to the Capital Fund by a total of \$19,980.00 for the Community Center Senior Center sign project.

BE IT FINALLY RESOLVED, That the award is **CONTINGENT** upon the submission of properly executed contract documents, including insurance certificates and all other specified requirements.

Yes: Chanda, Gunn, Hamilton, Baker, Brooks, Chamberlain-Creanga
No: None
Absent: Hodorek

MOTION CARRIED

I-5 Standard Purchasing Resolution 4: REMC Cooperative Purchase, Bid Waiver and Budget Amendment – Community Center Banquet Rooms Projector Equipment Upgrades and Install (Introduced by: Brian Goul, Recreation Director)

Resolution #2025-02-026
 Moved by Chamberlain-Creanga
 Seconded by Chanda

RESOLVED, That Troy City Council hereby **AWARDS** a contract for the upgrades to wiring, speakers, and installation of new projectors at the Troy Community Center Banquet Rooms to *Data Image of Commerce Township, MI* for an estimated cost of \$21,157.00 as per REMC Cooperative Contracts #252788 and #252735, as detailed in the attached quotation; a copy of which shall be **ATTACHED** to the original Minutes of this meeting.

BE IT FURTHER RESOLVED, That in the best interest of the City, Troy City Council hereby **WAIVES** the bid process and **AWARDS** a contract to *TEL Systems of Ann Arbor, MI* for purchase and install of new controls and video routing system for banquet rooms 304 and 305 for an estimated cost of \$20,221.51 as detailed in the attached quotation, a copy of which shall be **ATTACHED** to the original Minutes of this meeting.

BE IT FURTHER RESOLVED, That the Troy City Council hereby **APPROVES** a budget amendment to the Community Center General Equipment Capital Fund and Project Number 2025C0109 in the amount of \$45,517.00.

BE IT FINALLY RESOLVED, That the award is **CONTINGENT** upon the submission of properly executed contract documents, including insurance certificates and all other specified requirements.

Yes: Gunn, Hamilton, Baker, Brooks, Chamberlain-Creanga, Chanda
 No: None
 Absent: Hodorek

MOTION CARRIED

I-6 2025 City Council Meeting Schedule (Introduced by: Frank Nastasi, City Manager)

Resolution #2025-02-027
 Moved by Brooks
 Seconded by Gunn

RESOLVED, That Troy City Council **SHALL HOLD** Special Meetings on the following dates at 6:00 PM in the Council Board Room or as otherwise provided by the City Council Rules of Procedure:

Monday, March 10, 2025	Emergency Medical Services (EMS)
Wednesday, April 2, 2025	Closed Session - City Manager and City Attorney Evaluations

BE IT FINALLY RESOLVED, That Troy City Council **MAY RESCHEDULE** Regular Meetings and/or **SCHEDULE** additional Special Meetings in accordance with the City Charter and Michigan Open Meetings Act.

Yes: Hamilton, Baker, Brooks, Chamberlain-Creanga, Chanda, Gunn
No: None
Absent: Hodorek

MOTION CARRIED

J. CONSENT AGENDA:

J-1a Approval of “J” Items NOT Removed for Discussion

Resolution #2025-02-028-J-1a
Moved by Hamilton
Seconded by Chanda

RESOLVED, That Troy City Council hereby **APPROVES** all items on the Consent Agenda as presented.

Yes: Baker, Brooks, Chamberlain-Creanga, Chanda, Gunn, Hamilton
No: None
Absent: Hodorek

MOTION CARRIED

J-1b Address of “J” Items Removed for Discussion by City Council

J-2 Approval of City Council Minutes

Resolution #2025-02-028-J-2

RESOLVED, That Troy City Council hereby **APPROVES** the following Minutes as submitted:

- a) City Council Minutes-Draft – February 10, 2025

J-3 Proposed City of Troy Proclamations: None Submitted

J-4 Standard Purchasing Resolutions:

- a) **Standard Purchasing Resolution 4: State of Michigan MiDEAL Extended Purchasing Program – Fleet Vehicles**

Resolution #2025-02-028-J-4a

RESOLVED, That Troy City Council hereby **APPROVES** a contract to purchase two (2) 2024 Chevrolet Silverado Pickup Trucks from *Berger Chevrolet of Grand Rapids, MI* as per the State of Michigan MiDEAL Extended Purchasing Program Contract #MA240000001191 for an estimated total cost of \$67,734.00, as detailed in the attached quote, a copy of which will be **ATTACHED** to the original Minutes of this meeting; not to exceed budgetary limitations.

b) Standard Purchasing Resolution 4: Oakland County Extended Purchasing Contract – Fire and Police Training Center Domestic Hot Water Heater Replacement

Resolution #2025-02-028-J-4b

RESOLVED, That Troy City Council hereby **AWARDS** a contract to *Limbach, Inc. of Pontiac, MI* to furnish all labor, materials and equipment for the Fire and Police Training Center Tankless Hot Water System for an estimated cost of \$39,915.00, as detailed in the attached proposal and per the Oakland County Extended Purchasing Contract #009746, a copy of which shall be **ATTACHED** to the original Minutes of this meeting; not to exceed budgetary limitations.

BE IT FURTHER RESOLVED, That the award is **CONTINGENT** upon the submission of properly executed contract documents, including insurance certificates and all other specified requirements.

c) Standard Purchasing Resolution 4: Oakland County Extended Purchasing Contract – Tile Replacement at the Troy Family Aquatic Center

Resolution #2025-02-028-J-4c

RESOLVED, That Troy City Council hereby **AWARDS** a contract to *National Restoration Inc. of Milford, MI* for replacement of the tiles at the Troy Family Aquatic Center for an estimated cost of \$104,375.00, as detailed in the attached proposal and as per the Oakland County Extended Purchasing Contract #009849, a copy of which shall be **ATTACHED** to the original Minutes of this meeting; not to exceed budgetary limitations.

BE IT FURTHER RESOLVED, That the award is **CONTINGENT** upon the submission of properly executed contract documents, including insurance certificates and all other specified requirements.

d) Standard Purchasing Resolution 4: MiDEAL Purchasing Cooperative - EnviroSight Rover X Sewer Truck Crawler and Camera Assembly

Resolution #2025-02-028-J-4d

RESOLVED, That Troy City Council hereby **APPROVES** a contract to purchase the EnviroSight Rover X Sewer Truck Crawler and Camera Assembly from *MacQueen Equipment, LLC of Lake Orion, MI* utilizing the MiDEAL Cooperative Contract 240000000166 for an estimated total cost of \$71,800.00, as detailed in the attached quote, a copy of which shall be **ATTACHED** to the original Minutes of this meeting; not to exceed budgetary limitations.

e) **Standard Purchasing Resolution 4: OMNIA Partners Purchasing Cooperative – 52-4 District Court Phase I LED Lighting Upgrade**

Resolution #2025-02-028-J-4e

RESOLVED, That Troy City Council hereby **AWARDS** a contract to *Graybar of Lansing, MI* for the purchase of LED lights and installation materials for the 52-4 District Court Phase I LED Lighting Upgrade for an estimated cost of \$29,186.74, as detailed in the attached quote and per the Omnia Partners Contract Number EV2370, a copy of which shall be **ATTACHED** to the original Minutes of this meeting; not to exceed budgetary limitations.

BE IT FURTHER RESOLVED, That the award is **CONTINGENT** upon the submission of properly executed contract documents, including insurance certificates and all other specified requirements.

f) **Standard Purchasing Resolution 4: OMNIA Partners Purchasing Cooperative and Bid Waiver – Golf Course Equipment**

Resolution #2025-02-028-J-4f

RESOLVED, That in the best interest of the City, Troy City Council hereby **WAIVES** the bid process and **APPROVES** a contract to *Spartan Distributors of Auburn Hills, MI* for the purchase of two (2) pieces of golf course equipment for Sylvan Glen Golf Course for an estimated total cost of \$95,745.60, utilizing the OMNIA Partners Cooperative Contract #2023261 and TROON National Account pricing as detailed in the attached quotes, a copy of which shall be **ATTACHED** to the original Minutes of this meeting.

J-5 Private Agreement – Contract for Installation of Municipal Improvements – Town Haven Site Condominium Development – Project No. 24.916.3

Resolution #2025-02-028-J-5

RESOLVED, That Troy City Council hereby **APPROVES** the Contract for the Installation of Municipal Improvements (Private Agreement) between the City of Troy and Tableau Mondrian for the installation of Water Main, Sanitary Sewer, Storm Sewer, Detention Basin, Concrete Pavement & Sidewalk, and the Mayor and City Clerk are **AUTHORIZED** to execute the documents, a copy of which shall be **ATTACHED** to the original Minutes of this meeting.

J-6 Oakland County License Agreement for Use of Troy Community Center as Early Voting Center

Resolution #2025-02-028-J-6

WHEREAS, Troy City Council approved the Agreement for Election Services Between Oakland County and City of Clawson and City of Troy at the Regular City Council Meeting on September 18, 2023, establishing an Early Voting Center at the Troy Community Center for voters of Troy and Clawson; and,

WHEREAS, Troy City Council approved the License Agreement for usage of the banquet facility rooms at the Troy Community Center for the Early Voting Center on October 16, 2023, with the agreement expiring in December in even years; and,

WHEREAS, The City of Troy wishes to continue the partnership with Oakland County and the City of Clawson for Early Voting Services for the voters of Troy and Clawson;

THEREFORE, BE IT RESOLVED, That Troy City Council hereby **APPROVES** the Oakland County License Agreement for Use of Troy Community Center, and authorizes the Mayor and City Clerk to sign the agreement on behalf of the City of Troy, a copy of which shall be **ATTACHED** to the Minutes of this meeting.

J-7 Request for Acceptance of a Permanent Easement, Bharatiya Temple, Sidwell #88-20-06-101-016

Resolution #2025-02-028-J-7

RESOLVED, That Troy City Council **ACCEPTS** a permanent easement for water main from the Bharatiya Temple, owners of the property having Sidwell #88-20-06-101-016.

BE IT FURTHER RESOLVED, That a copy of the recorded easement shall be **ATTACHED** to the original Minutes of this meeting.

J-8 Request for Acceptance of Two Warranty Deeds and Five Permanent Easements, Town Haven, LLC, Sidwell #88-20-22-226-023 and -024

Resolution #2025-02-028-J-8

RESOLVED, That Troy City Council **ACCEPTS** two warranty deeds for right of way and a detention facility, and five permanent easements for sidewalks, water mains, public utilities and public service facilities, sanitary sewers, and storm sewers and surface drainage from Town Haven, LLC, owner of the properties having Sidwell #88-20-22-226-023 and -024.

BE IT FURTHER RESOLVED, That the City Clerk is hereby **DIRECTED TO RECORD** the warranty deeds and permanent easements with Oakland County Register of Deeds, copies of which shall be **ATTACHED** to the original Minutes of this meeting.

J-9 Act 51 Mileage Certification for 2024

Resolution #2025-02-028-J-9

WHEREAS, It is necessary to furnish certain road information to the State of Michigan for the purpose of obtaining funds under Act 51, P.A. 1951, as amended; and,

WHEREAS, The center line of said streets are described as:

(Via Toscana St) Part of the Southwest $\frac{1}{4}$ of Section 1, Town 2 North, Range 11 East, City of Troy, Oakland County, Michigan. The centerline of road being more particularly described as

follows: Commencing at the Southwest Corner of said Section 1; thence South 88 degrees 30 minutes 57 seconds East, along the South Line of said Section 1, 2187.25 feet to the point of beginning of the centerline of Via Toscana; thence North 00 degrees 07 minutes 29 seconds East 385.95 feet to the point of ending of said road. Said centerline of road is 385.95 feet in length more or less.

(Bloomingdale Drive) Part of the Southwest $\frac{1}{4}$ of Section 14, Town 2 North, Range 11 East, City of Troy, Oakland County, Michigan. The centerline of road being more particularly described as follows: Commencing at the South $\frac{1}{4}$ Corner of said Section 14; thence South 89 degrees 59 minutes 40 seconds West, along the South Line of said Section 14, 670.85 feet and North 00 degrees 42 minutes 53 seconds West 636.46 feet and Due West 555.01 feet and Due North 150.00 feet to the point of beginning of the centerline of Bloomingdale; thence Due West 197.99 feet to the point of ending of said road. Said centerline of road is 197.99 feet in length more or less.

(Holm Street) Part of the Northeast $\frac{1}{4}$ of Section 11, Town 2 North, Range 11 East, City of Troy, Oakland County, Michigan. The centerline of road being more particularly described as follows: Commencing at the East $\frac{1}{4}$ Corner of said Section 11; thence Due North, along the East Line of said Section 11, 777.02 feet and South 89 degrees 22 minutes 00 seconds West 864.67 feet to the point of beginning of the centerline of Holm; thence South 00 degrees 14 minutes 00 seconds West 382.00 feet to the point of ending of said road. Said centerline of road is 382.000 feet in length more or less.

(Blaketon Ct) Part of the Northeast $\frac{1}{4}$ of Section 15, Town 2 North, Range 11 East, City of Troy, Oakland County, Michigan. The centerline of road being more particularly described as follows: Commencing at the Center of said Section 15; thence North 00 degrees 12 minutes 10 seconds West, along the North and South $\frac{1}{4}$ Line of said Section 15, 166.20 feet to the point of beginning of the centerline of Blaketon; thence South 89 degrees 57 minutes 30 seconds East 544.48 feet; thence South 64 degrees 05 minutes 20 seconds East 89.84 feet to the point of ending of said road. Said centerline of road is 634.32 feet in length more or less; and,

WHEREAS, The above said street is located within the City of Troy; right of way is under the control of the City of Troy; said street is public street and is for public street purposes and was open to the public prior to December 31, 2024;

THEREFORE, BE IT RESOLVED, That Troy City Council hereby **ACCEPTS** the following non-platted street: Kohli Drive into the City of Troy local street system.

K. MEMORANDUMS AND FUTURE COUNCIL AGENDA ITEMS:

K-1 Announcement of Public Hearings: None Submitted

K-2 Memorandums (Items submitted to City Council that may require consideration at some future point in time): None Submitted

L. PUBLIC COMMENT FOR ITEMS NOT ON THE AGENDA FROM TROY RESIDENTS AND BUSINESSES:

Joey Colby	Commented on changes the Federal government is making that impacts the LGBTQIA+ community
Alex Karpowitsch	Commented on the Master Plan, the Budget, the capital needs of the City, and the Special Meeting held at 6pm

M. CITY COUNCIL/CITY ADMINISTRATION RESPONSE/REPLY TO PUBLIC COMMENT FOR ITEMS NOT ON THE AGENDA FROM TROY RESIDENTS AND BUSINESSES:

N. COUNCIL REFERRALS:

Items Advanced to the City Manager by the Mayor and City Council Members for Placement on the Agenda

N-1 No Council Referrals Submitted

O. REPORTS:

O-1 Minutes – Boards and Committees:

- a) Planning Commission-Final – January 28, 2025
Noted and Filed

O-2 Department Reports:

- a) Planning Commission 2024 Annual Report
b) Troy Historical Society Annual Report for Fiscal Year Ending June 30, 2024 and Financial Statements for Fiscal Year Ending June 30, 2024
Noted and Filed

O-3 Letters of Appreciation:

- a) To the Fire Department from J. Kent Clarke, Jr.
b) To Kurt Bovensiep and DPW Staff from William and Shirley Schmidt
Noted and Filed

O-4 Proposed Proclamations/Resolutions from Other Organizations: None Submitted

O-5 Oakland County Treasurer’s Office Foreclosure Prevention

P. COUNCIL COMMENTS:

P-1 Council Comments

Council Member Hamilton commented that he would like to see more information on capital projects and capital needs and provide it on the website that details current projects, projects in the near future, and capital projects that are planned 20 years out. He would like to see what surrounding communities do and how they present their capital needs, and how that compares to Troy and our tax rates.

Council Member Chamberlain-Creanga commented that this is the last week of Black History Month and shared a quote from MLK Jr.

Council Member Chamberlain-Creanga commented that today marks three years since the invasion of Ukraine, and she is personally and professionally tied to the region. She said she recently spoke with a leader of a Ukrainian-American group in Troy who is heartbroken. Council Member Chamberlain-Creanga expressed her solidarity with Ukrainian-Americans and Ukrainian refugees living in Troy and prays for peace.

Council Member Chamberlain-Creanga thanked the Stage Nature Center for their annual maple syrup programs. She also thanked Stage Nature Center, City administration, and Mike Potyok for partnering with Schroeder Elementary School to hold their first-ever Maple tree tapping program.

Council Member Brooks commented to Mr. Colby that his comments are seen, heard and acknowledged.

Council Member Brooks commented that Stage Nature Center has their Maple syrup programs during the month of March.

Council Member Gunn thanked City Administration for all their hard work and effort preparing for the Special Meeting discussion on capital projects.

Council Member Chanda commented to Mr. Colby that his comments are seen and heard.

Council Member Chanda thanked City staff for a spectacular job preparing for the Special Meeting discussion on capital project funding.

Mayor Baker said it is important for City Council to continue to work with City staff on capital projects. He said he appreciates the eagerness and effort of City staff, and he said it will be important to provide information that is all-inclusive and easily-digestible to residents. He said he is excited for the conversations and discussions in the next couple of months.

Mayor Baker commented to Mr. Colby that he seen and heard and always welcome to speak during public comment.

Q. PUBLIC COMMENT FOR ITEMS ON OR NOT ON THE AGENDA FROM MEMBERS OF THE PUBLIC OUTSIDE OF TROY (NOT RESIDENTS OF TROY AND NOT FROM TROY BUSINESSES):

The Meeting **RECESSED** at 8:15 PM.

The Meeting **RECONVENED** at 8:28 PM.

R. CLOSED SESSION

R-1 Closed Session

S. ADJOURNMENT:

The Meeting **ADJOURNED** at 8:33 PM.

Mayor Ethan Baker

M. Aileen Dickson, MMC, MiPMC3
City Clerk

2025 SCHEDULED SPECIAL CITY COUNCIL MEETINGS:

February 24, 2025.....Capital Conference Follow Up
April 14, 2025.....Special Meeting – Budget
April 16, 2025..... Special Meeting – Budget (as needed)

2025 SCHEDULED REGULAR CITY COUNCIL MEETINGS:

February 24, 2025..... Regular Meeting
March 10, 2025..... Regular Meeting
March 17, 2025..... Regular Meeting
April 7, 2025..... Regular Meeting
April 21, 2025..... Regular Meeting
May 5, 2025..... Regular Meeting
May 19, 2025..... Regular Meeting
June 9, 2025..... Regular Meeting
June 30, 2025..... Regular Meeting
July 14, 2025..... Regular Meeting
July 28, 2025..... Regular Meeting
August 11, 2025..... Regular Meeting
August 25, 2025..... Regular Meeting
September 8, 2025..... Regular Meeting
September 29, 2025..... Regular Meeting
October 6, 2025..... Regular Meeting
October 20, 2025..... Regular Meeting
November 10, 2025..... Regular Meeting
November 17, 2025..... Regular Meeting
December 1, 2025..... Regular Meeting
December 15, 2025..... Regular Meeting