

Pastor Matt Schuler from Faith Lutheran Troy 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, October 20, 2025, at City Hall, 500 W. Big Beaver Rd. Mayor Baker called the meeting to order at 7:31 PM.

B. ROLL CALL:

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

C. CERTIFICATES OF RECOGNITION AND SPECIAL PRESENTATIONS:

C-1 Troy Community Foundation – 2025 Troy Family Daze Report (*Presented by: Karen Greenwood, Troy Community Foundation*)

C-2 Service Commendation to Stage Nature Center Executive Director Carla Reeb

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 – Downtown Development Authority, Global Troy Advisory Committee; b) City Council Appointments – None

a) Mayoral Appointments:

Resolution #2025-10-133

Moved by Baker

Seconded by Chamberlain-Creanga

RESOLVED, That the Mayor of the City of Troy hereby **APPOINTS** the following nominated person(s) to serve on the Boards and Committees as indicated:

Downtown Development Authority

Appointed by Mayor

13 Regular Members

4 Year Term

Nominations to the Downtown Development Authority:

Term Expires: 9/30/2029

Kenny Koza

In District

Term currently held by: Kenny Koza

Term Expires: 9/30/2029

Daniel MacLeish

In District

Term currently held by: Daniel MacLeish

Yes: All-7

No: None

MOTION CARRIED

Resolution #2025-10-134

Moved by Baker

Seconded by Chanda

RESOLVED, That the Mayor of the City of Troy hereby **APPOINTS** the following nominated person(s) to serve on the Boards and Committees as indicated:

Global Troy Advisory Committee

Appointed by Mayor

12 Regular Members

3 Year Term

Nominations to the Global Troy Advisory Authority:

Term Expires: 10/30/2026	Michelle Haight Term currently held by: Vacancy-Philippe Cicchini resigned
Term Expires: 10/30/2028	Edward Chezick Term currently held by: Edward Chezick
Term Expires: 10/30/2028	Daniela Natcheva Term currently held by: Daniela Natcheva
Term Expires: 10/30/2028	Carolina Noguez-Ortiz Term currently held by: Carolina Noguez-Ortiz
Term Expires: 10/30/2028	Youdong Zhou Term currently held by: Youdong Zhou

Yes: All-7
No: None

MOTION CARRIED

b) **City Council Appointments:** None

I-2 Board and Committee Nominations: a) Mayoral Nominations – None; b) City Council Nominations – Animal Control Appeal Board

a) **Mayoral Nominations:** None

b) **City Council Nominations:**

Resolution #2025-10-135
Moved by Gunn
Seconded by Chamberlain-Creanga

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:

[Animal Control Appeal Board](#)

Appointed by Council
5 Regular Members
3 Year Term

Nominations to the Animal Control Appeal Board:

Term Expires: 9/30/2028	Tina Catron Term currently held by: Tina Catron
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Yes: All-7
No: None

MOTION CARRIED

I-3 No Closed Session Requested

I-4 Contract Renewal – Group Life Insurance, Accident and Sickness Coverage for Volunteer Firefighters (*Introduced by: Peter Hullinger, Fire Chief*)

Resolution #2025-10-136
Moved by Chanda
Seconded by Gunn

WHEREAS, The City of Troy's Benefits Consultant, Gallagher Benefit Services Inc, explored coverage options from reputable, financially stable carriers on the City's behalf;

NOW, THEREFORE, BE IT RESOLVED, That in the best interest of the City, Troy City Council hereby **AUTHORIZES** the renewal of the policy with *VFIS of York, PA*, for Group Term Life and Accident & Sickness Coverage for an estimated amount of \$30,930.00 for the Group Term Life policy and \$4,792.00 for the Accident & Sickness policy for an estimated total of \$35,722.00.

BE IT FINALLY RESOLVED, That the City Manager or his/her delegate is **AUTHORIZED** to administratively approve annual renewals for up to five additional terms, after determining it's in the best interest of the City to do so, recognizing that there will likely be cost increases for the future years.

Yes: All-7
No: None

MOTION CARRIED**J. CONSENT AGENDA:**

J-1a Approval of "J" Items NOT Removed for Discussion

Resolution #2025-10-137-J-1a
Moved by Hamilton
Seconded by Hodorek

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

Yes: All-7
No: None

MOTION CARRIED

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

J-2 Approval of City Council Minutes

Resolution #2025-10-137-J-2

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

- a) City Council Minutes-Draft – October 6, 2025

J-3 Proposed City of Troy Proclamations: None Submitted

J-4 Standard Purchasing Resolutions:

- a) **Standard Purchasing Resolution 2: Award to Low Bidder Meeting Specifications – Liquid Calcium Chloride**

Resolution #2025-10-137-J-4a

RESOLVED, That Troy City Council hereby **AWARDS** a one-year contract to provide seasonal requirements of Liquid Calcium Chloride with the option to renew for one additional year to the low bidder meeting specifications, *Liquid Calcium Chloride Sales, Inc. of Kawkawlin, MI* for an estimated total cost of \$70,960.00, at the unit prices contained in the bid tabulation opened October 9, 2025, a copy of which shall be **ATTACHED** to the original Minutes of this meeting with the contract expiring November 30, 2027, not to exceed budgetary limitations.

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

- b) **Standard Purchasing Resolution 2: Award to Low Bidder Meeting Specifications – Major and Local Street Pavement Marking**

Resolution #2025-10-137-J-4b

RESOLVED, That Troy City Council hereby **AWARDS** a two (2) year contract with the option to renew for one (1) additional year to sole bidder meeting specifications; *P. K. Contracting, Inc. of Troy, MI* to provide Major and Local Street Pavement Marking Services on an as needed basis, not to exceed budgetary limitations, at the unit prices as detailed in the bid tabulation opened September 25 2025; a copy of which shall be **ATTACHED** to the original minutes of this meeting and as detailed below by year; with the contract expiring June 30, 2028.

<u>2 Yr. Contract</u>	<u>Amount</u>
1	\$ 700,000.00
2	\$ 700,000.00
Total 2 Yr. Contract	\$ 1,400,000.00
1 Year Renewal	\$ 700,000.00

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

c) **Standard Purchasing Resolution 4: Sourcewell Cooperative Purchasing Contract – HPE StoreOnce Immutable Storage**

Resolution #2025-10-137-J-4c

RESOLVED, That Troy City Council hereby **APPROVES** a contract to purchase an HPE StoreOnce encrypted disk backup system with five years of maintenance and implementation and training services from *CDW-G of Chicago, IL* as per detailed in the attached as per the Sourcewell Cooperative Contract # 121923-CDWG for an estimated total cost of for \$65,609.42 copies of which shall be **ATTACHED** to the original Minutes of this Meeting.

BE IT FURTHER RESOLVED, That Troy City Council **AUTHORIZES** ongoing annual maintenance renewals with CDW-G for the HPE StoreOnce backup system as needed by the Troy Information Technology Department.

J-5 Request for Acceptance of a Permanent Easement, Sidwell #88-20-25-352-014

Resolution #2025-10-137-J-5

BE IT RESOLVED, That Troy City Council hereby **ACCEPTS** a permanent easement for storm sewers and surface drainage from Floriana Bejko and Firdus Bjyli, owners of the property having Sidwell #88-20-25-352-014.

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

J-6 Request for Acceptance of a Permanent Easement, Sidwell #88-20-25-352-015

Resolution #2025-10-137-J-6

BE IT RESOLVED, That Troy City Council hereby **ACCEPTS** a permanent easement for storm sewers and surface drainage from Mage Hanna and Samia Hanna, owners of the property having Sidwell #88-20-25-352-015.

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

J-7 Private Agreement – Contract for Installation of Municipal Improvements - Bose Hub Office and Engineering Building - Project No. 25.914.3

Resolution #2025-10-137-J-7

RESOLVED, That Troy City Council hereby **APPROVES** the Contract for the Installation of Municipal Improvements (Private Agreement) between the City of Troy and 755 Tower Associates II, LLC for the installation of Water Main, Sanitary Sewer Service, and Storm Sewer, 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-8 Stormwater Management Operations and Maintenance Agreement, Tableau By Mondrian, LLC, Sidwell #88-20-22-301-007, -008, and -009

Resolution #2025-10-137-J-8

BE IT RESOLVED, That Troy City Council hereby **APPROVES** a Stormwater Management Operations and Maintenance Agreement between the Tableau By Mondrian, LLC and the City of Troy outlining a plan to install, maintain and operate the private stormwater system and underground detention facility on the properties owned by Tableau By Mondrian, LLC and identified by Sidwell #88-20-22-301-007, -008 & -009.

BE IT FURTHER RESOLVED, That Troy City Council **AUTHORIZES** the Mayor and City Clerk to execute the Agreement.

BE IT FINALLY RESOLVED, That the City Clerk is **DIRECTED** to **RECORD** the Agreement with Oakland County Register of Deeds, a copy of which shall be **ATTACHED** to the original Minutes of this meeting.

J-9 Stormwater Management Operations and Maintenance Agreement, Motor City Church International, Sidwell #88-20-20-226-097

Resolution #2025-10-137-J-9

BE IT RESOLVED, That Troy City Council hereby **APPROVES** a Stormwater Management Operations and Maintenance Agreement between Motor City Church International and the City of Troy outlining a plan to install, maintain and operate the private stormwater system and underground detention facility on the properties owned by Motor City Church International and identified by Sidwell #88-20-20-226-097.

BE IT FURTHER RESOLVED, That Troy City Council **AUTHORIZES** the Mayor and City Clerk to execute the Agreement.

BE IT FINALLY RESOLVED, That the City Clerk is **DIRECTED** to **RECORD** the Agreement with Oakland County Register of Deeds, a copy of which shall be **ATTACHED** to the original Minutes of this meeting.

J-10 City of Troy v 4770 Rochester Holdings, LLC

Resolution #2025-10-137-J-10

RESOLVED, That the City of Troy City Council hereby **APPROVES** the proposed Consent Judgment in the City of Troy v 4770 Rochester Holdings, LLC condemnation case, Oakland County Circuit Court Case Number 2025-214450 CC, and **AUTHORIZES** payment in the

amounts stated therein from Account Number 401.449.202.989.022065, and further **AUTHORIZES** the City Attorney or designee to execute the document on behalf of the City of Troy; a copy of the Consent Judgment is to be **ATTACHED** to the original Minutes of this meeting.

K. MEMORANDUMS AND FUTURE COUNCIL AGENDA ITEMS:

K 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:

Anthony Kapas	Commented on the need for speed humps on Eckford
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M. CITY COUNCIL/CITY ADMINISTRATION RESPONSE/REPLY TO PUBLIC COMMENT FOR ITEMS NOT ON THE AGENDA FROM TROY RESIDENTS AND BUSINESSES:

Mr. Bovensiep, Public Works Director, provided a summary of the history of speed humps, and the issues they present.

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 – September 23, 2025
 - b) Traffic Committee-Final – July 16, 2025
- Noted and Filed

O-2 Department Reports:

- a) 2025 Bond Proposal Communications Plan Updates
 - b) Q3 Economic Development Report
 - c) 2025 Lead and Copper Rule Monitoring Update
- Noted and Filed

O-3 Letters of Appreciation:

- a) To the City of Troy from Rhonda Hendrickson Regarding Sylvan Glen Lake Park
 - b) To Lyndsey Ramsey from Mike and Mary Ann Husson
- Noted and Filed

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

P. COUNCIL COMMENTS:

P-1 Council Comments

Mayor Pro Tem Gunn wished those who celebrate a Happy Diwali.

Mayor Pro Tem Gunn recognized some notable Troy residents: Anson Pingree, an Eagle Scout, who worked at the Troy Historical Museum to create a mud oven, Troy High School Basketball Coach Gary Fralick was inducted into the High School Hall of Fame, and Athens High School student, Skyye Frailey, achieved 1,000 kills in volleyball.

Council Member Hamilton asked City Clerk Dickson to provide voting information for the election on November 4, 2025. City Clerk Dickson provided details on early voting, absentee ballots, recent changes to the precincts and polling locations, voting hours on Election Day, extended hours the Saturday before the election, and voters can go to www.troymi.gov/elections for more information.

Council Member Chanda asked about registering to vote. City Clerk Dickson explained that starting on Tuesday voters who wish to register to vote must do so at the City Clerk's Office during regular business hours or on Saturday, November 1st from 8am to 4pm.

Council Member Hamilton asked about options returning absentee ballots. City Clerk Dickson explained the options of returning absentee ballots by mail or preferably at any of the 5 drop boxes. She said voters may tabulate their absentee ballot in-person at Early Voting or at the precinct on Election Day.

Council Member Brooks wished a Happy Diwali to those who celebrate and commented on the message of light over darkness.

Council Member Brooks commented on the Nature Uncorked fundraising event on November 7th, 2025 at the Troy Community Center. She said tickets are available online.

Council Member Brooks commented on the upcoming Frightful 5K on Sunday, October 26th. Tickets are available online.

Council Member Brooks commented that she had the privilege of working with Carla Reeb serving on the Nature Society Board. She said Carla positivity and leadership trickled down and created a wonderful atmosphere at the Nature Center. She wished her a Happy Retirement and said she will be missed.

Council Member Chamberlain-Creanga wished everyone a Happy Diwali to those who celebrate.

Council Member Chamberlain-Creanga said she is grateful the pool is back up and running.

Council Member Chamberlain-Creanga asked if the Special Assessment District process has been updated. She asked if that can be a goal next year.

Council Member Chanda wished everyone a Happy Diwali to those who celebrate and said he grew up celebrating the Festival of Light.

Council Member Chanda commented on the presentation from the Troy Community Foundation and the proclamation for Carla Reeb. He expressed kudos to Karen Greenwood and all of the volunteers for all of their work on another successful Troy Family Daze festival.

Council Member Chanda reminded voters to vote in the November 4, 2024 City General Election.

Mayor Baker commented on the Frightful 5K and said it is a wonderful community event. He thanked City staff for their work to pull off such a great event.

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):

R. CLOSED SESSION

R-1 No Closed Session

S. ADJOURNMENT:

The Meeting **ADJOURNED** at 8:32 PM.

Mayor Ethan Baker

M. Aileen Dickson, MMC, MiPMC3
City Clerk