

MINUTES  
CITY COUNCIL MEETING  
CITY OF FARMINGTON HILLS  
JULY 10, 2017 – 7:30 PM  
CITY HALL – COUNCIL CHAMBER

The regular meeting of the Farmington Hills City Council was called to order by Mayor Massey at 7:36 p.m.

Council Members Present: Bridges, Bruce, Knol, Lerner, Massey, Rich and Steckloff

Council Members Absent: None

Others Present: City Manager Boyer, City Clerk Smith, Assistant City Manager Mekjian, Directors Barr, Gajda, Gardiner and Monico, Police Chief Nebus and City Attorney Joppich

**PLEDGE OF ALLEGIANCE**

County Commissioner Marcia Gershenson led the pledge of allegiance.

**APPROVAL OF AGENDA**

MOTION by Lerner, support by Steckloff, to approve the agenda as published.

MOTION CARRIED 7-0.

**PROCLAMATION RECOGNIZING FINANCE DIRECTOR/TREASURER DAVE GAJDA FOR HIS EXEMPLARY SERVICE TO THE CITY OF FARMINGTON HILLS**

The following Proclamation was read by Councilmember Lerner:

**PROCLAMATION**

**Finance Director/Treasurer Dave Gajda**

***In Recognition of Exemplary Service to the City of Farmington Hills***

- WHEREAS,** Dave Gajda was hired as the Finance Director/Treasurer in 2010 and devoted his time, talents, and energy to serving the City of Farmington Hills for seven years; and
- WHEREAS,** Dave Gajda previously served for 25 years as the Finance Director for the City of Brighton where he was involved with the Downtown Development Authority and the Local Development Financial Authority; and
- WHEREAS,** he holds a Master's Degree in Public Administration from Eastern Michigan University and a Bachelor's Degree in Accounting/Finance from the University of Michigan – Dearborn; and
- WHEREAS,** Dave Gajda served as the Secretary/Administrator for the City of Farmington Hills Employee Retirement System where his extensive financial knowledge helped to ensure a well-funded pension system for City employees; and

**WHEREAS,** during his time as Finance Director/Treasurer, Dave Gajda played an integral role in the City's ability to achieve and maintain a AAA Bond Rating from Standard & Poor's; and

**WHEREAS,** Dave Gajda was known for his strong principles and attention to detail as he managed the City's budget, maintained sound financial management, and served the City with professional dedication.

**NOW, THEREFORE, BE IT RESOLVED** that I, Ken Massey, Mayor of the City of Farmington Hills, on behalf of the City Council, do hereby honor and thank Dave Gajda for his distinguished career in public service and encourage everyone in Farmington Hills to take the opportunity to recognize and applaud the work of this highly respected individual.

**EMERGENCY PREPAREDNESS COMMISSION TIP OF THE MONTH**

The following Tip of the Month was read by Robert York, Emergency Preparedness Commission Member:

**EMERGENCY PREPAREDNESS COMMISSION  
Tip of the Month  
July 2017**

One of the great things about living here in the mid-west is that during the summer we walk the roads and sidewalks of our various neighborhoods and have an opportunity to reconnect with those who live in our community. The Emergency Preparedness Commission encourages everyone to take advantage of this naturally friendly season to get to know your neighbors better, and to do the things that will make you a better neighbor: learn new first aid skills, join or form a Neighborhood Watch group, find out who in your neighborhood has special needs. Building relationships and learning important skills can be extremely important in dealing with, or recovering from, an emergency situation. If, while you're out walking, you have a pet walking next to you, remember that you need to include any household pets in your emergency preparedness plans.

There are approximately 34,000 households in Farmington Hills. Unfortunately, every street and apartment building houses people who do not know their neighbors. Yet in time of crisis, it is your neighbor who might be the most important for your survival.

We encourage everyone to get acquainted with your neighbors. During a disaster or crisis, members of a neighborhood might need to pool their available assets, such as tools, equipment, and skills, in order to help each other.

Two other summertime tips:

- 1) Take heat seriously. It seems like summer comes late and doesn't last long enough in Michigan, but on the hot days that are coming, don't underestimate the seriousness of heat illness. So as you're having fun, remember to drink plenty of water, avoid sunburn and heat stress, and review your first aid skills regarding heat illnesses.
- 2) And since we mentioned tornados, most tornados in Michigan occur in April, May, June and July between 3 and 7 p.m. Have a tornado escape plan in place, and practice with your family.

As always, the Emergency Preparedness Commission urges all residents to make preparedness a part of daily life. For more information, visit the EPC website, [www.FHready.org](http://www.FHready.org).

**CORRESPONDENCE**

Council acknowledged correspondence received on the following

- Firework complaints
- Deer
- Email from a resident regarding taxes for refuse for their condominium complex

**CONSENT AGENDA**

MOTION by Lerner, support by Bridges, to approve the Consent Agenda items #6 and #9.

Roll Call Vote:

Yeas: BRIDGES, BRUCE, KNOL, LERNER, MASSEY, RICH AND STECKLOFF  
Nays: NONE  
Absent: NONE  
Abstentions: NONE

MOTION CARRIED 7-0.

MOTION by Bruce, support by Rich, to approve the Consent Agenda items #7 and #8.

Roll Call Vote:

Yeas: BRIDGES, BRUCE, KNOL, LERNER, MASSEY AND RICH  
Nays: NONE  
Absent: NONE  
Abstentions: STECKLOFF

MOTION CARRIED 6-0-0-1.

**PUBLIC QUESTIONS AND COMMENTS**

There were no public questions or comments.

**COUNCIL MEMBER'S COMMENTS AND ANNOUNCEMENTS**

The following comments and announcements were made:

- There are two new restaurants in Farmington Hills: Taste of Asia and Damas Cuisine & Catering
- The Farmington SAFE Softball Tournament Fundraiser will be held Saturday, August 15<sup>th</sup>.

**CITY MANAGER UPDATE**

City Manager Boyer provided an update on the following:

- Fireworks and state law and local ordinances
- Police Career Days to be held Saturday, July 15<sup>th</sup> and August 5<sup>th</sup> from 9am to 3pm.

**NEW BUSINESS**

**CONSIDERATION OF APPROVAL OF AN AMENDMENT TO CONSENT JUDGMENT FOR THE MDT BUILDING LOCATED AT 30230 ORCHARD LAKE ROAD. CMR 7-17-68**

Director of Planning and Community Development Ed Gardiner stated that staff met with MDT regarding a request to construct an outdoor patio on their building. He explained that since the property was part of a consent judgment that prohibited outdoor activity, the request would require an amendment to the consent judgment to allow for the construction. This matter was first brought before Council at their last study session meeting and the consent judgment as prepared by the City Attorney is before Council this evening for consideration.

Mark Cohn, Attorney for MDT, explained that they are seeking approval of the consent judgment to allow an outdoor patio off the east wall. He noted that the patio is meant to be accessed from within the building and would be for use by employees only. He stated that two-thirds of their 145 employees work out of this building and the patio is proposed to enhance the employee experience and to help attract and retain employees. Mr. Cohn stated that they are in a competitive industry and they are creating a lifestyle with this building for their employees. He mentioned that there is a neighborhood behind the building so hours will be limited and there will be no speakers or music. Mr. Cohn stated that it is a soft use but important and a good enhancement to the building.

Attorney Joppich stated that a few clarifications were made to the consent judgment after it was included in City Council's packet and that revised consent judgment has been provided to Council this evening. The changes agreed upon by both parties were made to page 3 to clarify that Exhibit D was the deed to be attached and page 5 to clarify that the patio area shall not be used as a designated outdoor smoking area and to permit the use of portable propane gas heating units for a grill and gas fire pit.

Councilmember Rich inquired if the residents were notified of this meeting. Mr. Gardiner stated that they were not notified as this matter did not require a public hearing.

MOTION by Lerner, support by Bridges, that the City Council of Farmington Hills hereby approves the amended Consent Judgment as presented by MDT and conceptual plans dated June, 2017; and directs the City Manager, City Clerk and City Attorney to execute and record the proposed Amendment to the Consent Judgment.

MOTION CARRIED 6-1 (Rich opposed).

Councilmember Steckloff stated that she appreciates the company asking for this for their employees and feels that more companies should be doing something similar.

**CONSIDERATION OF APPROVAL OF AN APPOINTMENT TO THE BROWNFIELD REDEVELOPMENT AUTHORITY.**

MOTION by Bruce, support by Steckloff, that the City Council of Farmington Hills hereby confirms the Mayor's recommendation to appoint Steve Barr to fill an unexpired term on the Brownfield Redevelopment Authority with a term ending February 1, 2018.

MOTION CARRIED 7-0.

**CONSENT AGENDA**  
**RECOMMENDED APPROVAL OF ANNUAL BID WAIVERS AND AWARDS FOR FISCAL YEAR 2017/2018. CMR 7-17-69**

MOTION by Lerner, support by Bridges, that the City Council of Farmington Hills hereby authorizes the City Manager to issue the following purchase orders for budgeted products and services for fiscal year 2017/2018:

VENDOR	COMMODITY	DEPT.	JUSTIFICATION	LAST BID	EST. ANNUAL AMOUNT
Answer Technology (Avaya Business Partner)	Avaya phone maintenance and support	All	O.E.M. vendor	2015	\$22,000
BS&A	Equalizer, Tax, Permits, Cash receipting software maintenance/updates	DPCD, Finance	Sole Source O.E.M. vendor/ Original bid	N/A	26,500
ESRI	GIS licensing/ maintenance and support	All	State of MI contract	Current Contract	\$18,000
Eden Systems/Tyler Technologies	Financial software maintenance/updates	All	Sole Source O.E.M. vendor/ Original bid	N/A	\$92,000
Fortinet/ Fortigate & Malwarebytes authorized resellers	Cybersecurity & Web filtering	IT	National IPA, NJPA & State of MI/REMC/NASPO contracts (or less)	N/A	\$20,000
FutureNet (authorized Laserfiche reseller)	LaserFiche & Related Software Licenses maintenance of Document Management systems.	All	O.E.M. vendor	2016	\$50,000
Goodyear Tire	Tires	DPW	State Bid Contract	Current Contract	\$50,000
Grainger	Mechanical & Industrial Supplies	All	National IPA Contract(Cooperative)	Current Contract	\$10,000
Harrell's & Simplot Partners	Fertilizer & Grounds Maintenance supplies	Parks & Golf	National IPA Contract(Cooperative)	Current Contract	\$10,000
Hart Intercivic	Election supplies/equipment	City Clerk	State Bid Contract	Contract Current	\$35,000
Hewlett Packard	Software licenses	All	State of MI/REMC/NASPO Contracts	Current Contract	\$25,000
Hewlett Packard authorized resellers	Computer Equipment/Printers and peripherals	All	National IPA, State of MI/REMC/NASPO (or less) Cooperative contracts	Current Contract	\$100,000
Home Depot	Maintenance & Hardware Supplies	All	US Communities National Contract	Current contract	\$30,000
Kiesler Police Supply/Michigan Police Equipment & Vance Outdoors	Training & Duty Ammunition	Police	State of Michigan Contracts	Current Contract	\$25,000
Kone Elevators	Elevator Maintenance & Repair	All	U S Communities Contract	Current Contract	\$12,000
Microfocus/Novell	Micro Focus/Novell Software licensing/ Maintenance/Support	IT	O.E.M vendor -Sole Source	Current Contract	\$40,000
MobilEyes	Fire Inspection Software Support	Fire	O.E.M. vendor	2017	\$10,000
Oakland County	CLEMIS radio, electronic, radar, IT services & Police equipment installs	Police Fire	CLEMIS system services including installations	Current Agreement	\$200,000
Printing Systems	Election Supplies & Ballots	City Clerk	Oakland County Contract	Current Contract	\$20,000
TAPCO, Inc.	Sign Shop Supplies	DPW	US Communities National Contract	Current contract	\$20,000
Vermont Systems	Recreation-RecTrac software maintenance/updates	Special Services	Sole Source O.E.M. vendor/ Original bid	N/A	\$25,000
VMware authorized resellers	Network Virtualization software maintenance/updates	IT	National IPA, State of MI/REMC/NASPO contracts (or less)	Current contract	\$20,000
Watch Guard	In-Car Camera System	Police	Clemis/Oakland County Bid	Current Contract	\$35,000

Roll Call Vote:

- Yeas: BRIDGES, BRUCE, KNOL, LERNER, MASSEY, RICH AND STECKLOFF
- Nays: NONE
- Absent: NONE
- Abstentions: NONE

MOTION CARRIED 7-0.

**RECOMMENDED APPROVAL OF THE CITY COUNCIL STUDY SESSION MEETING MINUTES OF JUNE 26, 2017.**

MOTION by Bruce, support by Rich, that the City Council of Farmington Hills hereby approves study session meeting minutes of June 26, 2017 as submitted.

Roll Call Vote:

Yeas: BRIDGES, BRUCE, KNOL, LERNER, MASSEY AND RICH  
Nays: NONE  
Absent: NONE  
Abstentions: STECKLOFF

MOTION CARRIED 6-0-0-1.

**RECOMMENDED APPROVAL OF THE CITY COUNCIL REGULAR MEETING MINUTES OF JUNE 26, 2017.**

MOTION by Bruce, support by Rich, that the City Council of Farmington Hills hereby approves regular meeting minutes of June 26, 2017 as submitted.

Roll Call Vote:

Yeas: BRIDGES, BRUCE, KNOL, LERNER, MASSEY AND RICH  
Nays: NONE  
Absent: NONE  
Abstentions: STECKLOFF

MOTION CARRIED 6-0-0-1.

**RECOMMENDED APPROVAL OF ENTERING INTO AN EXECUTIVE SESSION IMMEDIATELY FOLLOWING THE REGULAR MEETING TO DISCUSS PENDING LITIGATION.**

MOTION by Lerner, support by Bridges, that the City Council of Farmington Hills hereby approves entering into an executive session immediately following the regular meeting in order to discuss pending litigation.

Roll Call Vote:

Yeas: BRIDGES, BRUCE, KNOL, LERNER, MASSEY, RICH AND STECKLOFF  
Nays: NONE  
Absent: NONE  
Abstentions: NONE

MOTION CARRIED 7-0.

**ATTORNEY'S REPORT**

The City Attorney's report was received by Council.

**ADJOURNMENT**

Mayor Massey adjourned the regular City Council meeting at 8:07pm.

Respectfully submitted,



Pamela B. Smith, City Clerk