



Minutes

Royal Oak City Commission Meeting

June 23, 2025, 7:30 p.m.
City Hall Commission Chambers Room 121
203 South Troy Street
Royal Oak, MI 48067

Present: Mayor Fournier
Commissioner Cheezum
Commissioner Douglas
Commissioner Herzog
Mayor Pro Tem Hunt
Commissioner Kolo

Absent: Commissioner Macey

1. Call to Order by Mayor Fournier

The meeting was called to order by Mayor Fournier at 7:43 p.m.

2. Invocation by Commissioner Cheezum

3. Pledge of Allegiance

4. Royal Oak Workforce Housing Lockwood Development Project: The Lofts on Third (400 East Third Street)

City Manager Joe Gacioch and Kyle Hines, the Oakland County Housing Trust Fund Manager, gave an update on workforce housing in Royal Oak.

5. Approval of Agenda

Moved by: Commissioner Cheezum

Seconded by: Commissioner Herzog

Be it resolved, the city commission hereby approves the agenda for the June 23, 2025 meeting.

Motion Adopted

6. Public Comment

Denise Allard, 101 Curry, spoke against the 11 Mile project.

Peggy Pineau, 1003 West 11 Mile Road, spoke against the 11 Mile project.

Bill Harrison hoped that the proclamation for Tim Thwing would be pulled from the consent agenda and read aloud. He spoke about the elevator repair, the agenda center and the contamination of the Sheetz site.

Dora Baltrusaitis, 320 South Pleasant, spoke against the 11 Mile project.

Woody Gontina, 1805 Greenleaf, spoke about elected officials who make decisions to make this a great place for the residents.

Alex Morford spoke in support of the 11 Mile project and was excited to see the 400 East Third Street project happen.

Joe Labataille, 709 Frederick, spoke in support of the 11 Mile project.

No name given, a new resident who is a transportation manager, was pleased to hear about the 11 Mile project.

Trevis Moore, 906 East 5th Street, spoke in support of the 11 Mile project.

No name given spoke about the 11 Mile project and the Gunn-Dyer park improvements.

Matt Callahan, Las Vegas Nevada, spoke about his history as the city engineer and the 11 Mile project. Keeping the street safe for the pedestrians.

Jim Rasor, 502 West Lincoln, spoke in favor of the 11 Mile project. He is in favor of parallel parking on 11 Mile in front of the businesses.

Dan Godek, 1121 East 3rd Street and member of the traffic committee, discussed the 11 Mile project.

Janice Wagman spoke about her public comment on the budget from the last meeting. Total headcount for the city is not flat compared to last year from page 287 of the budget. She spoke about the agenda center as well - keep the old version of agendas/documents posted. She is not in favor of the 11 Mile project.

Nancy Poprafsky spoke about public comment.

7. Public Hearing on Brownfield Plan for Lincoln Place (200 East Lincoln Avenue)

Michael Nadolski from Champion Development Group and Joe Agostinelli from Michigan Growth Advisors spoke about the proposed brownfield project and answered questions from the commissioners.

Mayor Fournier opened the public hearing.

Alex Morford spoke in favor of this proposed project.

Nancy Poprafsky was not in favor of the project.

Bill Harrison spoke about the contaminated removal of the property as needed.

With no one else wishing to speak, Mayor Fournier closed the public hearing.

Moved by: Commissioner Kolo
Seconded by: Commissioner Herzog

Whereas the City of Royal Oak has a brownfield redevelopment authority pursuant to Public Act 381 of 1996, the Brownfield Redevelopment Financing Act, as amended; and

Whereas the Brownfield Redevelopment Authority has determined that it is necessary for the achievement of the purposes of Act 381 to adopt a brownfield plan for 211 East Lincoln Avenue (parcel nos. 25-22-158-007 and 25-22-158-010) and 204 to 220 East 7th Street (parcel nos. 25-22-158-005 and 25-22-158-006); and

Whereas in accordance with Act 381, the Brownfield Redevelopment Authority recommended adoption of a brownfield plan to the City Commission for approval following a public hearing; and

Whereas the City Commission conducted a public hearing on June 23, 2025, on the brownfield plan attached hereto dated May 12, 2025.

Now, therefore, be it resolved that:

1. The City Commission concurs with the resolution adopted by the Brownfield Redevelopment Authority on May 20, 2025, and hereby approves the brownfield plan as requested by the petitioner attached hereto dated May 12, 2025.
2. The brownfield plan for 211 East Lincoln Avenue (parcel nos. 25-22-158-007 and 25-22-158-010) and 204 to 220 East 7th Street (parcel nos. 25-22-158-005 and 25-22-158-006) constitutes a public purpose, and that:
3. The brownfield plan meets the requirements set forth in Public Act 381 of 1996, as amended;
4. The proposed method of financing costs of eligible activities in the brownfield plan is feasible and the Brownfield Redevelopment Authority has the ability to arrange financing;
5. The costs of eligible activities in the brownfield plan are reasonable and necessary to carry out the purposes of Act 381 of 1996, as amended;
6. The amount of captured taxable value estimated to result from the adoption of the brownfield plan is reasonable; and
7. The brownfield plan is in reasonable accord with the Master Plan for the City of Royal Oak.
8. All resolutions and parts of resolutions insofar as they conflict with the provisions of this resolution shall be and the same are hereby rescinded.

Motion Adopted

8. Public Hearing on Commercial Rehabilitation District for Lincoln Place (200 East Lincoln Avenue)

Joe Agostinelli from Michigan Growth Advisors spoke to the commissioners and answered their questions.

Mayor Fournier opened the public hearing. With no one wishing to speak, Mayor Fournier closed the public hearing.

Moved by: Commissioner Cheezum

Seconded by: Mayor Pro Tem Hunt

Whereas, pursuant to Public Act 210 of 2005, as amended, the City of Royal Oak has the authority to establish "Commercial Rehabilitation Districts" within the City of Royal Oak at the request of a commercial business enterprise or on its own initiative; and

Whereas Lincoln and Troy, LLC, has filed a written request with the City Clerk of the City of Royal Oak requesting the establishment of the Commercial Rehabilitation District for an area in the vicinity of 211 East Lincoln Avenue (parcel nos. 25-22-158-007 and 25-22-158-010), 204 East 7th Street (parcel no. 25-22-158-005), and 220 East 7th Street (parcel no. 25-22-158-006), located in the City of Royal Oak hereinafter described; and

Whereas the City Commission of the City of Royal Oak determined that the district meets the requirements set forth in Section 2(b) of Public Act 210 of 2005, as amended; and

Whereas written notice has been given by certified mail to all owners of real property located within the proposed district as required by Section 3(3) of Public Act 210 of 2005, as amended; and

Whereas, on June 23, 2025, a public hearing was held and all residents and taxpayers of the City of Royal Oak were afforded an opportunity to be heard thereon; and

Whereas the City Commission deems it to be in the public interest of the City of Royal Oak to establish the Commercial Rehabilitation District as proposed.

Now, therefore, be it resolved by the City Commission of the City of Royal Oak that the following described parcels of land situated in the City of Royal Oak, County of Oakland, and State of Michigan, to wit: T1N, R11E, SEC 22, ASSESSOR'S PLAT NO. 20, LOTS 1, 2, 7, 8 & 9, BLK 37; be and here is established as a Commercial Rehabilitation District pursuant to the provisions of Public Act 210 of 2005, as amended, to be known as the Lincoln Place Commercial Rehabilitation District.

Motion Adopted

9. Consent Agenda

Commissioner Cheezum removed item I from the consent agenda.

Moved by: Commissioner Douglas

Seconded by: Commissioner Cheezum

Be it resolved, the city commission hereby approves the consent agenda as follows:

Motion Adopted

9.a City Commission Meeting Minutes June 9, 2025

Be it resolved, the city commission meeting minutes of June 9, 2025 are hereby approved.

9.b Claims

9.b.a June 13 2025

Be it resolved, the claims of June 13 2025 are hereby approved.

9.b.b June 24 2025

Be it resolved, the claims of June 24 2025 are hereby approved.

9.c Approval of Purchase Orders

Be it resolved, the city commission approves the following requisition/purchase orders for fiscal year 2024-25:

Requisition # R008411 change order

Vendor: Dell Marketing L.P.

Requesting approval for: \$61,340 additional for a total of \$418,420

Price Source: MiDeal pricing (contract # 071B6600111)

Budgeted: \$418,420

Department / Fund: information systems / information systems

Description: CrowdStrike renewal

Requisition # R008396 change order

Vendor: Trans-Tek Transport

Requesting approval for: \$20,000 additional for a total of \$315,000

Price Source: in a multi-year contract

Budgeted: \$315,000

Department / Fund: multiple / multiple

Description: refuse haul out from DPS yard & material for DPS operations

Requisition # R008846 change order

Vendor: Marine City Nursery Company

Requesting approval for: \$31,520 additional for a total of \$197,520

Price Source: in a multi-year contract

Budgeted: \$197,520
Department / Fund: parks & forestry, streets parkway maintenance / general,
major streets, local streets
Description: tree planting program

Requisition # R008417 change order
Vendor: Canfield Equipment Service, Inc.
Requesting approval for: \$2,000 additional for a total of \$173,890
Price Source: quote
Budgeted: \$173,890
Department / Fund: motor pool / motor pool
Description: vehicle repair & maintenance parts

Requisition # R008407 change order
Vendor: EMS Management & consultants Inc.
Requesting approval for: \$11,000 additional for a total of \$121,000
Price Source: in a multi-year contract
Budgeted: \$121,000
Department / Fund: ambulance services / public safety
Description: ambulance billing services

Requisition # R008413 change order
Vendor: Core & Main
Requesting approval for: \$10,000 additional for a total of \$110,000
Price Source: estimation
Budgeted: \$110,000
Department / Fund: water maintenance / water & sewer
Description: curb stop/box copper, bricks, block, mortar, pipes

Requisition # R008867 change order
Vendor: Plante Moran Realpoint
Requesting approval for: \$1,050 additional for a total of \$88,320
Price Source: estimation
Budgeted: \$88,320
Department / Fund: manager & sewer maintenance / general & water & sewer
Description: real estate consulting, restroom consulting, utility rate study & consulting services

Requisition # R009130
Vendor: Spartan Distributors Inc.
Requesting approval for: \$78,010
Price Source: Omnia Partners/contract #2023261
Budgeted: \$78,010
Department / Fund: motor pool / motor pool
Description: groundmaster

Requisition # R008533 change order
Vendor: Kone Inc.
Requesting approval for: \$13,400 additional for a total of \$58,400
Price Source: Omnia Partners/contract #2019001564
Budgeted: \$58,400
Department / Fund: multiple / multiple
Description: elevator repair & maintenance services

Requisition # R008397 change order
Vendor: The Dent Shop
Requesting approval for: \$3,000 additional for a total of \$53,000
Price Source: estimation
Budgeted: \$53,000
Department / Fund: motor pool / motor pool
Description: repairs of vehicles

Requisition # R008436 change order
Vendor: Cintas Corporation
Requesting approval for: \$5,000 additional for a total of \$50,000
Price Source: Omnia Partners/contract #222886
Budgeted: \$50,000
Department / Fund: multiple / multiple
Description: cleaning service for floor mats at city hall and other various city buildings

Requisition # R008550 change order
Vendor: AIS Construction Equipment
Requesting approval for: \$12,000 additional for a total of \$47,000
Price Source: MiDeal pricing (contract #MA240000000158)
Budgeted: \$47,000
Department / Fund: motor pool / motor pool
Description: parts/labor needed for repairs & compactor

Requisition # R008440
Vendor: Michigan Municipal League
Requesting approval for: \$45,490
Price Source: sole source
Budgeted: \$45,490
Department / Fund: multiple / multiple
Description: dues & memberships/training

Requisition # R008515 change order
Vendor: La Grasso, Abdo & Silveri
Requesting approval for: \$5,000 additional for a total of \$40,000
Price Source: estimation / coordinator bid by Royal Oak
Budgeted: \$40,000

Department / Fund: indigent defense
Description: contracted legal / advisory counsel

Requisition # R008859
Vendor: Aspen Door Supply
Requesting approval for: \$38,000
Price Source: quotes
Budgeted: \$38,000
Department / Fund: multiple / multiple
Description: door replacements & repairs

Requisition # R008470 change order
Vendor: Kiesler's Police Supply
Requesting approval for: \$5,000 additional for a total of \$35,000
Price Source: estimation (MiDeal pricing/contract #071B6600124)
Budgeted: \$35,000
Department / Fund: police / public safety
Description: police ammo & weapons & training

Requisition # R008519 change order
Vendor: Edith Blakney Law Firm
Requesting approval for: \$5,000 additional for a total of \$35,000
Price Source: estimation / coordinator bid by Royal Oak
Budgeted: \$35,000
Department / Fund: indigent defense
Description: contracted legal / advisory counsel

Requisition # R008454
Vendor: Garrett Door Company
Requesting approval for: \$35,000
Price Source: quotes
Budgeted: \$35,000
Department / Fund: multiple / multiple
Description: door replacements & repairs

Requisition # R008604 change order
Vendor: Fire Defense Equipment
Requesting approval for: \$5,000 additional for a total of \$35,000
Price Source: estimation (all individual purchases are less than \$5,000)
Budgeted: \$35,000
Department / Fund: multiple / multiple
Description: building repair & maintenance services as needed

Requisition # R009046
Vendor: TAP Testing and Prevention Center
Requesting approval for: \$32,380
Price Source: estimation
Budgeted: \$32,380

Department / Fund: ambulance services / public safety
Description: panel tests

Requisition # R008498
Vendor: Costello Law Office
Requesting approval for: \$30,000
Price Source: estimation / bid by Royal Oak
Budgeted: \$30,000
Department / Fund: indigent defense
Description: contracted legal / advisory counsel

Requisition # R0078509
Vendor: Juan Gonzalez
Requesting approval for: \$30,000
Price Source: estimation / bid by Royal Oak
Budgeted: \$30,000
Department / Fund: indigent defense
Description: contracted legal / advisory counsel

Requisition # R008632
Vendor: 21st Century Media
Requesting approval for: \$30,000
Price Source: sole source
Budgeted: \$30,000
Department / Fund: multiple / multiple
Description: advertising & legal notices for The Daily Tribune

Requisition # R008553
Vendor: Royal Oak Ford
Requesting approval for: \$30,000
Price Source: estimation (all individual purchases/services are less than \$3,000)
Budgeted: \$30,000
Department / Fund: motor pool / motor pool
Description: vehicle repair & maintenance parts/services

Requisition # R008559
Vendor: Rowerdink Inc.
Requesting approval for: \$30,000
Price Source: estimation (all individual purchases are less than \$3,000)
Budgeted: \$30,000
Department / Fund: motor pool / motor pool
Description: vehicle repair & maintenance parts

Requisition # R008713
Vendor: Altior Law
Requesting approval for: \$30,000
Price Source: agreement
Budgeted: \$30,000

Department / Fund: attorney / general
Description: services regarding municipal parking services

Requisition # R008399

Vendor: K & M Tire

Requesting approval for: \$30,000

Price Source: estimation (all individual purchases are less than \$3,000)

Budgeted: \$30,000

Department / Fund: motor pool / motor pool

Description: tires as needed

Requisition # R008530

Vendor: Jay's Septic Tank Service

Requesting approval for: \$30,000

Price Source: estimation (all individual purchases are less than \$1,000)

Budgeted: \$30,000

Department / Fund: solid waste & parks & forestry / solid waste & general

Description: hand sanitizer

Requisition # R009124

Vendor: Clarke Mosquito Control Products

Requesting approval for: \$27,530

Price Source: quote

Budgeted: \$27,530

Department / Fund: sewer maintenance / water & sewer

Description: sewer mosquito prevention

9.d Approval of Final Amendments to Fiscal Year 2024-2025 Budgets

Be it resolved, the Royal Oak City Commission hereby approves the year-end budget amendments as reflected in the attached documents.

9.e Approval Agreement with Kone, Inc to Repair the Center Street Parking Structure Elevator

Be it resolved, the Royal Oak City Commission hereby approves the attached agreement with Kone, Inc. for repairs to the elevator at the Center Street Parking Structure and authorizes the Mayor and City Clerk to execute the agreement on behalf of the City.

9.f Request to Fill Building Maintenance Repair Worker I Position

Be it resolved, the Royal Oak City Commission hereby approves the filling of the Building Maintenance Repair Worker I Position.

9.g Award Contract of Lighting Electrical Retrofit at the 514 Lafayette Parking Structure

Be it resolved, the Royal Oak City Commission hereby approves awarding the contract for the Lighting Electrical Retrofit at the 514 Lafayette Parking

Structure to Competitive Lightings Inc. of Clinton Township, MI in the amount of \$203,391.80; and

Be it further resolved, the following Budget Amendment for the Lighting Electrical Retrofit at the 514 Lafayette Parking Structure, using competitively bid contract pricing or other due diligence in accordance with the City's purchasing policy and/or under the following Agreements is authorized.

| FUND IMPACTED: | |
|---|---------------------|
| | INCREASE (DECREASE) |
| APPROPRIATIONS: | |
| <i>Risk Management Fund</i> | \$103,391.80 |
| TOTAL APPROPRIATIONS | \$103,391.80 |
| NET INCREASE (DECREASE) TO FUND BALANCE | \$ |

9.h Set Public Hearing Date for 1005 N Main Street

Be It Resolved, the City Commission hereby sets a public hearing for 1005 N. Main Street for Monday, July 14th, 2025, at 7:30 p.m., for the purpose of reviewing the Findings and Order of the Hearing Officer and allowing the property owner to show cause why the building(s) and structure(s) should not be demolished or otherwise made safe.

9.i Resolution for Complete Streets, Vision Zero, and 11 Mile Safe Streets Application

Moved by: Commissioner Cheezum
Seconded by: Commissioner Herzog

Whereas the Royal Oak Master Plan established a goal to ensure people who walk, roll, bicycle, drive, or use public transit are well accommodated throughout Royal Oak by optimizing and expanding shared and dedicated facilities, making streets safe for everybody, and connecting the city's many destinations.

Whereas Complete Streets are conducive to a connected city where safe, active, and ample space is provided for pedestrians, bicycles, transit riders alongside motorists and commercial vehicles.

Whereas Complete Streets incorporate planning, designing, constructing, operating, and maintaining streets that promote safe and convenient travel for people of all ages and abilities.

Whereas streets designed primarily for motorists increase the likelihood of fatalities and serious injury crashes involving a motor vehicle.

Whereas Vision Zero is an international road traffic safety initiative to implement actions to reach zero traffic-related deaths.

Whereas the City of Royal Oak commits to the goal of zero serious injuries and eliminating all road fatalities by December 31, 2030.

Whereas physical improvements along the 11 Mile Road corridor may incorporate Complete Streets design principles like appropriate width sidewalks, highly visible crosswalks, median islands, curb extensions, street trees and landscaping, lighting improvements, an appropriate number of travel lanes, and comfortable and accessible public transportation stops.

Whereas proposed physical improvements along the 11 Mile Road corridor will also significantly reduce serious traffic-related injuries and eliminate road fatalities.

Therefore be it resolved, the Royal Oak City Commission supports the submittal of a Safe Streets and Roads for All grant application to help fund the design and construction of the 11 Mile Road Corridor Improvement Project and,

Be it further resolved, the Royal Oak City Commission supports the development of a city-wide Complete Streets plan.

Motion Adopted

9.j Award of Professional Services Contract for Gunn-Dyer Park Improvements

Be it resolved, the Royal Oak City Commission hereby awards the professional engineering services for CDBG-funded improvements to Gunn-Dyer Park to, Nowak & Fraus Engineers of Pontiac, Michigan, currently under contract with the city, based on their bid price and directs staff to issue a purchase order in the amount of \$95,238.50 and as modified by required change orders.

9.k Request to Fill Three Librarian I Vacancies

Be it resolved, the Royal Oak City Commission hereby approves the filling of three Librarian I Positions.

9.l Proclamation Honoring the Public Service Career of Community and Economic Development Director Tim Thwing

Whereas, Tim Thwing was hired as a Planner III in 1991. Tim's technical acumen, professional initiative, and self-discipline led him to multiple promotions in his first 10 years, ending with the City's Director of Planning in 2001. In 2014, Tim was given the opportunity to serve as the Director of Community Development, which led to his oversight of economic development, planning, engineering, building, and code enforcement.

As a Planner III during the 90's, Tim took on a major contributor role in supporting Royal Oak's investment in its downtown streetscape, narrowing roads, widening sidewalks, increasing the urban canopy, and helping spur a boom in downtown retail, restaurants, and nightlife.

As Director of Planning during the 2000's, Tim oversaw the growth of mid-rise condos and apartments, adding hundreds of new units downtown, which built off the success of the previous decade.

Tim's leadership role as the Community Development Director allowed him to oversee a new era of civic reinvestment, including the transformation of Royal Oak's civic campus, the creation of Centennial Commons Park, the Police Headquarters update, and renovation of the Royal Oak Farmers Market.

Tim Thwing's 34 years of dedicated service to Royal Oak reflect a deep commitment to the built environment and the people who live, work, and visit here. His career is visible not just in plans and policies, but in the people, bricks, parks, and neighborhoods that define our city.

True to his character, Tim credits the successes of his career to those around him—his colleagues, city employees, elected officials, developers, business owners, and community volunteers. This humility is the mark of a public servant who has led with purpose and reminds us all of what it takes to build a thriving community.

Now, therefore, be it resolved, I, Mayor Fournier, and members of the Royal Oak City Commission on behalf of the entire Royal Oak Community do hereby extend our congratulations on the occasion of his retirement. Tim is a credit to this community, the Community Development Department, the Downtown Development Authority, and it's with heartfelt appreciation that we celebrate his achievement.

9.m Request to Fill Vacant Deputy City Manager Position

Be it resolved, the Royal Oak City Commission hereby approves the filling of the Deputy City Manager position as recommended by the City Manager.

9.n Fiscal Year Ending 26 Annual Baseline Salary Adjustment for Executive Level Employees

Be it resolved, the Royal Oak City Commission approves of the recommended annual baseline salary adjustment for Executive classified employees for FYE 26.

9.o Renewal of Contract with Community Media Network TV as Vendor for WROK TV

Be it resolved, the Royal Oak City Commission hereby approves the agreement with Community Media Network Television for the period of July 1, 2025 through June 30, 2026 to provide services for WROK; and

Be it further resolved, that the Mayor and City Clerk shall have the authority to sign the agreement Government Meeting Video Services Pricing and the Cable Access Management Agreement.

9.p Approval of Fiscal Year 2025-2026 Royal Oak Youth Assistance Agreement for Services

Be it resolved, the City Commission approves the Fiscal Year 2025-26 Royal Oak Youth Assistance Agreement for Services; and

Be it further resolved, the City Commission authorizes the Mayor and City Clerk to execute the agreement on behalf of the City.

9.q Receive and File

9.q.a American Rescue Plan Act Enabled Project Funding Report

9.q.b April 2025 Investment Report

10. Award Contract for Mahany-Meiningner Senior Community Center (3500 Marais) Renovation Project

Moved by: Commissioner Kolo

Seconded by: Commissioner Douglas

Be it resolved, the Royal Oak City Commission hereby approves the contract with Usztan LLC to perform the improvements at the Royal Oak Senior Center for the total amount of \$564,000.

Motion Adopted

11. Review of Potential New Sidewalk Locations - 2025 Sidewalk Improvement Program

Moved by: Commissioner Kolo

Seconded by: Commissioner Douglas

Be it resolved, the Royal Oak City Commission hereby approves the installation of sidewalks where none currently exist at the following locations with the addition of a painted crosswalk in front of the car wash on Woodward Avenue: and

| Location # | Street: | From: | To: | Description: |
|------------|---------------------|---------------------|--------------------|--------------------|
| 2 | Leafdale Avenue | Parmenter Boulevard | 310 feet north | West side of road |
| 3 | Parmenter Boulevard | Delemere Avenue | Leafdale Boulevard | North side of road |
| 4 | Woodward Avenue | Rockingham Avenue | 100 feet south | West side of road |

Be it further resolved, the Royal Oak City Commission exempts properties from installing new sidewalk at the following locations:

| Location # | Street: | From: | To: | Description: |
|-------------------|-----------------|--------------------|--------------------|-----------------------------|
| 1 | Elmhurst Avenue | Torquay Avenue | Dead End | West side of road |
| 5 | Starr Road | Edgar Avenue | Greenway Avenue | South side of road |
| 6 | Mandalay Avenue | Starr Road | Normandy Road | East side of road |
| 7 | Normandy Court | Normandy Road | Normandy Court | West side of road |
| 8 | Normandy Court | Cul-de-sac | Normandy Court | East and West side of road |
| 9 | Normandy Court | Normandy Road | Edgeland Avenue | East side of road |
| 10 | Edgeland Avenue | 290 feet north | Normandy Court | West and South side of road |
| 11 | Edgeland Avenue | Normandy Road | 600 feet north | East side of road |
| 12 | Delemere Court | Cul-de-sac | 325 feet north | West side of road |
| 13 | Delemere Court | Cul-de-sac | Delemere Boulevard | South and East side of road |
| 14 | Delemere Court | Delemere Boulevard | 150 feet west | North side of road |
| 15 | Nakota Road | Delemere Boulevard | 250 feet west | South side of road |
| 16 | Nakota Road | Delemere Boulevard | Fernlee Avenue | North side of road |
| 17 | Nakota Road | Fernlee Avenue | Dead end | North side of road |
| 18 | Fernlee Avenue | Samoset Road | Nakota Road | East side of road |
| 19 | Fernlee Avenue | Samoset Road | Nakota Road | West side of road |
| 20 | Samoset Road | Fernlee Avenue | 125 feet east | South side of road |
| 21 | Samoset Road | Fernlee Avenue | Delemere Boulevard | North side of road |
| 22 | Samoset Road | Fernlee Avenue | Dead End | South side of road |

Motion Adopted

12. May 2025 Traffic Committee Resolutions

12.a Traffic Committee Resolution 1 (May 27 2025 Traffic Committee Agenda Item 6a)

Moved by: Commissioner Douglas

Seconded by: Commissioner Cheezum

Be it resolved, the city commission hereby approves the traffic committee's recommendation to make the following signage changes on Marywood Drive between Upton Avenue and Catalpa Drive, as outlined in agenda item 6a:

- Remove the existing "No Parking 8am-4pm Except Sat, Sun & Holidays" signs on both sides of the street (8 signs).
- Install "No Parking No Standing 7:30am-9:30am, 2:30pm-3:30pm School Days Only" on the west side of the street (4 signs).
- Install "No Student Drop-Off or Pick-Up" on the east and west side of the street (8 signs).

Motion Adopted

12.b Traffic Committee Resolution 2 (May 27 2025 Traffic Committee Agenda Item 6b)

Moved by: Commissioner Kolo

Seconded by: Mayor Pro Tem Hunt

Be it further resolved, the city commission will adopt the hybrid plan, with parking on north side with new developments, new curbs that extend the green space , more pedestrian crosswalks, trees as allowed, and to have staff come back in six months with a plan to start a regional discussion on connectivity with other cities.

Motion Adopted

13. Lockwood Development Project: The Lofts on Third (400 East Third Street)

Commissioner Kolo left the table at 11:22 p.m. He returned to the table at 11:24 p.m.

13.a Consideration of an Ordinance Amendment to Chapter 671 Taxation for a Payment In Lieu Of Taxes, First Reading

Moved by: Commissioner Kolo

Seconded by: Commissioner Herzog

Whereas the Royal Oak City Commission has determined that 400 E. Third Limited Dividend Housing Association Limited Partnership's affordable and workforce housing development is a public necessity because it provides a "variety of housing that works for everyone" and fulfills the strategic goal of the city being a "welcoming, engaged, and livable community".

Whereas the Royal Oak City Commission understands that a Payment In Lieu of Taxes is a required local financial incentive under the Michigan State Housing Development Authority's Low Income Housing Tax Credit program that subsidizes the creation or preservation of affordable rental housing.

Whereas 400 E. Third Limited Dividend Housing Association Limited Partnership has requested a Payment In Lieu of Taxes as an additional financial incentive to make its mixed-income housing development a reality.

Therefore, be it resolved, the Royal Oak City Commission hereby approves, upon first reading, Ordinance Amendment 2025-04, to add a new Article III, Sections 671-24 through 671-33, to Chapter 671 Taxation of Part II: General Legislation; to provide for a service charge in lieu of taxes for a housing project for affordable and workforce housing financed with federal low income housing tax credits ("LITHC") pursuant to the provisions of the State Housing Development Authority Act of 1966 (1966 PA 346, as amended; MCL 125.1401, et seq) (The "Act")."

Motion Adopted

13.b Proposed Interlocal Agreement between City and Oakland County for Lockwood Mixed-income Housing: Oakland County Housing Trust Fund and City of Royal Oak American Rescue Plan Enabled Fund Transfer

Moved by: Commissioner Cheezum

Seconded by: Mayor Pro Tem Hunt

Be it resolved, the Royal Oak City Commission hereby approves the Interlocal Agreement as revised between the City of Royal Oak and Oakland County for the transfer of \$1,950,000.00 in ARP-Enabled Funds from the City to the County in support of the Lockwood Income Restricted Housing Project, in conjunction with funding provided through the Oakland County Housing Trust Fund (OCHTF), and subject to the terms and obligations set forth in the agreement; and

Be it further resolved, the City Commission authorizes the City Attorney to approve reasonable and non-substantive amendments to the agreement as may be requested by Oakland County following its legal review and authorizes the Mayor and City Clerk to execute same.

Motion Adopted

13.c Approval of Municipal Services Agreement for the Lockwood Development Project: Lofts on Third (400 East Third Street)

Moved by: Commissioner Douglas

Seconded by: Commissioner Herzog

Be it resolved, the Royal Oak City Commission hereby approves the Municipal Services Agreement between the City and 400 E. Third Limited Dividend Housing Association Limited Partnership and authorizes the Mayor and Clerk to execute same.

Motion Adopted

14. Adjournment

Moved by: Commissioner Herzog

Seconded by: Commissioner Douglas

Motion to adjourn at 11:43 p.m.

Motion Adopted

Melanie Halas, City Clerk

Michael C. Fournier, Mayor