

DATE: April 4, 2023

TO: City Council

FROM: Melissa R. Marsh, City Manager

SUBJECT: Agenda Comments for the Regular Council Meeting of Monday, April 10, 2023

---

The following are my comments on items appearing on the agenda of the Regular Council Meeting on Monday, April 10, 2023.

**PRESENTATIONS:**

**PROCLAMATION FOR NATIONAL TELECOMMUNICATION'S WEEK**

National Public Safety Telecommunicators Week is held annually during the second week of April to honor public safety telecommunicators for their commitment, service, and sacrifice. City Council is being requested to issue a proclamation declaring the week of April 9 – 15, 2023, to be National Public Safety Telecommunications Week in Madison Heights, as a week to celebrate and thank telecommunications personnel who serve our city, citizens, and public safety personnel 24 hours a day seven days a week.

**PUBLIC HEARINGS:**

On behalf of Goodwill Industries of Greater Detroit, the applicant requests to rezone 31010 John R Road from B-1, Local Business, to B-2, Planned Business. The subject property is located at the northeast corner of John R. Road and W. 13 Mile Road, most recently occupied by CVS Pharmacy and Spirit Halloween.

This request is the first step in obtaining regulated use approval. Additional approvals, including Special Approval through the City Council, a dimensional variance through the Zoning Board of Appeals, and site plan approval through the Site Plan Review Committee, will be necessary before obtaining a Certificate of Occupancy for the proposed use.

At their February 21 meeting, the Planning Commission recommended approval of the rezoning to the City Council based on findings in the Council report. Therefore, after holding the required public hearing, staff recommends that the City Council adopt Ordinance #2193 (PRZN 23-01) upon second reading.

**CONSENT AGENDA:**

It is the recommendation that the City Council approve the following items as part of the Consent Agenda:

**ENVIRONMENTAL SUSTAINABILITY MASTER PLAN**

In accordance with the City's Strategic Plan and the recommendation from the Environmental Citizens Committee, staff has engaged the services of Energy Sciences to develop an Environmental Sustainability Master Plan and update our energy baselines and reporting. Grant funding is available through EGLE and is anticipated to cover approximately 85% of this \$20,900 cost if awarded.

Energy Sciences will be assisting with the grant justifications for the above-mentioned activities.

Staff and I recommend City Council approve Energy Sciences to complete an Environmental Sustainability Master Plan, if the City is awarded funding for the EGLE Community Energy Management Program grant.

**RESOLUTION – MICHIGAN MUNICIPAL ASSOCIATION FOR UTILITY ISSUES (MI MAUI) MEMBERSHIP**

The City of Madison Heights individually lacks the staffing capacity, technical and legal knowledge and economic or political power to consistently and effectively monitor and influence proceedings of the Michigan Public Services Commission (MPSC) and other regulatory bodies or to influence the business policies and practices of regulated utilities to ensure better reliability of electricity services. By joining other municipalities in the Michigan Municipal Association for Utility Issues (MI-MAUI), we will hopefully have a more powerful, consistent, informed, and unified voice in regulatory and utility matters.

Staff and I recommend City Council adopt the MAUI membership resolution and authorize members for \$1,887. Funding is available in General Administration Membership and Dues to cover this expense.

**BID AWARDS/PURCHASES:**

**FIRE STATION #1 KITCHEN RENOVATION**

Included in the FY 2023 budget is the Fire Station #1 Kitchen renovation for \$60,000. The kitchen was originally designed with residential-grade cabinets and countertops, which are in extremely poor condition after 18 years of constant use. During this period, the firefighters have also experienced the effects of several design flaws, including the oven and refrigerator opening into a narrow walkway and the grouted tile requiring constant ongoing maintenance. This project has become even more critical due to a failure in the dining room floor, which appears to be sinking due to inadequate subflooring preparation/possible subsoil issues. We anticipated including this as an addendum to the Fire Station #2 renovation project in order to take advantage of contractors' bid prices and coordinate

work for operational purposes. The current renovations present the City with a unique opportunity where a variety of trades and project management are already on-site, and under competitive bid.

The scope of the kitchen renovation project at Fire Station #1 was initially reviewed by Frank Rewold & Sons, and has since been expanded to include the sinking floor/subsoil issue. The budget for this project is now estimated to be \$102,839, exceeding the original FY 2023 budget appropriation by \$42,839. This budget includes a 15% contingency for any unknown project requirements, which is a prudent precaution given the current volatile state of materials pricing, and work being performed on an existing building.

If approved, we intend for this work to begin immediately following the completion of Fire Station #2; this timing ensures that our firefighters will not be required to go without a kitchen but also recognizes the immediate need for these repairs. The unit pricing provided was competitively bid for the original Fire Station #2 renovation. As we firmly believe that it is in the best interest of the City to use these existing contractors and project managers, we, recommend that City Council approve two separate motions:

1. To approve a budget amendment of \$42,839 to account 101-336-987-0000, requiring a supermajority (5 votes) of Council, and
2. To award the contract for the Fire Station 1 Kitchen Renovation to Frank Rewold and Sons, for a total project cost not to exceed \$102,839.