APPROVED 11/9/2026

MINUTES
CITY OF FARMINGTON HILLS
CITY COUNCIL MEETING
CITY HALL – COUNCIL CHAMBER
OCTOBER 26, 2026 – 7:30 PM

The regular session of the Farmington Hills City Council was called to order by Mayor Rich at 7:40PM.

Councilmembers Present: Aldred, Boleware, Dwyer, Knol, Rich and Starkman

Councilmembers Absent: Bridges

Others Present: City Manager Mondora, City Clerk Lindahl, Directors Aranowski, Kettler-Schmult, Rushlow and Skrobola, Police Chief Piggott, Fire Chief Unruh and City Attorney Joppich

PLEDGE OF ALLEGIANCE
The pledge of allegiance was led by Emergency Preparedness Commission Member Michael Sweeney.

APPROVAL OF REGULAR SESSION MEETING AGENDA

MOTION by Starkman, support by Knol, that the City Council of Farmington Hills hereby approves amending the agenda to remove item number 4, Consideration of Approval of Appointment to the Parks and Recreation Commission.

MOTION CARRIED 6-0.

PROCLAMATION RECOGNIZING OCTOBER 28, 2026 AS NATIONAL FIRST RESPONDERS DAY
The following proclamation was read by Councilmember Dwyer and accepted by Farmington Hills Police Chief John Piggot, Farmington Hills Fire Chief Jon Unruh, Department of Public Services Director Rushlow and Department of Public Works Supervisor Schueller.

PROCLAMATION
NATIONAL FIRST RESPONDERS DAY®
OCTOBER 28, 2026

WHEREAS, first responders, including dispatchers, firefighters, paramedics, police officers, public works professionals, and other emergency personnel, stand on the front lines selflessly serving and protecting the Farmington Hills community in times of crisis; and,

WHEREAS, first responders respond swiftly and courageously to emergencies, often putting their own lives at risk to ensure the safety and well-being of others, whether in natural disasters, accidents, medical emergencies, or threats to public health and safety; and,

WHEREAS, first responders answer the call to duty when it arises without hesitation and tirelessly give their time and energy in humanitarian efforts by making themselves available every hour of the day, every day of the year; and,

WHEREAS, it is in the public interest for community members and civic leaders in Farmington Hills to learn about and maintain an ongoing interest and understanding of the importance of public safety and public works; and,

WHEREAS, the year 2026 marks the 8th annual National First Responders Day sponsored by bipartisan resolutions in the U.S. Senate and House.

NOW, THEREFORE, BE IT RESOLVED that I, Theresa Rich, Mayor of the City of Farmington Hills, on behalf of the entire City Council, do hereby proclaim Oct. 28, 2026, as **National First Responders Day**. I urge all community members to join activities, events and ceremonies paying tribute to first responders to recognize the substantial contributions they make to protecting our health, safety and advancing the quality of life for all.

Police Chief Piggot thanked City Council on behalf of all public safety departments and expressed appreciation to City Council and the public for their support.

PROCLAMATION RECOGNIZING NOVEMBER 1, 2026 AS EXTRA MILE DAY

The following proclamation was read by Councilmember Knol and accepted by City Clerk Carly Lindahl:

PROCLAMATION
Extra Mile Day
NOV. 1, 2026

WHEREAS, the City of Farmington Hills acknowledges that a special vibrancy exists within the entire community when its individual citizens collectively "go the extra mile" in personal effort, volunteerism and service; and,

WHEREAS, the City of Farmington Hills encourages its community members to maximize their personal contributions to society by giving themselves wholeheartedly and with total effort, commitment and conviction to their individual ambitions, family, friends and community; and,

WHEREAS, the City of Farmington Hills chooses to shine a light on, and celebrate, individuals and organizations who "go the extra mile" to make a difference and lift up fellow members of their community; and,

WHEREAS, the City of Farmington Hills acknowledges the mission of Extra Mile America to create more than 550 Extra Mile cities in our country and is proud to support "Extra Mile Day" on Nov. 1, 2026.

NOW, THEREFORE, I, Theresa Rich, Mayor of the City of Farmington Hills, on behalf of the City Council, do hereby proclaim **Nov. 1, 2026** to be "**Extra Mile Day**" and urge all members of the community to not only go the extra mile in their own lives, but also to acknowledge individuals who are inspirational in their efforts and commitment to make their organizations, families, community, country and world a better place.

Mayor Rich thanked City Clerk Lindahl and the election team for going the extra mile during the election.

City Clerk Lindahl reported that early voting started on October 24th and would continue until November 1st at the Costick Center from 8:30am-4:30pm, and on October 29th from 12:00-8:00pm. Voter turnout has been similar to turnout for the Presidential Election in 2024 but wait times have been reduced from one hour during to about 15 minutes. Absentee ballots are available at the City Clerk's office until November 2nd at 4pm. The Clerk's Office will have extended hours on October 29th from 8:30am-8:00pm, and on October 31st from 8:30am-4:30pm. About half of the absentee ballots have been returned with just over 23,000 mailed out, and about 12,000 returned.

ANNOUNCEMENTS/PRESENTATIONS FROM CITY BOARDS, COMMISSIONS AND PUBLIC OFFICIALS
UPDATE FROM DTE ENERGY REPRESENTATIVES

Emergency Preparedness Commission Member Sweeney noted that as it was getting darker earlier, parents were encouraged to add high visibility elements to Halloween costumes. He referenced an Oakland County Department of Emergency Management brochure and encouraged residents to prepare for winter weather by preparing a 72-hour kit as described in the brochure. He also encouraged residents to perform car maintenance and to purchase rock salt in advance. The last meeting of the EPC for the year would be held on November 2nd in the Community Room at City Hall at 5:00pm.

CORRESPONDENCE

None

CONSENT AGENDA

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby approves the consent agenda as published.

Roll Call Vote:

Yeas:	ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays:	NONE
Absent:	BRIDGES
Abstentions:	NONE

MOTION CARRIED 6-0.

Mayor Rich congratulated Karen Mondora for her new role as City Manager.

CONSENT AGENDA ITEMS FOR DISCUSSION

None.

COUNCILMEMBERS' COMMENTS AND ANNOUNCEMENTS

Councilmember Aldred reported attending the Greater Farmington Area Chamber of Commerce Gala Awards with Mayor Rich, where various groups and businesses were recognized by the Chamber of Commerce, including Todd Lipa, who received the 2026 Stuart Feravich Memorial award for his pioneering work with CARES of Farmington Hills towards alleviating food insecurity in the community.

CITY MANAGER UPDATE

- City Manager Mondora thanked City Council for selecting her as City Manager. She looked forward to working with City administration and staff, and members of the community, to achieve the goals and priorities identified by City Council.

- The second annual Bagels in Business event will be held on October 29th.
- Leaf collection season would continue until the week of December 14th. Residents are asked to leave bagged leaves at curbside if Priority Waste falls a day behind of the collection schedule. For collections missed for a longer period of time, residents can call Farmington Hills Public Works at 248-871-2850 to register a missed pickup.
- The Road Commission's paving on 12 Mile Road was being delayed to avoid impacting Election Day traffic.

NEW BUSINESS

CONSIDERATION OF APPROVAL OF THE INTRODUCTION OF AN ORDINANCE TO AMEND CHAPTER 6, "ANIMALS," ARTICLE I, "IN GENERAL," OF THE CITY OF FARMINGTON HILLS CODE OF ORDINANCES, TO REPEAL SECTIONS 6-10, "FEEDING OF PIGEONS, GULLS AND CANADA GEESE-PROHIBITED" AND 6-11, "DEER FEEDING-PROHIBITED." CMR 10-26-138

Director of Planning and Community Development Kettler-Schmult explained that the ordinance would repeal code sections of the ordinance that would conflict with State law after the State updated regulations for feeding wildlife, including removing the authority to regulate feeding wildlife from the City.

Councilmember Knol noted the ordinance was required by State law, but that the City's position had not changed, and warned that feeding wildlife can create a dependency on humans, leading to the spread of disease.

MOTION by Aldred, support by Starkman, that the City Council of Farmington Hills hereby approves the INTRODUCTION of an Ordinance to amend Chapter 6, "Animals," Article I, "In General," of the City of Farmington Hills Code of Ordinances, to repeal Sections 6-10, "Feeding of Pigeons, Gulls and Canada Geese-Prohibited" and 6-11, "Deer Feeding-Prohibited."

Roll Call Vote:

Yeas:	ALDRED, BOLEWARE, DWYER, KNOL, AND STARKMAN
Nays:	RICH
Absent:	BRIDGES
Abstentions:	NONE

MOTION CARRIED 5-1.

Mayor Rich explained that she vote "no" as a protest vote against the new State law.

CONSIDERATION OF ACCEPTANCE OF GOALS AT A GLANCE DOCUMENT.

City Manager Mondora explained that at its annual goal setting meeting, Council had adopted a vision and mission which defined the future of the City, and the work being done at present.

The Goals At A Glance document is a one page summary of City goals divided into five areas: community safety and well-being, strategic redevelopment, placemaking and community hubs, welcoming community, and organizational excellence. The document identified long-term initiatives that will take more than one year to accomplish, goals that were delivered or were in motion from prior City Council goal setting meetings, and goals identified by City Council for the upcoming year. The document

summarized nine key initiatives and 22 priorities for 2027, and identified values that defined how participants would work together to carry out the mission and reach the vision identified by City Council.

City Manager Mondora said that everyone on City staff could find themselves in the Goals At A Glance document and see how they can play a part in the future of the City.

Mayor Rich shared that the Goals At A Glance document was years in the making and accurately reflected City Council goals. City Council had affirmed the initiatives in the document at the Goal Setting session and at the Study Session held earlier this evening.

MOTION by Dwyer, support by Knol, that the City Council of Farmington Hills hereby accepts the 2027 Goals at a Glance document, as discussed and identified during the October 10, 2026, City Council Goals Study Session, to serve as a guide for City Council priorities and City Administration initiatives for the upcoming year.

MOTION CARRIED 6-0.

CONSENT AGENDA

RECOMMENDED APPROVAL OF THE CITY MANAGER EMPLOYMENT AGREEMENT.

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby approves the City Manager Employment Agreement between the City of Farmington Hills and Karen Mondora, as presented, and authorizes Mayor Rich and City Clerk Lindahl to execute the Agreement for and on behalf of the City.

Roll Call Vote:

Yeas: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays: NONE
Absent: BRIDGES
Abstentions: NONE

MOTION CARRIED 6-0.

RECOMMENDED APPROVAL OF AGREEMENT TO PARTICIPATE IN MICAREERQUEST SOUTHEAST ON NOVEMBER 17, 2026. CMR 10-26-139

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby authorizes the City Manager to sign the Event Participant Agreement for the 2026 MiCareerQuest Southeast to be held on November 17, 2026.

Roll Call Vote:

Yeas: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays: NONE
Absent: BRIDGES
Abstentions: NONE

MOTION CARRIED 6-0.

RECOMMENDED ADOPTION OF A RESOLUTION AMENDING THE RULES OF THE CITY COUNCIL AND GUIDELINES OF CONDUCT TO ADD A PROVISION FOR POLICE PRESENCE AT SPECIAL AND REGULAR CITY COUNCIL MEETINGS.

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby adopts the following resolution:

STATE OF MICHIGAN
COUNTY OF OAKLAND
CITY OF FARMINGTON HILLS

RESOLUTION NO. R-221-26

At a regular meeting of the City Council of the City of Farmington Hills, County of Oakland, State of Michigan, held on October 26, 2026, at 7:30 p.m., with those present and absent being,

PRESENT: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN

ABSENT: BRIDGES

the following resolution was offered by Councilperson Starkman and supported by Councilperson Dwyer:

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Farmington Hills that said Council does hereby adopt the following amendment to add a new Subsection 8 to Section A of the Rules of the City Council and Guidelines of Conduct, effective at the first regular meeting in November, 2026:

REGULAR AND SPECIAL MEETINGS

1. REGULAR MEETINGS:
   Regular meetings of the City Council will be held, at a minimum, on the second and fourth Mondays of each month beginning at 7:30p.m., local prevailing time, at the City Hall. Regular meetings may be rescheduled to other times by a vote of the Council.

2. SPECIAL MEETINGS:
   A special meeting may be called by the Mayor, or any of four (4) or more members of Council and upon at least eighteen (18) hours notice to each member.

3. BUSINESS AT SPECIAL MEETINGS:
   No business shall be transacted at any special meeting of the Council unless the same has been stated in the notice of such meeting.

4. STUDY SESSIONS:

   Study sessions of the Council will be held as necessary and as scheduled by Council. The City Manager and City Clerk will prepare an agenda for these meetings prior to the start of such meetings.

5. REGULAR AND SPECIAL MEETING NOTICE (POSTING) REQUIREMENTS:

   A. For regular meetings of the Council, the Clerk shall post at the City Hall, within three (3) days after the first meeting of the Council in each calendar year, a public notice stating the dates, times and places of its regular meetings for the year.

   B. For a rescheduled regular or a special meeting of the Council, a public notice stating the date, time and place of the meeting shall be posted at least 18 hours before the meeting.

   C. However, such notice, as described in 5A and B above, is not required for a meeting of the Council in emergency session in the event of a widespread natural disaster or a severe and imminent threat to the health, safety or welfare of the public when two-thirds of the members of the Council determine that delay would be detrimental to the City's efforts in responding to the threat.

6. MAILING OF MEETING AGENDAS:

   Upon written request of an individual, organization, firm or corporation, and upon the requesting party's payments of an annual fee of not more than the reasonable estimated cost for printing and postage of such notices, the Clerk shall send to the requesting party, by first class mail, a copy of regular meeting agendas. The Clerk shall also notify any requesting party that a copy of each regular meeting agenda is posted on the City's website for public access prior to each such meeting. Upon written request, the Clerk shall electronically provide a copy of such notices of meetings to any newspaper published in the State of Michigan and to any radio and television station located in the State free of charge.

7. MINUTES OF REGULAR AND SPECIAL MEETINGS:

   A. A journal of the proceedings of each regular and special meeting will be kept in the English language by the Clerk and shall be signed by the City Clerk, upon approval by Council.

   B. Proceedings of the Council, or a brief synopsis thereof, will be published in a newspaper of general circulation within the City within 15 days following each meeting.

   C. Proposed minutes of regular or special meetings will be available for public inspection not more than eight business days after such meeting.

D. Approved minutes will be available for public inspection not later than five business days after the meeting at which the minutes were approved.

8. SECURITY AT SPECIAL AND REGULAR MEETINGS:

A City law enforcement officer will be present at special and regular Council meetings, but not including closed sessions unless specifically requested by a vote or consensus of Council. City Council or the City Manager, with notice to City Council, may implement additional security measures at City Council meetings.

AYES: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
NAYS: NONE
ABSENT: BRIDGES
ABSTENTIONS: NONE

RESOLUTION DECLARED ADOPTED.

STATE OF MICHIGAN)
)ss.
COUNTY OF OAKLAND)

I, the undersigned, the duly qualified and acting City Clerk of the City of Farmington Hills, County of Oakland, State of Michigan, do hereby certified that the foregoing is a true and complete copy of a resolution adopted by the City Council of the City of Farmington Hills at a regular meeting held on October 26, 2026, the original of which resolution is on file in my office.

IN WITNESS WHEREOF, I have hereunto set my official signature, this 27th day of October, 2026.

_____
CARLY LINDAHL, City Clerk

RECOMMENDED APPROVAL OF BEET JUICE LIQUIDS FOR WINTER STREET MAINTENANCE TO WAVERLY INDUSTRIES, LLC IN THE AMOUNT NOT-TO-EXCEED THE ANNUAL BUDGETED AMOUNT WITH ONE OR MORE ADMINISTRATION APPROVED EXTENSIONS NOT-TO-EXCEED A TOTAL OF FOUR YEARS. CMR 10-26-140

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby authorizes the Acting City Manager to approve the required contract and purchase orders to Waverly Industries, LLC of Indianapolis, Indiana for beet juice liquids in the amount not-to-exceed the annual budgeted amount with one or more administration approved extensions not-to-exceed a total of four (4) years.

Roll Call Vote:
Yeas: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays: NONE
Absent: BRIDGES
Abstentions: NONE

MOTION CARRIED 6-0.

RECOMMENDED APPROVAL OF AWARD OF BID FOR AS NEEDED HVAC, GEOTHERMAL AND BUILDING AUTOMATION SYSTEMS INSTALLATION, MAINTENANCE AND REPAIR TO W.J. O'NEIL IN THE BUDGETED AMOUNT FOR TWO YEARS WITH EXTENSIONS. CMR 10-26-141

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby authorizes the City Manager to issue purchase orders to W.J. O'Neil for all budgeted HVAC, Geothermal and Building Automation Systems (BAS) as needed, for two (2) years and for an additional three (3) one-year extensions under the same terms and conditions, utilizing their contract price escalator, by mutual consent between the City of Farmington Hills and W.J. O'Neil.

Roll Call Vote:
Yeas: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays: NONE
Absent: BRIDGES
Abstentions: NONE

MOTION CARRIED 6-0.

RECOMMENDED APPROVAL OF AGREEMENT WITH ANDREWS TECHNOLOGY TO PURCHASE UKG TELESTAFF SOFTWARE FOR FIRE DEPARTMENT SCHEDULING AND TIME MANAGEMENT WITH AN IMPLEMENTATION AND FIRST-YEAR PRICE TO BE PAID IN FY 2026-27 OF $42,795, AND AN ONGOING PRICE FOR TWO SUBSEQUENT YEARS, WHICH WOULD LAST THROUGH THE END OF 2029, OF $12,795 PER YEAR. CMR 10-26-142

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby authorizes the City Manager to enter into a Statement of Work, subject to further review, with Andrews Technology for the implementation, licensing, and maintenance of UKG Telestaff, with an implementation and first-year price to be paid in FY 2026-27 of $42,795, and an ongoing price for two subsequent years, which would last through the end of 2029, of $12,795 per year.

Roll Call Vote:
Yeas: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays: NONE
Absent: BRIDGES
Abstentions: NONE

MOTION CARRIED 6-0.

RECOMMENDED APPROVAL OF CITY COUNCIL GOALS STUDY SESSION MINUTES OF OCTOBER 10, 2026.

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby approves the City Council Goals Study Session Minutes of October 10, 2026.

Roll Call Vote:
Yeas: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays: NONE
Absent: BRIDGES

Abstentions: NONE

MOTION CARRIED 6-0.

RECOMMENDED APPROVAL OF CITY COUNCIL STUDY SESSION MINUTES OF OCTOBER 12, 2026.

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby approves the City Council Study Session Minutes of October 12, 2026.

Roll Call Vote:
Yeas: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays: NONE
Absent: BRIDGES
Abstentions: NONE

MOTION CARRIED 6-0.

RECOMMENDED APPROVAL OF CITY COUNCIL REGULAR SESSION MINUTES OF OCTOBER 12, 2026.

MOTION by Starkman, support by Dwyer, that the City Council of Farmington Hills hereby approves the City Council regular session minutes of October 12, 2026.

Roll Call Vote:
Yeas: ALDRED, BOLEWARE, DWYER, KNOL, RICH, AND STARKMAN
Nays: NONE
Absent: BRIDGES
Abstentions: NONE

MOTION CARRIED 6-0.

ADDITIONS TO AGENDA

There were no additions to the agenda.

PUBLIC COMMENTS

Steven Ludwig, Farmington Hills resident, observed that construction work was taking place at 12 Mile Road and Middlebelt Road, and offered several observations about public transportation.

Karen Minassian, Farmington Hills resident, shared an experience at The Hawk that left her feeling unwanted as a senior, and how she discovered the Costick Center where she felt accepted and clearly wanted. Seniors needed the additional funding of $10 million to build the new senior center they deserve. Seniors built and funded the community, and deserved a fully funded senior center without compromise.

Lorraine Daro, Farmington Hills resident, said she was encouraged that there would be a Q&A website for the new senior center. She raised concerns that $10 million in funding was a significant loss from the projected budget of $35 million, and stressed that the new center should be big enough to last for many generations and to accommodate new people who will use the new center, citing overflowing classes and sold out events at the Costick Center. She asked for community member involvement in the process, and accountability and transparency from City Council about plans and the budget. She

proposed a walking track on the outside edge of an enlarged gym as a cost saving measure. On a separate topic, she raised a concern about the new data center in Southfield.

Cynthia Persitz, Farmington Hills resident, expressed disappointment about the September 29th Ad Hoc meeting. She said that seniors were expecting a question-and-answer dialogue, but were presented with decisions made without senior input instead. She opposed constructing a center that only met some needs now, with the idea that future renovations could expand the center. Future renovations would be disruptive and more costly. She supported finding a solution to fund a fully functional center. On a separate topic, she had just learned about the new data center in Southfield that would be three streets from her house, which she opposed.

Suzanne Dengiz, Farmington Hills resident, raised concerns that a 40,000 square-foot building would not be enough room to replicate what is currently at the Costick Center, and that $25 million would not be enough money to build a new senior center. She asked for transparency, and proposed focus groups or ad hoc groups where drawings could be viewed and questions about the process could be asked and answered. She asked for monthly ad hoc meetings until the center was finished. She pointed out that City Council was not talking about raising money for the center. She proposed hiring a grant writer, having a fundraiser, and advertising. The new center would only be built once, and should be done correctly.

Pat Hansen, Farmington Hills resident, said she attached letters to her request to speak signed by members of the community who were concerned about transparency about the new senior center. She said the ad hoc committee was formed to provide two-way communication between seniors and the City, but plans were proceeding without communication with the ad hoc committee. She raised questions about how much the City was willing to spend on the new center, what facilities the center would have, what activities the center would support, and what size the new building will be. She said seniors were only allowed to speak in public comment at the end of meetings and could not ask questions or give input during discussion. Citing survey results, she stressed the importance of a walking path, and asked what else would be eliminated by building a smaller center now. She argued that any drawings should be shared with the public.

Mayor Rich acknowledged receipt of the signed letters, which included approximately 103 signatures, and which will be part of the record of this meeting. She clarified that there were not yet any drawings for the new senior center.

ADJOURNMENT

The regular session of City Council meeting adjourned at 8:30pm.

Respectfully submitted,

Carly Lindahl, City Clerk