WARREN CITY COUNCIL

5460 ARDEN, COMMUNITY CENTER (586) 258-2060 WARREN, MI 48092

Angela Rogensues, President
Dave Dwyer, Asst. Secretary-Mayor Pro-Tem
Melody Magee, Vice President
Gary Boike
Henry Newnan
Mindy Moore, Secretary
Jonathan Lafferty

A Regular Meeting of the City Council – Tuesday, October 27, 2026 at 7:00 p.m. Community Center Auditorium

Members of the audience who would like to address the City Council this evening may do so under the Audience portion and will be allowed 3 minutes to speak.

AGENDA

1 CALL TO ORDER

2 PLEDGE OF ALLEGIANCE

3 ROLL CALL

4 ADOPTION OF THE CONSENT AGENDA

5 ADOPTION OF THE AGENDA

6 CALENDAR OF PENDING MATTERS

a) Calendar

7 APPROVAL OF THE BILLS

a) General Revenue Funds

b) Water and Sewer Systems

8 AUDIENCE PARTICIPATION– Agenda Items Only

Members of the audience who would like to address the City Council relating to agenda items this evening may do so under this Audience portion by filling out the agenda item audience form located at the right side of the stage.

9 ANNOUNCEMENTS

a) Resolution recognizing Regina High School 70th Anniversary.

10 PUBLIC HEARINGS/ADMINISTRATIVE HEARINGS:

a) **(Tabled to 10/27/2026) PUBLIC HEARING:** REQUEST FOR STANDARD REZONING; located on the west side of Burg Road, approximately 819.7 ft. south of Eleven Mile Road; from present zoning classification of R-1-C, One-Family Residential District to R-3, Multiple-Family Dwelling District; 26523 Burg Road/13-22-204-008 (221.70 feet), Parcel 13-22-204-003 (the south 232.02 feet), 11200 Eleven Mile Road/13-22-204-012 (the south 232.02 feet); Section 22; Muhammad Adbul Wahab Waheed/Michigan Institute of Sacred Knowledge (Jamal Khan/Graviton Ventures LLC); PR260001.

b) **PUBLIC HEARING:** SPECIAL LAND USE AND SITE PLAN FOR CHANGE OF USE FROM CAR WASH TO USED CAR DEALERSHIP; located on the east side of Dequindre Road, approximately 2,355.8 ft. south of Fourteen Mile Road; 32150 Dequindre Road; Section 6; Eddie Hano/Eddie & Steve Inc. (Alex Hano); PSPSL250002.

c) **PUBLIC HEARING:** pursuant to Public Act 198 of 1974, as amended:

1) Public Hearing to Establish a Plant Rehabilitation District (**PRD)** 5500 Enterprise Court. CONSIDERATION AND ADOPTION OF A RESOLUTION.

ADMINISTRATIVE HEARING:

2) Administrative Hearing to approve application for Industrial Facilities Tax Exemption-5500 Enterprise Court and authorize the Mayor and Clerk to execute Industrial Facilities Tax Exemption Agreement.
Applicant: Square M, LLC d/b/a Merit Manufacturing, parcel ID 13-17-229-016. CONSIDERTION AND ADOPTION OF A RESOLUTION.

11 MISCELLANEOUS CORRESPONDENCE:

a) CONSIDERATION AND ADOPTION OF A RESOLUTION approving an agreement with the County of Macomb to Revocable License to Use Road Right-of-Way granted to install Village Historic District Sign.

12 COUNCIL BUSINESS/LEGAL UPDATE:

a) Legal Update.

b) Request for update on proposed ordinance relating to the moratorium on Gasoline Stations and Car Washes.

13 CORRESPONDENCE FROM THE MAYOR:

a) **(Tabled 10.20.2026)** Request of the Library Director for an additional appropriation of funds in the amount of $536,293.00 to cover costs of personnel in order to staff the newly constructed Richard L. Palmer Branch and one (1) additional Office Assistant position for the Civic Center Library. CONSIDERATION AND ADOPTION OF A RESOLUTION. (5 votes needed)

14 AUDIENCE PARTICPATION – General Topics

Members of the audience who would like to address the City Council this evening may do so under this Audience portion by filling out the general audience form located at the right side of the stage.

15 COUNCIL RESPONSE TO AUDIENCE (optional)

16 ADJOURNMENT

MINDY MOORE
Secretary of the Council

Any person with a disability who needs accommodation for participation in this meeting should contact the Warren City Council Office at (586) 258-2052 – 48 hours in advance of the meeting to request assistance.

CONSENT AGENDA

The following routine items are presented for City Council approval without discussion, as a single agenda item, in order to expedite the meeting. Should any Council Member wish to discuss or disapprove any item it must be dropped from the blanket motion of approval and considered as a separate item.

Item 4:

a) Approval of the regular meeting minutes of October 20, 2026.

b) CONSIDERATION AND ADOPTION OF A RESOLUTION to approve contract modification No. 1 and final and payment No. 12 and final to City Contract WP-24-819, Los Olas (12 Mile to Martin) Pavement and Water Main Replacement, decreasing the contract amount with Florence Cement Company by $148,462.08, resulting in a final contract amount of $2,347,110.52 and to approve payment No. 12 and final to Florence Cement Company in the amount of $55,135.78.

c) Request of the Fire Department to split bid ITB-W-1995, to furnish Firefighter Uniforms amongst two (2) vendors (Allied Brothers Uniform and NYE Uniform Co.) for a one (1) year period, with options to extend the agreement fortwo (2) additional one (1) year periods, in a combined annual amount not to exceed $110,985.85. CONSIDERATION AND ADOPTION OF A RESOLUTION.

d) Request of the Fire Department to waive the bid process and award the purchase of twenty (20) G1-MSA-45 Minute SCBA Air Bottles to MacQueen Equipment, LLC in a total amount not to exceed $35,000.00. CONSIDERATION AND ADOPTION OF A RESOLUTION.

e) Request of the Police Department to award bid ITB-W-1999, to furnish Detention Facility Meals, be awarded to Elite Catering Company, Inc., for a one (1) year period, in an amount not to exceed $48,300.00 with options to renew for two (2) additional one (1) year periods. CONSIDERATION AND ADOPTION OF A RESOLUTION.

f) Request of the Police Department to award bid ITB-W-1965, to furnish ammunition, new and reloads, be split amongst four (4) vendors (Ikonick Munitions, LLC., Kisler Police Supply, RTP Armor, and Vance Outdoors, Inc.) in a total annual amount not to exceed $459,628.90. CONSIDERATION AND ADOPTION OF A RESOLUTION.

g) Request of the Police Department to award bid ITB-W-2017, to furnish one hundred (100) rifles and accessories to Acme Sports, Inc., in the total amount of $141,300.00. CONSIDERATION AND ADOPTION OF A RESOLUTION.

h) Request of the Water Division to waive the bid process and award the purchase of four (4) RD7200 Radio Detection Service Line Locators to C & S Solutions, Inc., in the total amount of $30,435.79. CONSIDERATION AND ADOPTION OF A RESOLUTION.

i) Request of the Water Division to award bid ITB-W-2007 to furnish Repair Clamps and Sleeves be awarded to Ferguson Enterprises, LLC., for a one (1) year period, with the option to extend the agreement for an additional one (1) year period, in an annual amount not to exceed $66,782.00. CONSIDERATION AND ADOPTION OF A RESOLUTION.

j) Request of the Waste Water Treatment Plant (WWTP) to award bid Itb-W-1998 to furnish Lab Analysis to Trace Analytical Laboratories, Inc., for a one (1) year period, in an annual amount not to exceed $10,951.52, with options to extend the agreement for two (2) additional one (1) year periods. CONSIDERATION AND ADOPTION OF A RESOLUTION.

k) Notice of appointment of Patrick Burger to the Animal Welfare Commission with a term expiration of October 13, 2029.

l) Notice of appointment of Augusto Jim Dayco to the Animal Welfare Commission with a term expiration of October 13, 2029.

m) Notice of appointment of Isabella Kruk to the Animal Welfare Commission with a term expiration of October 13, 2029.

n) Notice of Appointment of Joyce A. Russell to the Animal Welfare Commission with a term expiration of October 13, 2029.

o) REQUEST TO VACATE PUBLIC ROADWAYS (WINNIE AVENUE AND TREMBLETON AVENUE) AND THE EASEMENTS WITHIN THEM; LOCATED440 FT. SOUTH OF Fourteen Mile Road, east of Knapp Avenue within the Waste Water Treatment Plant property; vacate the existing north/south 50 ft. wide Winne Avenue roadway abutting Lots 751 through 762 and Lots 859 through 870 of Trembleton Subdivision, the east/west 50 ft. wide part of Trembleton Avenue roadway abutting Lots 858, 859, 910 and 911 of Trembleton Subdivision, and the easements within them; 32601 Warkop Avenue; Section 3; David Muzzareeli/City of Warren (Steven Campbell/City of Warren); PAV260001. Set Public Hearing Date-November 24, 2027.