

**MINUTES OF THE IN-PERSON & VIRTUAL
SPECIAL MEETING OF THE HIGHLAND PARK CITY COUNCIL**

August 13, 2024

Council convened at 2:40 p.m. with Council President Thomas presiding.

Present: Councilman Ash-Shafii, Councilwoman Martin, Council Pro Tem Robinson, and Council President Thomas (4).

Absent: Councilwoman Manica (1).

A quorum being present, Council was declared in session.

Council President Thomas read the following notice.

Pursuant to section 5-3(b), I Mayor Glenda McDonald am requesting a Special Meeting to be held on Tuesday, August 13, 2024, at 2:30 p.m. in the City Hall Conference Room

Topic:

Resolution to approve ballot question to electors to approve sale of tree farm parcel to United Tech Construction, LLC a Michigan Limited Liability.

**RESOLUTION TO APPROVE OPTION TO PURCHASE AND SALE OF
REMAINING TREE FARM PARCEL LOCATED IN THE CITY OF ROCHESTER
HILLS, SUBJECT TO A VOTE OF THE ELECTORS, TO UNITED TECH
CONSTRUCTION, LLC (OPTIONEE) SHOULD OPTION TO PURCHASE BE TIMELY
EXERCISED BY OPTIONEE**

WHEREAS, the City of Highland Park (the City) owns a .070-acre parcel of real property located within the City of Rochester Hills, commonly known as the Tree Farm; and

WHEREAS, in 2022 the City, through a vote of its electors, previously approved the sale of the much larger and adjacent parcel of the Tree Farm in its inventory to Bukuriye Logu and Elvis Logu, who have since transferred ownership of that parcel to the Optionee; and

WHEREAS, it is the stated desire of the City to reduce its inventory of surplus real property and sell such parcels to individuals and/or entities; and

WHEREAS, the Optionee proposes to combine both tree parcels, following its acquisition of same and to engage in residential construction; and

WHEREAS, the Optionee acknowledges that notwithstanding the approval by this council, the purchase of the parcel remains subject to the approval of the City’s electors at the next general election to be held on November 5, 2024; and

WHEREAS, the City Attorney prepared an Option to Purchase, to which there are attached as an exhibit, a Purchase Agreement should Optionee timely exercise its option to purchase the property; and

WHEREAS, since the property to be purchased is outside of the City’s boundaries, a waiver of the requirement to have a Development Agreement is also requested; and

WHEREAS, the option price of \$625.00 (10% of the purchase price, and which is characterized as a Performance Bond under Ordinance Number 208.07) is payable by Optionee to the City upon its execution of the Option to Purchase and is non-refundable but applicable to Optionee’s purchase of the Property under the Purchase Agreement should the Option to Purchase be timely exercised by Optionee.

NOW, THEREFORE BE IT RESOLVED, that the City Council approves: (1) the granting of the Option to Purchase to Optionee; (2) the execution of the Option to Purchase by a member of the City’s administration; (3) subject to the approval of the City’s electors on November 5, 2024, the sale of the Property to the Optionee for a sale price of \$6,250.00 under the Purchase Agreement should Optionee timely exercise its option to purchase the Property; (4) the execution of the Purchase Agreement by a member of the City’s administration once it’s signed by Optionee and (5) the waiver for the need of requiring a Development Agreement for the Property should it be purchased by Optionee.

SHALL THE CITY OF HIGHLAND PARK PER THE REQUIREMENTS OF SECTION 3-3 OF THE CITY CHARTER APPROVE THE SALE OF THE 0.70 ACRE TREE FARM PARCEL LOCATED IN ROCHESTER HILLS, MICHIGAN TO UNITED TECH CONSTRUCTION, LLC A MICHIGAN LIMITED LIABILITY COMPANY.

Yeas (3) Thomas Martin and Ash-Shafii, Nays (1) Robinson, Absent (1) Manica.

ADJOURNMENT:

Council President Thomas adjourned the meeting at 2:50 p.m.

CERTIFICATE

I, hereby certify that the attached is a copy of the proposed minutes of the Special Meeting held the 13th day of August 2024 and that said minutes are available for public inspection at the address designated on the posted public notice.

A handwritten signature in black ink, appearing to read 'Cidia Wicker-Brown', with a stylized flourish at the end.

Cidia Wicker-Brown, Deputy City Clerk