

CITY OF DEARBORN HEIGHTS  
ELECTRONICALLY HELD MEETING OF THE  
TAX INCREMENT FINANCE AUTHORITY  
VIRTUAL MEETING APRIL 14, 2021

The meeting was called to order at 6:07 PM by Chairman Emery. Roll call was taken by the Recording Secretary.

PRESENT: Tim Emery, Richard Fetzer, David Hull,  
Donald Killion, Lisa Korte, Rose Tripepi,  
Donald Willis.

ABSENT: William Davis, Eleanor Gnatek,  
Cheryl Wojciechowski.

ALSO PRESENT: Tom Rosco, TIFA Administrator  
Chris Hodgins, Recording Secretary  
David Stull, Westwood School District

- 21-7 Motion made by Tripepi, supported by Korte, to add to agenda Item #7 - Tom Rosco letter of April 9, 2021, regarding JFK door project and Item #8 - reappointment of Plante & Moran as TIFA auditors per letter of April 9, 2021, from Martin Olejnik.

Roll call vote:

YES: Emery, Fetzer, Hull, Killion, Korte, Tripepi, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

- 21-8 Motion made by Tripepi, supported by Willis to accept the Minutes of the January 13, 2021, meeting as printed.

Roll call vote:

YES: Emery, Fetzer, Hull, Killion, Korte, Tripepi, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

- 21-9 Motion made by Tripepi, supported by Korte, to approve the transfer of \$125,000.00 to the City of Dearborn Heights per the 2020-2021 TIFA Budget.

Roll call vote:

YES: Emery, Fetzer, Hull, Killion, Korte, Tripepi, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

Stull explained to the board the projects described in his letter of April 6, 2021, that Westwood School District was asking for funding assistance from TIFA.

- 21-10 Motion made by Tripepi, supported by Korte to approve funding assistance to fix the floor of Robichaud High School gymnasium for an amount not-to-exceed \$25,000.

Roll call vote:

YES: Fetzer, Hull, Killion, Korte, Tripepi.

ABSTAIN: Emery, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

- 21-11 Motion made by Tripepi, supported by Killion, to provide funding assistance for the restoration of the running surface on the Robichaud High School track starting July 5, 2021, for an amount not-to-exceed \$85,000.

Roll call vote:

YES: Fetzer, Hull Killion, Korte Tripepi.

ABSTAIN: Emery, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

- 21-12 Motion made by Tripepi, supported by Willis, to approve the Proposed TIFA 2021-2022 Budget per letter of April 7, 2021, from Tom Rosco, and to forward it to City Council for their concurrence.

Roll call vote:

YES: Emery, Fetzer, Hull, Killion, Korte, Tripepi, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

- 21-13 Motion made by Tripepi, supported by Willis, to approve funding the street light improvement in the TIFA District per letter from John Selmi of April 6, 2021, not-to-exceed \$79,513.00.

Roll call vote:

YES: Emery, Fetzer, Hull, Killion, Korte, Tripepi, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

Korte had question about upgrading the street lights on Van Born so that they would look nicer and wondered if that was part of the Van Born Project. Rosco will inquire.

21-14 Motion made by Tripepi, supported by Willis, to approve the installation of the emergency exit door at JFK Library in the amount of \$5,985.21 per letters dated April 9, 2021, from Tom Rosco and Michael McCaffery.

Roll call vote:

YES: Emery, Fetzer, Hull, Killion, Korte, Tripepi, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

Lisa Hicks-Clayton, City Treasurer, entered meeting at 6:40 PM.

Rosco presented and read letter received from Plante & Moran requesting to be reappointed as auditors for TIFA for fiscal year ending June 30, 2021.

21-15 Motion made by Killion, supported by Tripepi, to approve reappointing Plante & Moran as auditors for TIFA for year ending June 30, 2021, per letter of April 9, 2021, from Martin Olejnik.

Roll call vote:

YES: Emery, Fetzer, Hull, Killion, Korte, Tripepi, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

Hicks-Clayton stated that she would like to make available to the Board how TIFA funds are invested monthly if the Board wants. Korte said it might be interesting to see such a report but maybe just quarterly. Rosco suggested it be sent to the TIFA office and we will include it in our mailings of financial reports.

Rosco advised the Board of the additional \$1,700 needed for the DPW alarm system due to an upgrade of the cameras.

Tax Increment Finance Authority  
Virtual Meeting April 14, 2021  
Page Four

21-16 Motion made by Killion, supported by Willis, to adjourn  
at 6:50 PM.

Roll call vote:

YES: Emery, Fetzer, Hull, Killion, Korte, Tripepi, Willis.

ABSENT: Davis, Gnatek, Wojciechowski.

Motion adopted.

Respectfully submitted,



Christine Hodgins  
Recording Secretary

I hereby certify that the above is a true and correct copy of the motions adopted by the  
Tax Increment Finance Authority.



Tim Emery  
Chairman