

# City of Southgate

## Regular City Council Meeting

### July 1, 2026

A Regular Meeting of the Council of the City of Southgate was held on Wednesday, July 1, 2026 in the Southgate City Hall Council Chambers and was called to order at 7:00 PM by Council President Zoey Kuspa.

**This meeting began with the Pledge of Allegiance.**

---

Present: Priscilla Ayres-Reiss, Edward Gawlik, Jr., Karen George, Christian Graziani, Zoey Kuspa, Adriene Price, Phil Rauch  
Absent:

Also Present: Mayor Joseph G. Kuspa, City Attorney Edward Zelenak, City Administrator Daniel Marsh, Assistant City Administrator/Finance Director Doug Drysdale, City Clerk Janice Ferencz, City Treasurer Chris Rollet, City Engineer John Hennessey, Police Chief Mark Mydlarz, Police Deputy Chief Brent Newsted, Fire Chief Justin Graves, DPS Director Phil Ferro, Recreation Director Julie Goddard, Building Director Tim Leach

---

Moved by Gawlik, supported by Rauch, RESOLVED THAT the Southgate City Council amend the agenda to add Item #8 to Communications "A": Memo from Assistant City Administrator/Finance Director; Re: Recommendation for Approval of Quote for District Court HVAC Unit-Waiver of Bid. Motion carried unanimously.

#### **Minutes:**

Moved by George, supported by Ayres-Reiss, RESOLVED, that the minutes of the City Council Work Study Session dated June 17, 2026 be approved as presented. Motion carried unanimously.

Moved by Rauch, supported by Price, RESOLVED, that the minutes of the Regular City Council Meeting dated June 17, 2026 be approved as presented. Motion carried unanimously.

#### **Scheduled Hearings:**

1. Public Hearing – Former Aquinas High School Redevelopment Brownfield Plan moved by Ayres-Reiss, supported by George, RESOLVED that the Southgate City Council hereby enters into a public hearing at 7:02 p.m. in order to consider approve the adoption of the Brownfield Plan for the former Aquinas High School Redevelopment pursuant to and in accordance with Act 381 of the Public Acts of the State of Michigan of 1996, as amended. Motion carried unanimously.

Pinchin presented the Brownfield Plan for the Redevelopment of the Former Aquinas High School. Once the presentation concluded, a short discussion took place regarding the plan.

No further questions or comments from Council or audience.

Moved by Ayres-Reiss, supported by George, RESOLVED that the Southgate City Council adjourn the public hearing at 7:22 p.m.

Motion carried unanimously.

#### **Communications "A":**

1. Memo from Administrator; Re: Proposed Former Aquinas High School Redevelopment Brownfield Plan moved by Gawlik, supported by Price, THAT the Southgate City Council approve the attached resolution adopting the proposed Former Aquinas High School Redevelopment Brownfield Plan. Motion carried unanimously.

## Regular City Council Meeting July 1, 2026

---

2. Memo from Administrator; Re: Amendment No. 5 to GLWA Water Service Contract moved by Rauch, supported by Ayres-Reiss, THAT the Southgate City Council approve the proposed Amendment No. 5 to Water Service Contract between Great Lakes Water Authority and City of Southgate and authorize the Mayor and City Clerk to sign on behalf of the City. Motion carried unanimously.
3. Letter from Mayor; Re: Recommendation for Additional Concreate Work at the Southgate Tower Park Project-Waiver of Bid moved by George, supported by Rauch, THAT the Southgate City Council waive the city bid process and approve the proposal from G.V. Cement for additional concreate work at the Southgate Tower Park project in the amount of \$72,388.00, utilizing Wayne County ARPA grant funding. Motion carried unanimously.
4. Letter from Mayor; Re: Recommendation to Approve Contract Extension for 2027 Lead Water Service Line Replacement Program-Waiver of Bid moved by Rauch, supported by George, THAT the Southgate City Council waive the city bid process and approve extension for the 2027 Lead Water Service Replacement Program (fiscal year 2026/27) with RVP Construction, Inc. at the proposed 3% rate increase to the contract extension approved by City Council on May 1, 2025. Motion carried unanimously.
5. Letter from Mayor; Re: Recommendation to Approve Fire Hose Testing-Waiver of Bid moved by Gawlik, supported by Price, THAT the Southgate City Council waive the city bid process and approve the contract with FireCatt Precision Service Testing for fire hose testing in an amount not-to-exceed \$5,000.00. Motion carried unanimously.
6. Memo from Administrator; Re: Request for Public Hearing Required Prior to CDBG-DR Grant Close-Out moved by Rauch, supported by Ayres-Reiss, THAT the Southgate City Council to establish a public hearing during the regularly scheduled Council Meeting on July 15, 2026 at 7:00 p.m. at City Hall in the Council Chambers for the purpose of affording citizens an opportunity to submit comments and receive a final report on the completion of the Southgate Sewer Lining Project CDBG Grant. Motion carried unanimously.
7. Letter from Mayor; Re: Recommendation to Commission of Public Art-Waiver of Bid moved by George, supported by Price, THAT the Southgate City Council waive the city bid process and approve the proposal from RL Artistry for the commission of a sculpture in the amount of \$36,978.62. Motion carried unanimously.
8. Memo from Assistant City Administrator/Finance Director; Re: Recommendation for Approval of Quote for District Court HVAC Unit-Waiver of Bid moved by Rauch, supported by Ayres-Reiss, THAT the Southgate City Council waive the city bid process and approve the quote from Flo-Aire Heating & Cooling (Southgate, MI) to replace the HVAC unit at the 28<sup>th</sup> District Court in the amount of \$20,576.00. Motion carried unanimously.

### **Communications "B": (Receive & File)**

1. Michigan Library Association and City Administration Correspondence moved by George, supported by Gawlik, RESOLVED THAT the Southgate City Council receive and file the Correspondence from the Michigan Library Association. Motion carried unanimously.

Regular City Council Meeting  
July 1, 2026

---

**Claims and Accounts:**

Moved by Rauch, supported by George, RESOLVED, that Claims and Accounts be paid as outlined on Warrant #1548 for \$4,334,314.26. Motion carried unanimously.

**Adjournment:**

Moved by Ayres-Reiss, supported by Gawlik, RESOLVED THAT this Regular Meeting of the Southgate City Council be adjourned at 7:33 P.M. Motion carried unanimously.



Zoey Kuspa  
Council President



Janice M. Ferencz  
City Clerk

City Council

## Work Study Session

July 1, 2026

---

An Informal Meeting of the Council of the City of Southgate was held on July 1, 2026 at 6:30 P.M. and called to order by Council President Zoey Kuspa.

---

Present: Priscilla Ayres-Reiss, Edward Gawlik, Jr., Karen George, Christian Graziani, Zoey Kuspa, Adriene Price, Phil Rauch

Absent:

Also Present: Mayor Joseph G. Kuspa, City Attorney Edward Zelenak, City Administrator Daniel Marsh, Assistant City Administrator/Finance Director Doug Drysdale, City Clerk Janice Ferencz, City Treasurer Chris Rollet, City Engineer John Hennessey, Police Chief Mark Mydlarz, Police Deputy Chief Brent Newsted, Fire Chief Justin Graves, DPS Director Phil Ferro, Recreation Director Julie Goddard, Building Director Tim Leach

---

*Discussed the following agenda items:*

- Public Hearing for Former Aquinas High School Redevelopment Brownfield Plan
- Proposed Former Aquinas High School Redevelopment Brownfield Plan
- Amendment No. 5 to GLWA Water Service Contract
- Recommendation for Additional Concrete Work at the Southgate Tower Park Project-Waiver of Bid
- Recommendation to Approve Contract Extension for 2027 Lead Water Service Line Replacement Program-Waiver of Bid
- Recommendation to Approve Fire Hose Testing-Waiver of Bid
- Request for Public Hearing Required Prior to CDBG-DR Grant Close-Out
- Recommendation to Commission of Public Art-Waiver of Bid
- Michigan Library Association and City Administration Correspondence
- Recommendation for Approval of Quote for District Court HVAC Unit-Waiver of Bid

This meeting ended at 6:47 p.m.

# City of Southgate

## PUBLIC HEARING

July 1, 2026

---

### **REGARDING: Former Aquinas High School Redevelopment Brownfield Plan**

---

A Public Hearing of the Council of the City of Southgate was held on Wednesday, July 1, 2026 and was called to order at 7:02 P.M. by Council President Zoey Kuspa.

---

Present: Priscilla Ayres-Reiss, Edward Gawlik Jr., Karen George, Christian Graziani, Zoey Kuspa, Adriene Price, Phil Rauch

Absent:

Also Present: Mayor Joseph G. Kuspa, City Attorney Ed Zelenak, City Administrator Dan Marsh, Assistant City Administrator/Finance Director Doug Drysdale, City Clerk Janice Ferencz, City Treasurer Chris Rollet, City Engineer John Hennessey, Police Chief Mark Mydlarz, Deputy Chief Brent Newsted, Fire Chief Justin Graves, Recreation Director Julie Goddard, Building Director Tim Leach

---

***The purpose of this public hearing, duly advertised, is to approve the adoption of the Brownfield Plan for the former Aquinas High School Redevelopment pursuant to and in accordance with Act 381 of the Public Acts of the State of Michigan of 1996, as amended.***

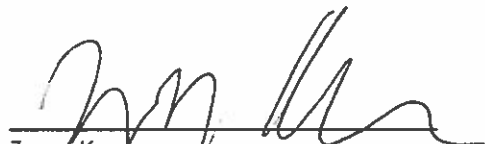
Moved by Ayres-Reiss, supported by George, RESOLVED, that Council open the public hearing at 7:02 p.m.

Pinchin presented the Brownfield Plan for the Redevelopment of the Former Aquinas High School. Once the presentation concluded, a short discussion took place regarding the plan.

No further questions or comments from Council or audience.

Moved by Ayres-Reiss, supported by George, RESOLVED that the Southgate City Council adjourn the public hearing at 7:22 p.m.

Motion carried unanimously.

  
Zoey Kuspa  
Council President

  
Janice M. Ferencz  
City Clerk