



GLADSTONE CITY COMMISSION REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue
May 12, 2025
6:00 PM

AGENDA

CALL TO ORDER

1. Invocation
2. Pledge of Allegiance
3. Roll Call
4. WPPI Scholarship Receipts - Check Presentation

PUBLIC HEARINGS

5. Fiscal Year 2025-2026 Appropriation Ordinance No. 2025-632
6. Social District Maintenance & Management Plan

PUBLIC COMMENT

CONFLICTS OF INTEREST

CONSENT AGENDA

7. City Commission Regular Meeting Minutes of April 28, 2025
8. Gorno Ford Inc. Invoice #t.24171 - Electric Dept. Truck (MI-Deal)
9. INFORMATION ONLY - Payroll by Fund - April 2025
10. INFORMATION ONLY - Check Register - April 2025

UNFINISHED BUSINESS

NEW BUSINESS

11. Resolution No. 2025-02 Authorizing Publication of Notice of Intent to Issue Revenue Bonds
12. Clean Water State Revolving Fund (CWSRF) & Strategic Water Quality Initiatives Fund (SWQIF) Loan Application Parts I & II
13. Wastewater Upgrades Request for Disbursement of Funds Draw #32 Correction
14. Wastewater Upgrades Request for Disbursement of Funds Draw #34.
15. Proposal for Professional Services: Wastewater Asset Management Plan (WWAMP)
16. Gladstone Public Works is looking for authorization to purchase a new 2025 JBC skid steer loader from Fairchild Equipment.
17. IBEW 876 Union Power & Light Employees Wage Reopener Agreement
18. Special Event - Saunders Brewing, LLC - Pink Power Cornhole Fundraiser
19. Special Event - Saunders Brewing, LLC - GHS Class of 1990 Reunion
20. Special Event - Saunders Brewing LLC - GHS Class of 2005 Reunion

CITY MANAGER'S REPORT

CITY COMMISSION & COMMITTEE REPORTS

BOARDS & COMMISSIONS REPORTS

CITY COMMISSIONER COMMENTS

CITY CLERK COMMENTS

CLOSED SESSION

ADJOURNMENT

The City of Gladstone will provide all necessary, reasonable aids and services, such as signers for the hearing impaired and audiotapes of printed materials being considered at the meeting to individuals with disabilities at the meeting/hearing upon five days notice to the City of Gladstone. Individuals with disabilities requiring auxiliary aids or services should contact the City of Gladstone by writing or calling City Hall at (906) 428-2311.

Posted: 05-08-2025

Kimberly Berry, MiPMC
906-428-2311
kberry@gladstonemi.gov

RULES FOR PUBLIC COMMENT/ PUBLIC HEARINGS

(Excerpt from City Commission Rules of Procedure Adopted: 11-25-2019)

A. Public Comment / Public Hearings

At regular and special meetings of the commission, individuals wishing to be heard may address the commission during the public comment/public hearing periods as set forth in the agenda under the following rules:

1. Each speaker shall state name and address for the record.
2. Each speaker is limited to three (3) minutes of comment unless the presiding officer decides more time is necessary
3. Each speaker shall try to be concise and refrain from repeating comments already addressed by the commission.
4. Speakers who do not cease speaking when asked to do so will be deemed out of order and will not be allowed to address the commission again for the remainder of the meeting; continued disruption will warrant removal from the meeting.
5. The commission shall not decide issues that arise during public comment.
6. Speakers should address the commission through the presiding officer.
7. Commissioners and staff will not debate with the public.
8. Speakers will not verbally attack City Commissioners, City Staff or members of the public attending the meeting. Any such behavior will not be tolerated and any person presenting in this manner will be warned by the Mayor and shall be removed by Public Safety for noncompliance.
9. No vulgar or obscene language will be used by the speakers.
10. Any information the speaker wants to distribute to the Commission must first ask the Chair (Mayor) if they may present the Commission written comments at the meeting.
11. Speakers may not ask questions of the board during this time as the Commission or Staff will not address them during this public comment period.



Board:	City Commission
Agenda Date:	05-12-2025
Department:	Electric - WPPI
Presenter:	Eric Buckman

Staff Report

Agenda Item Title:

WPPI 2025 Public Power Scholarship Recipients – Victoria Mantela & Max Wilson

Background:

WPPI provides two Public Power scholarships (\$2,000 each) to graduating High School Seniors who live in the City of Gladstone.

Fiscal Effect:

None

Supporting Documentation:

None

Recommendation:

Check presentation to scholarship winners – pictures will be taken



Board:	City Commission
Agenda Date:	05-12-2025
Department:	City Commission
Presenter:	Eric Buckman

Staff Report

Agenda Item Title:

Conduct Public Hearing on Appropriation Ordinance No. 2025-632

Background:

Conduct public hearing on Appropriation Ordinance No. 2025-632 Chapter 8, Sections 8 & 9 of the City Charter requires the City Commission to adopt this ordinance.

This ordinance lists General Fund Expenses for the 2025-2026 Fiscal Year.

Fiscal Effect:

Fiscal Year 2025-2026

Supporting Documentation:

Ordinance No. 2025-632

Recommendation:

Conduct Public Hearing for Monday, May 12, 2025 at 6 PM Gladstone City Hall for public input on Ordinance No. 2025-632.

Motion to approve Ordinance No. 2025-632.

Requires four commission members in the affirmative to pass an ordinance – Roll Call.

**CITY OF GLADSTONE
ORDINANCE NO. 2025-632**

AN ORDINANCE MAKING APPROPRIATIONS FOR THE CURRENT FISCAL YEAR FOR THE CITY OF GLADSTONE, MICHIGAN FROM APRIL 1, 2025 THRU MARCH 31, 2026 TO DEFRAY THE DEBTS, EXPENDITURES & LIABILITIES LEVYING THE AMOUNTS THEREOF NECESSARY TO BE RAISED BY TAXATION TO BE LEVIED ON THE NEXT CITY OF GLADSTONE JULY 2025 TAX ROLL, AND FURTHER AUTHORIZING AND REQUIRING THE LEVYING ON THE JULY 2025 CITY AND DECEMBER 2025 GENERAL TAX ROLLS OF ALL THE DELINQUENT AND UNPAID SPECIAL ASSESSMENTS, TOGETHER WITH PENALTIES THEREOF AS PROVIDED BY THE CITY TREASURER.

THE CITY OF GLADSTONE ORDAINS:

Section I. That pursuant to the provisions of the Charter of the City of Gladstone, and the provisions of the budget as adopted by the City Commission, appropriations are hereby made for the current fiscal year from April 1, 2025 through March 31, 2026 for the assessments and purposes hereinafter designated as follows:

General Government	\$1,431,124.00
Cemetery	\$115,406.00
Public Safety	\$2,315,212.00
General Public Works	\$503,750.00
Parks & Recreation	\$834,565.00

Section II. That of the amounts appropriated in Section I of this ordinance, there shall be raised by taxation upon all 2025 tax levy the tentative sum of \$2,075,416.00 for the purpose of defraying the debts, expenditures, and liabilities of said City of Gladstone for the current fiscal year from April 1, 2025 through March 31, 2026.

Section III. The City Clerk shall certify to the City Assessor the tentative sum of \$2,075,416.00 to be levied upon the assessed valuation of all taxable property within the City of Gladstone on the General City of Gladstone July 2025 tax roll for the said City of Gladstone and laws of the State of Michigan.

Section IV. This ordinance shall be published and take effect ten (10) days after its publication.

Introduction:04-28-2025
Published: 05-02-2025 DAILY PRESS
Public Hearing: 05-12-2025
Adopted:
Published:
Effective:

CITY OF GLADSTONE

By: _____
Joseph Thompson, Mayor

By: _____
Kimberly Berry, City Clerk



Board:	<u>City Commission</u>
Agenda	<u>May 12, 2025</u>
Date:	
Department:	<u>Downtown Development Authority</u>
Presenter:	<u>Patricia West</u>

Staff Report

Agenda Item Title:

Social District Maintenance & Management Plan

Background:

October 15, 2024: DDA voted to explore a social district.
January 8, 2025 – January 31, 2025: Community survey conducted.
February 10, 2025: Survey results presented to the City Commission and committee appointed to develop the Maintenance & Management Plan
April 28, 2025: Proposed Social District Maintenance & Management Plan presented to the City Commission, and public hearing set.

Fiscal Effect:

\$10,000 budgeted by the DDA

Supporting Documentation:

Social District Maintenance & Management Plan (Proposed)
 Social District Permit Information for Local Governmental Units
 Summary of the survey data

Recommendation:

Conduct public hearing to gather public input on the proposed Social District Maintenance & Management Plan.

Approve the resolution 2025-03 establishing the Gladstone Social District. Roll call vote recommended.



Resolution 2025-03

To Establish a Gladstone Social District

WHEREAS, pursuant to MCL 436.1551, the City Commission has the authority to designate Social Districts, wherein two or more licensed establishments contiguous to the designated Commons Areas can sell alcoholic beverages in special cups to be taken into a such Commons Areas for consumption; and

WHEREAS, the Gladstone Social District would be created and managed through a collaboration with the Gladstone Downtown Development Authority; and

WHEREAS, the creation of the Gladstone Social District is intended to assist downtown businesses by attracting customers for enhanced outdoor dining and entertainment experiences in downtown Gladstone; and

WHEREAS, the Gladstone Social District boundaries are detailed in the map attached hereto as Exhibit A;

NOW, THEREFORE, BE IT RESOLVED, that the Gladstone City Commission does hereby approve the creation of the Gladstone Social District as depicted in the attached map (Exhibit A) for consideration by the Michigan Liquor Control Commission.

This resolution will take immediate effect.

Duly adopted by the Gladstone City Commission on May 12, 2025.

Joe Thompson, Mayor

Certified to be a true copy on May 12, 2025.

Kimberly Berry, City Clerk

Exhibit A

City of Gladstone Proposed Social District Map & Qualified Licensees



The City of Gladstone’s proposed social district boundary would allow for five existing licensed establishments to participate in the district. It is recognized that this list of eligible establishments may change or grow over time.

(1) Saunders Point Brewing

1000 Delta Ave
Gladstone, MI 49837

(2) Dew Drop Family Restaurant

916 Delta Ave
Gladstone, MI 49837

(3) American Legion

802 Delta Ave
Gladstone, MI 49837

(4) Wally’s Bar

917 Delta Ave
Gladstone, MI 49837

(5) MIDD Bar & Lounge

903 Delta Ave
Gladstone, MI 49837

Gladstone Social District Management & Maintenance Plan

City of Gladstone's Downtown Development Authority



This plan outlines the management and maintenance of the proposed Downtown Gladstone Social District for review by the Gladstone City Commission. Upon local approval, it will be submitted to the Michigan Liquor Control Commission (MLCC) for state approval.

The Gladstone Downtown Development Authority (DDA) seeks to establish this district to promote economic growth and expand opportunities for businesses and recreation. The DDA would serve as the district's managing authority, with any future updates to this plan requiring approval by the Gladstone City Commission.

What is a Social District?

Authorized by Michigan law in 2020, social districts allow communities to designate areas where beverages from licensed establishments can be enjoyed outdoors in specially marked containers. Introduced during the COVID-19 pandemic to support local businesses, these districts have since grown in popularity, enhancing downtown atmospheres and boosting tourism.

All State of Michigan and City of Gladstone laws regarding public intoxication, impaired driving, and open containers apply within and beyond district boundaries.

Boundaries within the District

Social District Boundary

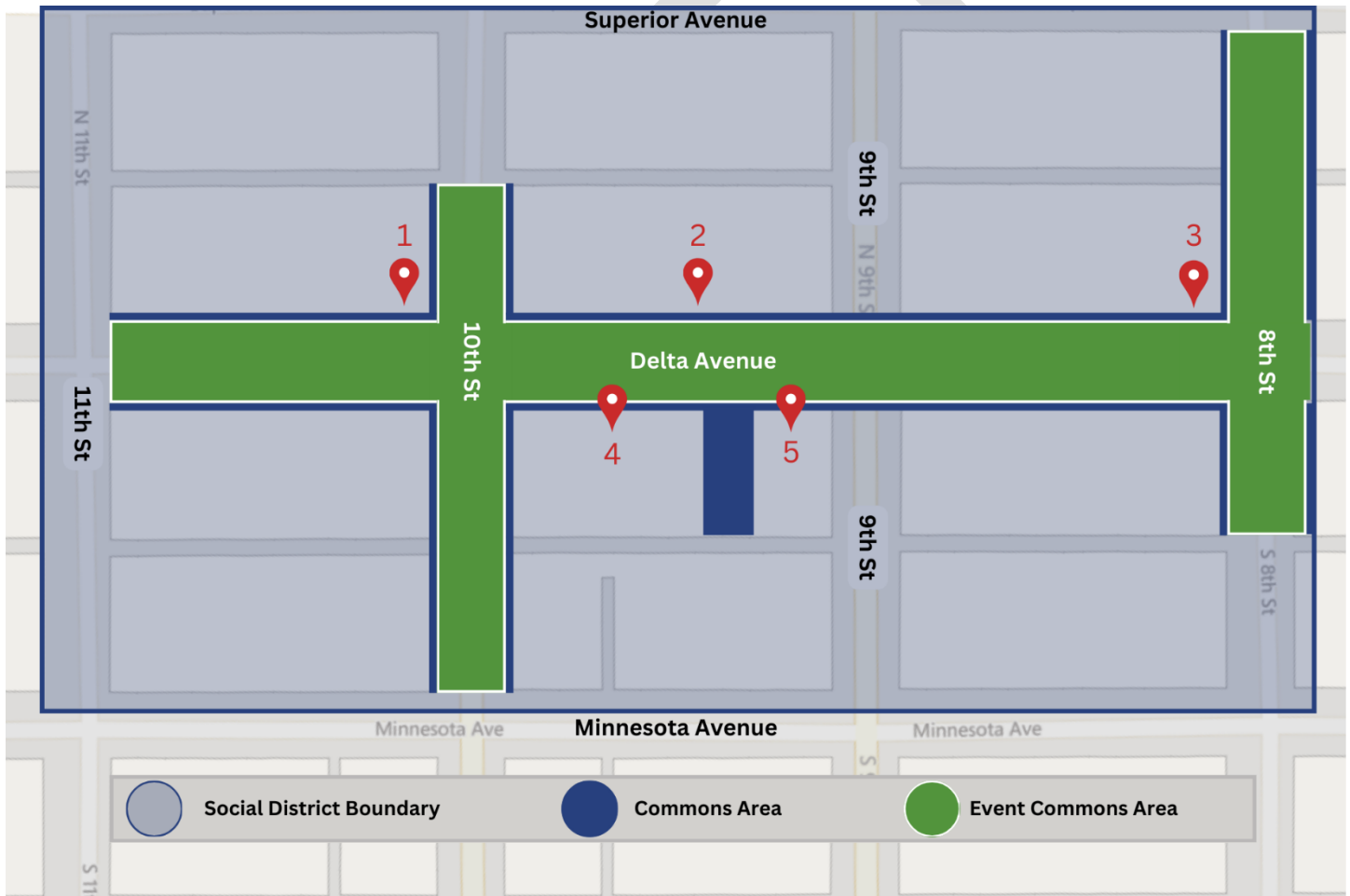
The social district designates areas where establishments with a Michigan Liquor Control Commission (MLCC) license and a Social District permit may sell beverages for outdoor consumption.

Commons Areas

Commons Areas are clearly marked spaces within the district where consumption may take place. These areas do not include the licensed premises themselves. Drinks must be consumed either in the establishment where purchased or within the designated Commons Areas, which include the sidewalks highlighted in blue on the map below and the Farmers Market Square at 907 Delta Avenue.

Event Commons Areas

For special events, the City Commission may approve an expanded Event Commons Area, allowing social district beverages to be consumed within additional designated streets, including Delta Avenue and portions of 8th and 10th Streets, as shown on the map below.



Hours of Operation

The social district will operate year-round, with hours of operation detailed in the table below. After 10:00 PM, beverages may only be sold for consumption within the license holder’s service area and not in the district commons areas, per their liquor license.

Sunday	12:00 PM – 10:00 PM
Monday	4:00 PM – 10:00 PM
Tuesday	4:00 PM – 10:00 PM
Wednesday	4:00 PM – 10:00 PM
Thursday	4:00 PM – 10:00 PM
Friday	4:00 PM – 10:00 PM
Saturday	12:00 PM – 10:00 PM

Eligible Establishments

The City of Gladstone’s proposed social district boundary would allow for five existing licensed establishments to participate in the district. It is recognized that this list of eligible establishments may change or grow over time.

(1) Saunders Point Brewing

1000 Delta Ave
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(2) Dew Drop Family Restaurant

916 Delta Ave
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(3) American Legion

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(4) Wally’s Bar

917 Delta Ave
Gladstone, MI 49837

(5) MIDD Bar & Lounge

903 Delta Ave
Gladstone, MI 49837

After the City of Gladstone’s Social District application is approved by the MLCC, the Gladstone DDA will establish and oversee a municipal application and approval form for eligible establishments. This form will confirm the city’s support and must be included in each establishment’s separate MLCC application to participate in the district.

Enforcement & Security

Gladstone Public Safety will enforce patron compliance within the social district. Clear signage will define district boundaries, and the municipal website will provide an overview and educational campaign on responsible use. Clear boundary markings and a strong educational campaign will be vital to the success of the district.

Public Safety will be notified whenever a special use permit is submitted for City Commission approval for an event within the district. If additional police presence is requested or required, Public Safety will coordinate with the event’s overseeing department head or coordinator. The event coordinator will be responsible for any associated Public Safety staffing costs.

All State of Michigan and City of Gladstone laws regarding public intoxication, impaired driving, and open containers apply within and beyond the district. Public Safety will enforce these regulations using local ordinances and state liquor laws, and any violation of these laws should be reported to law enforcement.

Funding & Maintenance

The Gladstone DDA will cover both the initial and ongoing costs for logo creation, signage, staff operations, marketing, and maintenance responsibilities outlined in the Parks & Recreation contract.

Sponsorship Opportunities

Maintaining a clean downtown will require additional resources. To support waste management efforts, the DDA will seek sponsorships from downtown businesses to fund additional trash receptacles and assist in sustaining the existing Parks & Recreation contract. These sponsorships will not generate revenue but will help offset district maintenance and operational costs.

Serving Container Oversight

Licensed participating establishments will oversee the purchase of the social district containers but are required to adhere to the Michigan Liquor Control Code Act 58 of 1998, Section 436.1551 requirements for social district containers. It is the establishment's responsibility to ensure that their serving containers are compliant.

These requirements include:

- ✓ The container prominently displays the social district permittee's trade name or logo or some other mark that is unique to the social district permittee under the social district permittee's on-premises license.
- ✓ The container prominently displays a logo or some other mark that is unique to the commons area.
- ✓ The container is not glass.
- ✓ The container has a liquid capacity that does not exceed 16 ounces.

Sanitation & Trash Collection

State law requires that containers used for social district beverages be single-use. With increased foot traffic, a natural rise in waste is expected downtown.

The Gladstone DDA contracts with Parks & Recreation staff to manage routine trash collection within the district. This includes daily visual inspections of receptacles, which are emptied as needed.

Marketing of the District

The DDA will be responsible for marketing the district, including signage designating the boundaries of the social district, investing in our online presence by partnering with Orange Cat Media on an educational campaign to outline the rules and operations of the district, and information sessions for interested businesses.

Closing, Pausing, or Revoking the District

Certain circumstances or events may arise within the district where public alcohol consumption is not appropriate. In such cases, the Gladstone City Commission and/or the Gladstone DDA may temporarily close the social district. If closure is necessary, the DDA will provide at least seven (7) days' notice for all qualified licensees. During the closure, licensees must ensure that alcohol is not consumed outside their service area.

The privilege of having a social district comes with the responsibility of maintaining its benefits and integrity. A meeting shall be held annually between DDA administrative staff and the participating establishments to discuss the impact (either positive or negative) of the district and identify needs to ensure the success of its future. If the community or governing body determines that the district is being misused, the municipality may revoke its designation due to health, safety, or public wellbeing concerns, following a public hearing.

DRAFT



Michigan Liquor Control Commission (MLCC)
Constitution Hall, 2nd Floor, 525 W. Allegan St, Lansing, MI 48933
P.O. Box 30005, Lansing, MI 48909
866-813-0011 – www.michigan.gov/lcc

Social District Permit Information For Local Governmental Units

Pursuant to MCL 436.1551, the governing body of a local governmental unit may designate a Social District within its jurisdiction. Qualified licensees whose licensed premises are contiguous to the commons area within the Social District, and that have been approved for and issued a Social District Permit, may sell alcoholic liquor (beer, wine, mixed spirit drink, spirits, or mixed drinks) on their licensed premises to customers who may then consume the alcoholic liquor within the commons area of the Social District.

If a non-profit organization requests a Special License for a location within a Social District commons area, the governing body of the local unit of government shall delineate the portion of the commons area to be utilized exclusively by the Special Licensee and the portion of the commons area to be used exclusively by Social District permittees. The Special License applicant must submit documentation from the local governmental unit, including a clear diagram, with its application.

The term commons area is defined by MCL 436.1551(8)(a):

"Commons area" means an area within a social district clearly designated and clearly marked by the governing body of the local governmental unit that is shared by and contiguous to the premises of at least 2 other qualified licensees. Commons area does not include the licensed premises of any qualified licensee.

The term qualified licensee is defined by MCL 436.1551(8)(c):

"Qualified licensee" means any of the following:

- *A retailer that holds a license, other than a special license, to sell alcoholic liquor for consumption on the licensed premises. (This includes the following license types: Class C, Tavern, A-Hotel, B-Hotel, Club, G-1, G-2, Brewpub.)*
- *A manufacturer with an on-premises tasting room permit issued under section 536.*
- *A manufacturer that holds an off-premises tasting room license issued under section 536.*
- *A manufacturer that holds a joint off-premises tasting room license issued under section 536.*

A list of all licensees, sorted by county and local governmental unit, may be found on the MLCC website.

The governing body of a local governmental unit may designate a Social District pursuant to MCL 436.1551 under the following conditions:

- Designate a Social District that contains a commons area, as defined in MCL 436.1551(8)(a).
- Establish local management and maintenance plans, including hours of operation, for a commons area.
- Define and clearly mark with signs the designated commons area.
- A governing body of a local governmental unit shall not designate a Social District that would close a road unless the governing body receives prior approval from the road authority with jurisdiction over the road.
- The governing body shall maintain the commons area in a manner that protects the health and safety of the community.

- The governing body may revoke the designation if it determines that the commons area threatens the health, safety, or welfare of the public or has become a public nuisance. Before revoking the designation, the governing body must hold at least 1 public hearing on the proposed revocation. The governing body shall give notice as required under the open meetings act of the time and place of the public hearing before the public hearing.
- The governing body shall file the designation or revocation of the Social District with the MLCC.

Before applying to the MLCC for a Social District Permit, a qualified licensee must first obtain approval from the governing body of the local governmental unit. A fillable resolution for this approval is part of the Social District Permit Application (LCC-208).

Filing the Designation of a Social District with the MLCC

A local governmental unit must file the following items with the MLCC when designating a Social District:

- A copy of the resolution passed by the governing body designating the Social District and commons area.
- A copy of the management and maintenance plans, including the hours of operation, established by the local governmental unit for the Social District and commons area.
- A diagram or map that clearly shows the boundaries of the Social District and commons area. Please indicate the name, address, and location of the qualified licensees that are contiguous to the commons area on the diagram or map.

Submit the items above to:

By Mail: Michigan Liquor Control Commission - P.O. Box 30005 - Lansing, MI 48933

By Fax: (517) 763-0059

By Email: mlccrecords@michigan.gov

Additional sections of the Liquor Control Code for a local governmental unit to consider when establishing a Social District or commons area within a Social District:

[MCL 436.1915](#) - Possessing or consuming alcoholic liquor on public highway or in park, place of amusement, or publicly owned area; authority of local governmental unit or state department or agency to prohibit possession or consumption of alcoholic liquor; definitions.

(1) Alcoholic liquor shall not be consumed on the public highways.

(2) Except as provided in subsections (3) and (4), alcoholic liquor may be possessed or consumed in public parks, public places of amusement, or a publicly owned area not licensed to sell for consumption on the premises.

(3) The governing body of a local governmental unit may prohibit by ordinance, order, or resolution the possession or consumption of alcoholic liquor in any public park, public place of amusement, or publicly owned area that is owned or administered, or both, by that local governmental unit. When land is leased from a department or agency of this state, an ordinance, order, or resolution adopted pursuant to this subsection shall be subject to the approval of the department or agency.

(4) A department or agency of this state that administers public lands may prohibit by rule, order, or resolution the possession or consumption of alcoholic liquor on the public land under its jurisdiction.

(5) As used in this section:

(a) "Local governmental unit" means a county, city, township, village, or charter authority.

(b) "Publicly owned area" means an area under the jurisdiction of a local governmental unit.

MCL 436.1913(1), (2), & (5) - Prohibited conduct; unlicensed premises or place; unlawful consumption of alcoholic liquor; exceptions; construction of section; "consideration" defined.

(1) A person shall not do either of the following:

(a) Maintain, operate, or lease, or otherwise furnish to any person, any premises or place that is not licensed under this act within which the other person may engage in the drinking of alcoholic liquor for consideration.

(b) Obtain by way of lease or rental agreement, and furnish or provide to any other person, any premises or place that is not licensed under this act within which any other person may engage in the drinking of alcoholic liquor for consideration.

(2) A person shall not consume alcoholic liquor in a commercial establishment selling food if the commercial establishment is not licensed under this act. A person owning, operating, or leasing a commercial establishment selling food which is not licensed under this act shall not allow the consumption of alcoholic liquor on its premises.

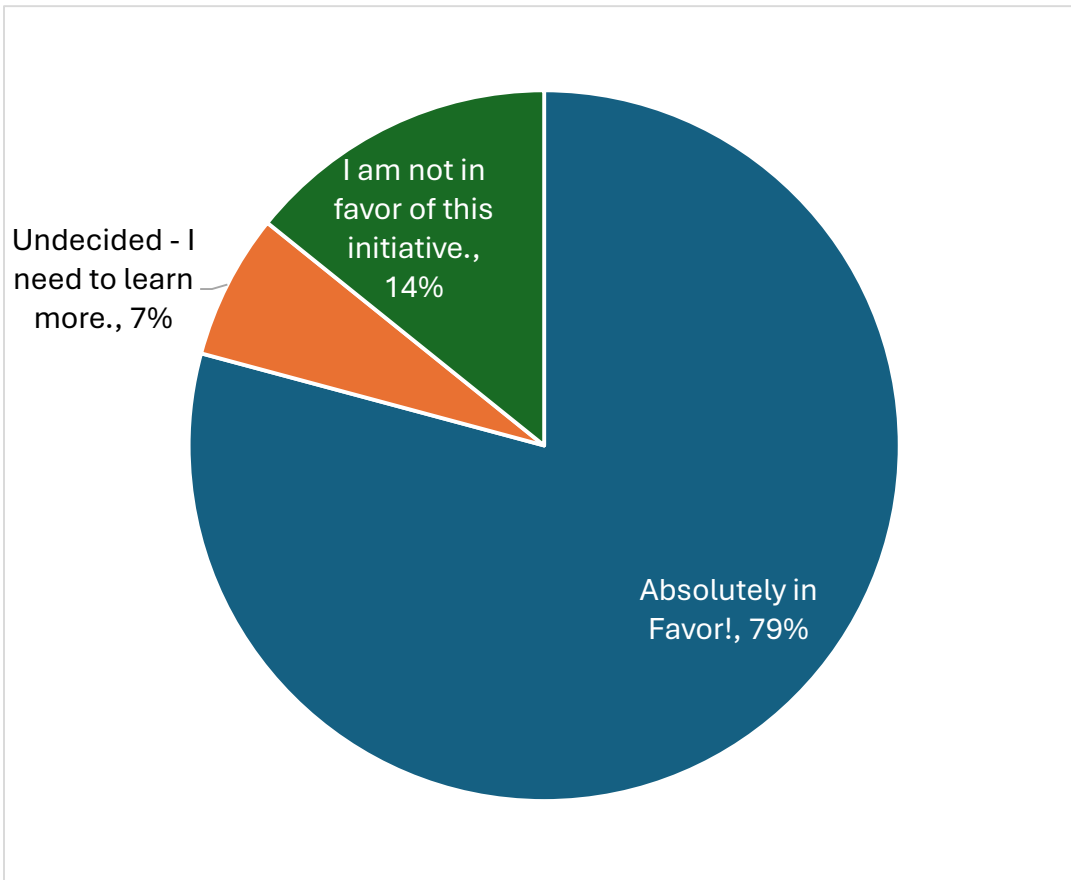
(5) As used in this section, "consideration" includes any fee, cover charge, ticket purchase, the storage of alcoholic liquor, the sale of food, ice, mixers, or other liquids used with alcoholic liquor drinks, or the purchasing of any service or item, or combination of service and item; or includes the furnishing of glassware or other containers for use in the consumption of alcoholic liquor in conjunction with the sale of food.

Social District Survey Data

Total Responses: 197

Are you for or against a social district in Gladstone?

	Count	Percentage
Absolutely in Favor!	156	79%
Undecided - I need to learn more.	13	7%
I am not in favor of this initiative.	28	14%
Total	197	



The data below filtered out anyone who was **not** a Gladstone Resident, Gladstone Business Owner, or City Staff.

	Count	Percentage
Absolutely in Favor!	112	80%
Undecided - I need to learn more.	11	8%
I am not in favor of this initiative.	17	12%
Total	140	

What concerns do you have if Gladstone implemented a social district?

	Absolutely in Favor!	Undecided - I need to learn more.	I am not in favor of this initiative.
Aggression/Bad Behavior	1	2	2
Child Safety or Proximity to Alcohol	1	3	9
Enforcement	5	1	1
Drunk Driving		1	1
Hours of Operation	3	2	
Litter & Trash	3	2	1
Noise		2	1
Parking & Traffic	5	1	
Pedestrian Crossing	2		
Public Intoxication	4	1	8
Smoking Cigarettes or Marijuana		1	2
Underage Drinking	4		3
Vandalism	1		1

Please share your thoughts or feedback on the proposed boundaries of the district.

- Over 60 responses indicated the proposed boundary was appropriate.
- 16 individuals expressed interest in extending the boundaries
- There were eight responses encouraging the city to make the boundary smaller or avoid the 800 block on Delta Avenue due to extracurricular activities targeted towards children (Dance It Up and Superior Martial Arts).
- Notable comments also expressed concern about extending the boundary to pass near the elementary/middle school.

Do you have any other thoughts or feedback you'd like to share?

- I think this is an innovative idea that has potential to be successful if the downtown businesses are on board.
- Just that I think it's a fantastic idea.
- I like this idea. I've been to many cities in Michigan and Wisconsin that have this, and they are very popular.
- Music nights downtown!
- We would love to set up a booth or be involved where we can be.
- Social districts can enhance visitors and citizens interest in the downtown events and certainly make them more festive! Having the district will naturally help businesses within the district plan together as they will all benefit from more pedestrian traffic.
- I don't know who is behind the push to revitalize the downtown area of Gladstone, but I applaud your effort! Thank you!
- I am an economic partner in the area and I think this would hugely benefit many downtown Gladstone businesses. Such a great idea!

- promote business advertising in the district and establishments. Example: signage/marketing for our dental office (gallery b smiles) in/outside saunders point brewery.
- Would like to see the event include like a flea market area where people could set up a table and sell their goods. This could be done in the parking lot of the Veterans Park (next to the Legion). Might draw more people downtown if they knew they could participate, fund raise for cub scouts, girl scouts, themselves, etc.
- I like the idea but want to know more details
- I've noticed, during the couple of times I've attended the music nights at Van Cleve Park in the summer, that a lot of people bring and enjoy their own alcoholic beverages at those events, which (unless I'm mistaken) is allowed by 436.1915: "alcoholic liquor may be possessed or consumed in public parks, public places of amusement, or a publicly owned area not licensed to sell for consumption on the premises." However, if the park became part of that social district, wouldn't that mean the only booze people could consume there would be from licensed participating establishments? For one, that's a very long walk from the nearest licensed place; for another, that hurts people who like to enjoy music alongside a drink that's not priced from a bar. So that would be my argument against adding the park to the district.
- I think it is a great idea. Gladstone is a great city with great options for business. I think it can only help grow.
- I also like the idea to possibly expand the social district to our beautiful water front.
- I think this is a great idea. I feel like in delta county we are so behind on trying new things. I understand we're more of an old person community but some of us are still younger.
- I am not in favor of more booze walking around the streets. The rules we have are there for a reason. This seems like an attempt to try and prop up downtown businesses at the expense of those not downtown and even at increased risk of injury and misery to the citizens of the town and proposed district. As a former resident, who has many family and friends still there, I am in opposition.
- I'd like to see 10th street, north of Delta Ave to the alley, turned into green space
- I look forward to seeing how the city embraces this for tourism growth!
- Love this!
- I think it would enhance the downtown area and encourage people to socialize
- I am already dealing with vaping, smoking, f bombs, GD's and such when I am out shopping with my 6 year old, now he can see the wonders of drinking and all that entails plus when glasses are left unattended, which they will, what prevents a child from tasting?
- I think it is an amazing idea and should bring people to downtown especially since the new brewer has opened! This should help other established businesses in town also.
- From my vantage point Gladstone already has substance abuse issues. It seems like this initiative might facilitate the problem. This would not be top of my list on ways to promote growth and tourism to this tiny but awesome town.
- Adding alcohol to the streets will need more police patrol. Can we afford to have police spend their time walking the Gladstone social district to insure safety? Are the facilities that will sell the alcohol aware that The Licensee must apply to the MLCC for the Social District Permit and the

Licensee is required to pay an inspection fee of \$70 and a permit fee of \$250? See attached link for the Michigan restaurant & lodging assoc. <https://www.mrla.org/may21ateallen.html>

- Need to make public aware of specific details. A blanket "social district" is vague. Make sure all businesses have a vote-not just those in district. Detail changes this will cause.
- Love to see more uses for the farmers market space and chances to build community rapport.
- I would love to see our local government go and recruit businesses to come to the area. Example Costco, or other manufactures.
- Please please please do this. I'm begging you. In order to get younger people to want to move here we need to offer social opportunities that many of them experience in the larger areas that they go to college in. This is a great first step for us!
- I think Dew Drop Inn has done a great job at offering outdoor seating where people, if they so choose, can enjoy the outdoors while also enjoying their drinks. Other businesses are free to take the steps they did.
- This would be a great opportunity for businesses to do more summer outdoor events and draw more people to our community. Live music, street festivals, business collaboration events, etc.
- Our community needs to be proactive and progressive. There are communities our size that have done this with success and we should too.
- Be great especially in the summer. Could have more downtown activities
- I think this would be great for the Gladstone community! It opens up opportunities for many different events to happen in Gladstone that would attract people to the area.
- More police to help keep people acting classy.
- Animal and family friendly if possible?
- Love the idea! I feel it would help revitalize our beautiful downtown. It would attract people and more businesses. .
- This is a great idea
- I hope it brings more outside activities and music to the area.
- If people can't walk the two blocks from the VFW to the Brewery without a beverage in hand, then that is problematic
- A social district in Gladstone is a fantastic opportunity to bring the community together, support local businesses, and create a vibrant, welcoming atmosphere. It encourages people to gather, connect, and enjoy shared spaces while boosting the local economy. Social districts often foster a sense of pride and belonging, making your hometown an even better place to live, work, and visit.
- I think this would be a great thing for us as citizens living in this fine community and also for Tourists coming and going and will help our city and also all the local small businesses here this is long over due for us as a community
- More benches down on Delta would be really nice
- Love this idea, my daughter goes to college in Midland and they have a wonderful set up. Cornhole boards, corner fire tables, music outdoors, etc.
- Perhaps having social events only at designated times and not a free for all. That way businesses that have children can make sure they are closed during these events. So maybe a Saturday night on the first Saturday of the month.

- I like the idea of being able to walk with a beverage or ride bike to restaurants within our small downtown area.
- I am highly disappointed in the fact of alcohol potentially being allowed openly and freely downtown is even being considered. As a DDA you could be using time to be much more productive. You're catering to a crowd of people who can potentially create major problems for the city and people of the city.
- i think this would be a great idea, especially in the summer so we can enjoy our drinks outside!
- An area for food trucks would be something to consider.
- Please think of the minors
- I think it is a great idea. I see this being more popular in the summer months. Will be a draw for people to come to downtown Gladstone and enjoy the nice weather.
- I applaud the creative thinking around making downtown Gladstone more socially engaged.
- I think it is most effective if the public and businesses are well educated on how it works. A few suggestions.
 - 1) clear signage on the street
 - 2) windows decals that businesses can display so it's easier to identify who is participating
 - 3) Postcard or rack card with the rules and other information info
 - 4) QR code on signage that directs to a dedicated page/section of the website, including who to contact if they have any questions.
- I think this is a great idea for Gladstone. I have visited communities where a social district is in place and it seemed to work very well.

GLADSTONE



GLADSTONE CITY COMMISSION REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue
April 28, 2025
6:00 PM

MINUTES

Mayor Thompson called the meeting to order; Commissioner Pontius gave the Invocation followed by the Pledge of Allegiance.

Clerk Berry called the roll:

PRESENT

- Mayor Joe Thompson
- Commissioner Judy Akkala
- Mayor Pro-Tem Brad Mantela
- Commissioner Robert Pontius

ABSENT

- Commissioner Steve O'Driscoll

The following individual(s) spoke under public comment:

Mr. David Fairbanks, 1111 Michigan Avenue (letter given to Commission)

Motion made by Mayor Pro-Tem Mantela, Seconded by Commissioner Akkala to approve the consent agenda as presented.

MOTION CARRIED

Motion made by Mayor Pro-Tem Mantela, Seconded by Commissioner Pontius accept the introduction of Appropriations Ordinance No. 2025-632 and set a public hearing for Monday, May 12, 2025 at 6 PM Gladstone City Hall.

MOTION CARRIED

Motion made by Mayor Pro-Tem Mantela, Seconded by Commissioner Akkala to approve the American Legion Riders Post 71 – Hot Rods & Harleys from 3:00 PM – 9:00 PM on Thursday, June 19, 2025, Thursday, July 17, 2025, Thursday, August 21, 2025 and Thursday, September 18, 2025, with authorization to Close 8th Street from Superior Avenue up to the alley between Delta and Minnesota Avenue and close Delta Avenue to the city owned parking lot at 808 Delta Avenue to the entrance of the car wash located at 720 Delta Avenue with city barricades.

MOTION CARRIED

Motion made by Commissioner Akkala, Seconded by Mayor Thompson to approve the DDA and the Parks & Recreation Department service agreement to oversee beautification, maintenance, event preparation and clean-up, farmers market services, trash collection, and other miscellaneous duties as assigned within the downtown district for \$10,000.00.

MOTION CARRIED

Motion made by Mayor Pro-Tem Mantela, Seconded by Mayor Thompson to set a public hearing to receive public input on the proposed social district on Monday, May 12, 2025 at 6:00 PM City Hall.

MOTION CARRIED

Motion made by Commissioner Akkala, Seconded by Commissioner Pontius to adopt the Orange Cat Media branding toolkit and logos for the City of Gladstone as presented and authorize a budget amendment to the Dr. Mary Cretens Fund in the amount of \$3,000.00 to pay Orange Cat Media Invoice No. 41.

MOTION CARRIED

There being no further business before the Commission, Mayor Thompson adjourned the meeting at 7:07 PM.

Mayor Joe Thompson

Clerk Kimberly Berry

GORNO FORD, INC

22025 ALLEN ROAD
 WOODHAVEN, MI 48183
 734-671-4033 -fax- 734-676-7647

INVOICE

INVOICE # t.24171
DATE: 04/25/25

To: City of Gladstone *Electric*
 1100 Delta Ave.
 Gladstone, MI 49837

Customer # 118466

Ship To: SOUTH SIDE OF MAC BRIDGE

ATTN: James Olson

Salesperson:	P.O.#	Ship Date:	Shipped Via:	F.O.B. Point:	Terms:
Patrick Southward	Signed Quote	05/10/25	Gorno Driver	Gladstone, MI	10 Days

QTY:	DESCRIPTION:	UNIT PRICE:	AMOUNT:
(1)	2024MY FORD F-250 EXT. CAB 4x4 ¾ TON P.U. MUNICIPAL LIGHT PKG VIN# 1FT7X2BAORED71770 (WHITE) <i>MF Deal</i> <i>J.O.</i> T-24171 Control # 118466		55,532.00

PLEASE MAKE ALL CHECKS PAYABLE TO:
GORNO FORD, INC.
THANK YOU FOR YOUR BUSINESS !!

DEALER: _____
 CUSTOMER: _____

SUBTOTAL:	55,532.00
SALES TAX:	TAX EXEMPT
TITLE: TRANSFER: PLATES: FEE'S:	
TOTAL:	\$55,532.00

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE
For Check Dates 04/01/2025 to 04/30/2025

Item 9.

Fund	Item	Amount
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Totals For Fund: 101

Gross Payment:	136,288.90
Net Payment:	95,168.26
Total Payroll:	163,385.00

-- Deductions --

AFLAC_AFTER	168.80
AFLAC_PRE	306.21
CRCL_TST	2,985.13
DC LOAN REPAY	938.73
DC LOAN REPAY2	131.50
DEFINED_COMP_4%	1,203.93
DEFINED_COMP_3	2,465.04
FITW	11,244.13
FOC	126.74
FOP	424.00
HEALTHINSCONT	4,608.18
MEDICARE_EE	1,845.22
MERS 457 ROTH %	228.33
MERS457	494.14
MERS457%	153.23
MSAEEFAMILY	306.57
MSAEESINGLE	40.70
MSASINGLE-EE	150.00
PSUPRPHONE	10.07
PUBSAFFPHONE	14.87
SITW_MI	4,910.58
SOCSEC_EE	7,890.07
SUPSUNIONDUES	84.14
TEAMSTERS	390.33
Total Deductions:	41,120.64

-- Expenses --

DEFINED_COMP_11	12,349.32
EMPLOYER 457	785.40
MEDICARE_ER	1,845.22
MSA ER EX SUPER	800.00
MSA ER EXPENSE	3,422.01
SOCSEC_ER	7,890.07
SUI	4.08
Total Expenses:	27,096.10

Totals For Fund: 202

Gross Payment:	7,095.67
Net Payment:	4,701.24
Total Payroll:	8,637.97

-- Deductions --

AFLAC_AFTER	1.85
AFLAC_PRE	9.31
CRCL_TST	12.80
DC LOAN REPAY	63.03
DC LOAN REPAY2	118.93
DEFINED_COMP_3	212.58
FITW	676.64
FOC	114.62
HEALTHINSCONT	304.00
MEDICARE_EE	98.08
MERS457	30.61
MSAEEFAMILY	12.80
MSAEESINGLE	4.97
SITW_MI	268.23
SOCSEC_EE	419.41
SUPSUNIONDUES	5.00
TEAMSTERS	41.57
Total Deductions:	2,394.43

-- Expenses --

DEFINED_COMP_11	779.37
MEDICARE_ER	98.08

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE
For Check Dates 04/01/2025 to 04/30/2025

Item 9.

Fund	Item	Amount
	MSA ER EXPENSE	245.44
	SOCSEC_ER	419.41
	Total Expenses:	1,542.30
Totals For Fund: 203		
	Gross Payment:	6,672.25
	Net Payment:	4,413.47
	Total Payroll:	8,116.04
	-- Deductions --	
	AFLAC_AFTER	1.65
	AFLAC_PRE	8.30
	CRCL_TST	13.70
	DC LOAN REPAY	56.13
	DC LOAN REPAY2	105.91
	DEFINED_COMP_3	199.86
	FITW	623.37
	FOC	102.08
	HEALTHINSCONT	285.90
	MEDICARE_EE	92.25
	MERS457	28.31
	MERS457%	3.39
	MSAEEFAMILY	13.70
	MSAEESINGLE	3.70
	SITW_MI	251.42
	SOCSEC_EE	394.37
	SUPSUNIONDUES	5.67
	TEAMSTERS	69.07
	Total Deductions:	2,258.78
	-- Expenses --	
	DEFINED_COMP_11	732.80
	MEDICARE_ER	92.25
	MSA ER EXPENSE	224.37
	SOCSEC_ER	394.37
	Total Expenses:	1,443.79
Totals For Fund: 248		
	Gross Payment:	4,487.04
	Net Payment:	3,234.81
	Total Payroll:	5,188.67
	-- Deductions --	
	AFLAC_AFTER	0.90
	AFLAC_PRE	4.49
	DC LOAN REPAY	30.35
	DC LOAN REPAY2	57.26
	DEFINED_COMP_3	75.04
	FITW	325.00
	FOC	55.18
	HEALTHINSCONT	113.60
	MEDICARE_EE	63.33
	MERS457	17.57
	SITW_MI	178.36
	SOCSEC_EE	270.89
	SUPSUNIONDUES	1.59
	TEAMSTERS	58.67
	Total Deductions:	1,252.23
	-- Expenses --	
	DEFINED_COMP_11	275.13
	MEDICARE_ER	63.33
	MSA ER EXPENSE	91.66
	SOCSEC_ER	270.89
	SUI	0.62
	Total Expenses:	701.63
Totals For Fund: 540		
	Gross Payment:	5,809.45
	Net Payment:	4,267.41
	Total Payroll:	7,062.70

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE
For Check Dates 04/01/2025 to 04/30/2025

Item 9.

Fund	Item	Amount
	-- Deductions --	
	AFLAC_AFTER	4.04
	AFLAC_PRE	4.70
	CRCL_TST	0.61
	DEFINED_COMP_3	171.80
	FITW	272.27
	HEALTHINSCONT	252.39
	MEDICARE_EE	80.48
	MERS457	64.00
	MERS457%	78.33
	MSAEEFAMILY	2.52
	SITW_MI	203.44
	SOCSEC_EE	344.07
	SUPSUNIONDUES	6.60
	TEAMSTERS	56.79
	Total Deductions:	1,542.04
	-- Expenses --	
	DEFINED_COMP_11	629.91
	MEDICARE_ER	80.48
	MSA ER EXPENSE	198.78
	SOCSEC_ER	344.07
	SUI	0.01
	Total Expenses:	1,253.25
Totals For Fund: 582		
	Gross Payment:	44,033.17
	Net Payment:	28,970.39
	Total Payroll:	53,144.28
	-- Deductions --	
	AFLAC_AFTER	49.63
	AFLAC_PRE	223.58
	CRCL_TST	6.27
	DEFINED_COMP_3	1,258.76
	ELECPHONE	14.87
	FITW	4,361.89
	HEALTHINSCONT	681.01
	IBEW876DEATH	7.91
	IBEW876FLAT	193.87
	IBEW876UNION%	478.94
	MEDICARE_EE	620.90
	MERS457	1,043.74
	MERS457%	1,564.88
	MSAEEFAMILY	161.65
	SITW_MI	1,664.76
	SOCSEC_EE	2,654.69
	SUPSUNIONDUES	37.64
	TEAMSTERS	37.79
	Total Deductions:	15,062.78
	-- Expenses --	
	DEFINED_COMP_10	850.42
	DEFINED_COMP_11	3,680.01
	MEDICARE_ER	620.90
	MSA ER EX SUPER	400.00
	MSA ER EXPENSE	905.08
	SOCSEC_ER	2,654.69
	SUI	0.01
	Total Expenses:	9,111.11
Totals For Fund: 590		
	Gross Payment:	30,741.31
	Net Payment:	20,337.50
	Total Payroll:	37,035.28
	-- Deductions --	
	AFLAC_AFTER	24.29
	AFLAC_PRE	23.70
	CRCL_TST	1,108.99
	DC LOAN REPAY	74.35
	DEFINED_COMP_3	910.75

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE
For Check Dates 04/01/2025 to 04/30/2025

Item 9.

Fund	Item	Amount
	FITW	3,282.07
	HEALTHINSCONT	982.92
	IBEW876DEATH	0.03
	IBEW876FLAT	0.71
	IBEW876UNION%	0.95
	MEDICARE_EE	426.21
	MERS 457 ROTH	14.76
	MERS457	165.53
	MERS457%	10.14
	MSAEEFAMILY	162.59
	MSAEESINGLE	0.63
	SITW_MI	1,127.37
	SOCSEC_EE	1,822.42
	SUPSUNIONDUES	37.33
	TEAMSTERS	226.26
	USCM2284	1.81
	Total Deductions:	10,403.81
	-- Expenses --	
	DEFINED_COMP_11	3,339.40
	MEDICARE_ER	426.21
	MSA ER EXPENSE	705.93
	SOCSEC_ER	1,822.42
	SUI	0.01
	Total Expenses:	6,293.97
Totals For Fund: 591		
	Gross Payment:	17,436.77
	Net Payment:	11,014.41
	Total Payroll:	21,015.68
	-- Deductions --	
	AFLAC_AFTER	92.63
	AFLAC_PRE	42.60
	CRCL_TST	18.50
	DC LOAN REPAY	915.03
	DEFINED_COMP_3	516.91
	FITW	1,917.10
	HEALTHINSCONT	607.22
	IBEW876DEATH	0.03
	IBEW876FLAT	0.71
	IBEW876UNION%	0.95
	MEDICARE_EE	243.28
	MERS 457 ROTH	135.24
	MERS457	85.54
	MERS457%	10.14
	MSAEEFAMILY	8.83
	SITW_MI	649.61
	SOCSEC_EE	1,040.25
	SUPSUNIONDUES	32.11
	TEAMSTERS	83.47
	USCM2284	22.21
	Total Deductions:	6,422.36
	-- Expenses --	
	DEFINED_COMP_11	1,895.36
	MEDICARE_ER	243.28
	MSA ER EXPENSE	400.01
	SOCSEC_ER	1,040.25
	SUI	0.01
	Total Expenses:	3,578.91
Totals For Fund: 594		
	Gross Payment:	10.58
	Net Payment:	8.69
	Total Payroll:	11.39
	-- Deductions --	
	FITW	0.63
	MEDICARE_EE	0.15
	SITW_MI	0.45
	SOCSEC_EE	0.66

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE

For Check Dates 04/01/2025 to 04/30/2025

Item 9.

Fund	Item	Amount
	Total Deductions:	1.89
	-- Expenses --	
	MEDICARE_ER	0.15
	SOCSEC_ER	0.66
	Total Expenses:	0.81
Totals For Fund: 706		
	Gross Payment:	211.02
	Net Payment:	127.27
	Total Payroll:	256.60
	-- Deductions --	
	AFLAC_AFTER	2.31
	AFLAC_PRE	3.49
	DEFINED_COMP_3	6.33
	FITW	20.47
	HEALTHINSCONT	1.63
	IBEW876DEATH	0.03
	IBEW876FLAT	0.71
	IBEW876UNION%	0.95
	MEDICARE_EE	2.97
	MERS457	10.56
	MERS457%	10.14
	MSAEEFAMILY	1.34
	SITW_MI	8.10
	SOCSEC_EE	12.67
	TEAMSTERS	2.05
	Total Deductions:	83.75
	-- Expenses --	
	DEFINED_COMP_11	23.22
	MEDICARE_ER	2.97
	MSA ER EXPENSE	6.72
	SOCSEC_ER	12.67
	Total Expenses:	45.58

CHECK REGISTER FOR CITY OF GLADSTONE

CHECK DATE 04/01/2025 - 04/30/2025

Item 10.

Check Date	Check	Vendor Name	Amount
Bank BAY			
04/01/2025	80988	JANICE ANN FRIZZELL	3,841.67
04/02/2025	80991	ORANGE CAT MEDIA	2,500.00
04/04/2025	1480(E)	FICA, MEDICARE, FEDERAL	28,714.63
04/04/2025	1481(E)	NATIONWIDE RETIREMENT SOLUTIO	12.01
04/04/2025	1482(E)	DTE ENERGY	7,902.75
04/04/2025	80993	ALERUS FINANCIAL	22,858.91
04/04/2025	80994	IBEW LOCAL 876	247.62
04/04/2025	80995	MATRIX TRUST COMPANY	2,465.70
04/04/2025	80996	MICHIGAN STATE DISBURSEMENT U	199.31
04/04/2025	80997	POLICE OFFICERS LABOR COUNCIL	212.00
04/07/2025	1484(E)	MICHIGAN DEPT OF TREASURY	9,296.11
04/07/2025	1485(E)	STATE OF MICHIGAN	12,883.48
04/07/2025	80998	MICHIGAN MUNICIPAL LEAGUE	233.17
04/10/2025	1500(E)	QUADIEN FINANCE USA, INC.	3,100.00
04/10/2025	80999	A1 SPORT & WELD SUPPLY	10.54
04/10/2025	81000	ADVANCE AUTO PARTS (CARQUEST)	2,184.52
04/10/2025	81001	AXON ENTERPRISE, INC	5,803.68
04/10/2025	81002	BILLY ELECTRIC	307.28
04/10/2025	81003	CIVICPLUS	525.00
04/10/2025	81004	DELTA DISPOSAL	727.27
04/10/2025	81005	DELTA SOLID WASTE MGMT AUTHOR	14,794.79
04/10/2025	81006	DISPLAY SALES	200.00
04/10/2025	81007	DOMBROWSKI TREE SERVICE	3,500.00
04/10/2025	81008	FASTENAL COMPANY	101.80
04/10/2025	81009	FOUR SEASON'S SMALL ENGINE	80.20
04/10/2025	81010	GARD SPECIALISTS	193.10
04/10/2025	81011	GMSLA, INC.	23.93
04/10/2025	81012	H. BARBER & SONS, INC	3,415.88
04/10/2025	81013	HALLFRISCH COUNSELING & EAP S	2,600.00
04/10/2025	81014	HYDROCORP	874.00
04/10/2025	81015	JACK DOHENY COMPANY	455.89
04/10/2025	81016	JOHN FABICK TRACTOR COMPANY	192.93
04/10/2025	81017	KEYNECTA INC.	2,800.00
04/10/2025	81018	KONICA MINOLTA BUSINESS SOLUT	113.69
04/10/2025	81019	LARA-MPSC	2,612.61
04/10/2025	81020	LEXIPOL, LLC	836.70
04/10/2025	81021	MAIN STREET PIZZA	840.00
04/10/2025	81022	MAPLERIDGE TOWNSHIP	5,258.47
04/10/2025	81023	MEL'S LAWN, GARDEN & FEED	289.00
04/10/2025	81024	MENARDS - ESCANABA	2,785.30
04/10/2025	81025	MOTOROLA SOLUTIONS, INC	505.88
04/10/2025	81026	NORTHERN MICHIGAN UNIVERSITY	1,500.00
04/10/2025	81027	OSHKOSH FIRE & POLICE EQUIP,	315.52
04/10/2025	81028	PARAGON LABORATORIES, INC.	410.00
04/10/2025	81029	PRO ARC WELDING & FABRICATING	793.42
04/10/2025	81030	RAPID RIVER HARDWARE CO	5.00
04/10/2025	81031	SAM POULIOT	92.11
04/10/2025	81032	SHERWIN INDUSTRIES, INC.	5,274.67
04/10/2025	81033	STANDARD ELECTRIC COMPANY	205.00
04/10/2025	81034	STATE OF MICHIGAN	30.00
04/10/2025	81035	THE UPS STORE	267.56
04/10/2025	81036	TRUCK COUNTRY OF WISCONSIN	755.94
04/10/2025	81037	TRUCK EQUIPMENT INC	766.94
04/10/2025	81038	UP INTERNATIONAL TRUCKS, INC	200.60
04/10/2025	81039	XYLEM WATER SOLUTIONS U.S.A.,	2,425.00
04/15/2025	81040	GLADSTONE VOLUNTEER FIRE DEPT	500.00
04/16/2025	1503(E)	AFLAC	972.48
04/16/2025	81041	CITY OF GLADSTONE	100.00
04/18/2025	1501(E)	FICA, MEDICARE, FEDERAL	30,653.68
04/18/2025	1502(E)	NATIONWIDE RETIREMENT SOLUTIO	12.01
04/18/2025	81044	ALERUS FINANCIAL	23,626.83
04/18/2025	81045	IBEW LOCAL 876	438.17
04/18/2025	81046	IBEW LOCAL UNION 906	210.08
04/18/2025	81047	MATRIX TRUST COMPANY	2,465.70
04/18/2025	81048	MICHIGAN STATE DISBURSEMENT U	199.31
04/18/2025	81049	POLICE OFFICERS LABOR COUNCIL	212.00
04/18/2025	81050	TEAMSTERS LOCAL #406	966.00
04/21/2025	1504(E)	UPPER PENINSULA PUBLIC POWER	24,675.93
04/22/2025	1505(E)	MERS	122,770.00
04/22/2025	1506(E)	MERS	44,307.00
04/24/2025	1508(E)	MICHIGAN CONFERENCE OF TEAMST	82,567.50

CHECK REGISTER FOR CITY OF GLADSTONE

CHECK DATE 04/01/2025 - 04/30/2025

Item 10.

Check Date	Check	Vendor Name	Amount
Bank BAY			
04/24/2025	81052	ALERT ELECTRONICS INC.	180.00
04/24/2025	81053	BICHLER CONCRETE & GRAVEL	286.83
04/24/2025	81054	BILLY ELECTRIC	3,170.70
04/24/2025	81055	BS&A SOFTWARE	3,931.00
04/24/2025	81056	C2AE	298,980.50
04/24/2025	81057	CHATFIELD MACHINE	83.98
04/24/2025	81058	CITY OF GLADSTONE	21,242.32
04/24/2025	81059	COLEMAN ENGINEERING COMPANY	646.00
04/24/2025	81060	CORE & MAIN LP	763.93
04/24/2025	81061	DAILY PRESS	1,163.68
04/24/2025	81062	DEARBORN LIFE INSURANCE CO.	821.62
04/24/2025	81063	DELTA CO. FIRE CHIEFS ASSOC.	35.00
04/24/2025	81064	ELECTRICAL TESTING LABORATORY	227.30
04/24/2025	81065	FASTENAL COMPANY	37.53
04/24/2025	81066	GMSLA, INC.	23.93
04/24/2025	81067	GORDON FOOD SERVICE, INC.	596.31
04/24/2025	81068	HAWKINS, INC.	70.00
04/24/2025	81069	IDEXX DISTRIBUTION, INC.	1,867.90
04/24/2025	81070	INFOSEND	1,814.66
04/24/2025	81071	ITRON, INC	4,059.41
04/24/2025	81072	KELLY PEACOCK	30.00
04/24/2025	81073	MARK CHRISTOFF	1,275.00
04/24/2025	81074	MASONVILLE TOWNSHIP TREASURER	21,350.27
04/24/2025	81075	MCCOY CONSTRUCTION & FORESTRY	163.31
04/24/2025	81076	MENARDS - ESCANABA	617.40
04/24/2025	81077	MILLER, CANFIELD, PADDOCK & S	360.00
04/24/2025	81078	MWEA LOCAL SECTION 21	200.00
04/24/2025	81079	NMPSA	160.00
04/24/2025	81080	PARAGON LABORATORIES, INC.	573.00
04/24/2025	81081	PAYMENTUS CORPORATION	3,286.25
04/24/2025	81082	POLYDYNE, INC.	409.86
04/24/2025	81083	POMP'S TIRE SERVICE, INC.	514.73
04/24/2025	81084	PRIMUS MARKETING GROUP INC	1,544.00
04/24/2025	81085	RICHARDS PRINTING INC.	116.99
04/24/2025	81086	RIVERSIDE AUTO SALES, INC.	161.00
04/24/2025	81087	STAAB CONSTRUCTION CORPORATIO	116,730.00
04/24/2025	81088	STANDARD ELECTRIC COMPANY	76.61
04/24/2025	81089	STATE OF MICHIGAN	140.00
04/24/2025	81090	STROPICH OIL CO.	110.00
04/24/2025	81091	U.P. ENVIRONMENTAL SERVICES,	3,460.60
04/24/2025	81092	U.S. BANK EQUIPMENT FINANCE	84.09
04/24/2025	81093	USA BLUE BOOK	1,677.90
04/24/2025	81094	XYLEM WATER SOLUTIONS U.S.A.,	16,431.86
04/25/2025	1507(E)	WEX BANK	7,405.61
04/28/2025	1510(E)	WPPI ENERGY	199,574.95
04/29/2025	1511(E)	U.S. BANK EQUIPMENT FINANCE	322.05
04/29/2025	81095	CITY OF GLADSTONE	60.00
04/29/2025	81096	MIDD BAR & LOUNGE	30.00
04/30/2025	81105	CITY OF GLADSTONE	200.00

BAY TOTALS:

Total of 120 Checks:	1,211,286.35
Less 0 Void Checks:	0.00
Total of 120 Disbursements:	1,211,286.35



Board:	City Commission
Agenda Date:	05-12-2025
Department:	Wastewater
Presenter:	Rodney Schwartz

Staff Report

Agenda Item Title:

Resolution No. 2025-02 Authorizing Publication of Notice of Intent to Issue Revenue Bonds

Background:

The purpose of paying all or part of the cost of improvements to the City's existing sewage disposal system.

Fiscal Effect:

Not to exceed \$9,800,000.00

Supporting Documentation:

Resolution No. 2025-02

Recommendation:

Motion to approve Resolution No. 2025-02 Authorizing Publication of Notice of Intent to Issue Revenue Bonds

**City of Gladstone
County of Delta, State of Michigan**

**RESOLUTION 2025-02 AUTHORIZING PUBLICATION OF
NOTICE OF INTENT TO ISSUE REVENUE BONDS
AND DECLARING INTENT TO REIMBURSE
(CLEAN WATER STATE REVOLVING FUND PROJECT)**

Minutes of a regular meeting of the City Commission of the City of Gladstone, County of Delta, State of Michigan, held on May 12, 2025, at 6:00 p.m., Eastern Daylight Time.

PRESENT: Members _____

ABSENT: Members _____

The following preamble and resolution were offered by Member _____ and supported by Member _____:

WHEREAS, the City Commission of the City of Gladstone, County of Delta, State of Michigan (the "City"), hereby determines that it is necessary for the public health, safety and welfare of the City to acquire, construct, furnish and equip improvements to the City's existing sewage disposal system (the "System") consisting generally of replacement of approximately 5,500 LF of 6" PVC sanitary service lead, 3,500 LF of 8" PVC sanitary sewer, 2,850 LF of 10" PVC sanitary sewer, 460 LF of 15" PVC sanitary sewer, 460 LF of 18" PVC sanitary sewer, and 163 sanitary cleanouts and 27 manholes; installation of approximately 3,550 LF of 8" cured-in-place pipe liner, 3,350 LF of 10" cured-in-place pipe liner, and 1,690 LF of 12" cured-in-place pipe liner; together with all necessary interests in land and all related sites, structures, equipment, appurtenances and attachments thereto (the "Project"); and

WHEREAS, the City has been advised by the Michigan Department of Environment, Great Lakes and Energy ("EGLE") that financial assistance to accomplish the acquisition and construction of all or a portion of the Project is available through the Clean Water State Revolving Fund ("CWSRF") loan program administered by EGLE and the Michigan Finance Authority (the "MFA"); and

WHEREAS, the City has made application for participation in the CWSRF loan program; and

WHEREAS, the Revenue Bond Act, Act 94, Public Acts of Michigan, 1933, as amended ("Act 94"), provides a means for financing the purchase, acquisition, construction, improvement, enlargement, extension and repair of public improvements such as the Project through the issuance of revenue bonds; and

WHEREAS, the issuance of bonds payable from revenues of the System under Act 94 in a total amount not to exceed Nine Million Eight Hundred Thousand Dollars (\$9,800,000) (the

“Bonds”) for the purpose of financing all or part of the Project, in one or more series, represents the most practical means to that end; and

WHEREAS, a notice of intent to issue revenue bonds must be published before the issuance of the Bonds in order to comply with the requirements of Section 33 of Act 94; and

WHEREAS, the City intends at this time to state its intentions to be reimbursed from proceeds of the Bonds for any expenditures undertaken by the City for the Project prior to issuance of the Bonds.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The City Clerk is authorized and directed to publish a notice of intent to issue the Bonds in *The Daily Press*, a newspaper of general circulation in the City.

2. The notice of intent shall be published as a one-quarter (1/4) page display advertisement in substantially the following form attached to this resolution as Exhibit A.

3. The City Commission does hereby determine that the foregoing form of Notice of Intent to Issue Bonds, and the manner of publication directed, is the method best calculated to give notice to the users of the System and the electors residing in the boundaries of the City of the intent to issue the Bonds, the purpose of the Bonds, the security for the Bonds, and the right of referendum relating thereto, and that the provision of forty-five (45) days within which to file a referendum petition is adequate to insure that the City’s electors may exercise their legal rights of referendum, and the newspaper named for publication is hereby determined to reach the largest number of persons to whom the notice is directed.

4. The City makes the following declarations for the purpose of complying with the reimbursement rules of Treas. Reg. § 1.150-2 pursuant to the Internal Revenue Code of 1986, as amended:

- (a) As of the date hereof, the City reasonably expects to reimburse itself for the expenditures described in (b) below with proceeds of debt to be incurred by the City.
- (b) The expenditures described in this paragraph (b) are for the costs of acquiring and constructing the Project which were paid or will be paid subsequent to sixty (60) days prior to the date hereof or which will be paid prior to the issuance of the Bonds from the sewage disposal fund or the general fund of the City.
- (c) The maximum principal amount of debt expected to be issued for the Project, including issuance costs, is \$9,800,000.
- (d) A reimbursement allocation of the expenditures described in (b) above with the proceeds of the borrowing described herein will occur not later than 18 months after the later of (i) the date on which the expenditure is paid, or (ii) the date the related Project is placed in service or abandoned, but in no

event more than three (3) years after the original expenditure is paid. A reimbursement allocation is an allocation in writing that evidences the City's use of the proceeds of the debt to be issued for the Project to reimburse the City for a capital expenditure made pursuant to this resolution.

5. The City hereby confirms the retention of Miller, Canfield, Paddock and Stone, P.L.C. ("Miller Canfield"), as bond counsel in connection with the Bonds. The City has been advised that Miller Canfield has represented the Michigan Finance Authority in the past and may be representing the Michigan Finance Authority presently in connection with various matters including the Clean Water State Revolving Fund loan program, and the City consents to the representation of the Michigan Finance Authority by Miller Canfield in connection with the Clean Water State Revolving Fund loan program that may be utilized by the City in connection with the Bonds.

6. The officers of the City are authorized to apply to a rating agency for a credit assessment if necessary to comply with requirements to participate in the CWSRF program.

7. The officers, administrators, agents and attorneys of the City are authorized and directed to take all other actions necessary and convenient to facilitate preparation of the Bonds for sale. The Bonds will be sold only after the City Commission approves an ordinance or resolution authorizing issuance and sale of the Bonds.

8. All resolutions and parts of resolutions insofar as they conflict with the provisions of this resolution are rescinded.

AYES: Members _____

NAYS: Members _____

RESOLUTION DECLARED ADOPTED.

Kim Berry, City Clerk

I hereby certify that the foregoing is a true and complete copy of a resolution adopted by the City Commission of the City of Gladstone, County of Delta, State of Michigan, at a regular meeting held on May 12, 2025, and that the meeting was conducted and public notice of the meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, as amended, and that the minutes of the meeting were kept and will be or have been made available as required by the Open Meetings Act.

Kim Berry, City Clerk

EXHIBIT A

**NOTICE TO TAXPAYERS AND ELECTORS OF THE
CITY OF GLADSTONE AND THE USERS OF THE CITY’S
SEWAGE DISPOSAL SYSTEM OF INTENT TO ISSUE REVENUE BONDS AND
THE RIGHT OF REFERENDUM RELATING THERETO**

PLEASE TAKE NOTICE that the City of Gladstone, County of Delta, State of Michigan (the “City”), intends to issue and sell revenue bonds pursuant to Act 94, Public Acts of Michigan, 1933, as amended, in an amount not to exceed Nine Million Eight Hundred Thousand Dollars (\$9,800,000), in one or more series, for the purpose of paying all or part of the cost to acquire, construct, furnish and equip improvements to the City’s existing sewage disposal system (the “System”), consisting generally of replacement of approximately 5,500 LF of 6” PVC sanitary service lead, 3,500 LF of 8” PVC sanitary sewer, 2,850 LF of 10” PVC sanitary sewer, 460 LF of 15” PVC sanitary sewer, 460 LF of 18” PVC sanitary sewer, and 163 sanitary cleanouts and 27 manholes; installation of approximately 3,550 LF of 8” cured-in-place pipe liner, 3,350 LF of 10” cured-in-place pipe liner, and 1,690 LF of 12” cured-in-place pipe liner; all together with all necessary interests in land and all related sites, structures, equipment, appurtenances and attachments thereto.

SOURCE OF PAYMENT OF REVENUE BONDS

THE PRINCIPAL OF AND INTEREST ON THE REVENUE BONDS SHALL BE PAYABLE from the revenues received by the City from the operation of the System. The revenues will consist of rates and charges that may from time to time be revised to provide sufficient revenues to provide for the expenses of operating and maintaining the System, to pay the principal of and interest on the bonds and to pay other obligations of the System.

The City expects that the revenue bonds will be sold to the Michigan Finance Authority in connection with the Michigan Department of Environment, Great Lakes and Energy Clean Water State Revolving Fund loan program, in which case the revenue bonds sold to the Michigan Finance Authority may also be payable as described below.

**ADDITIONAL SOURCES OF PAYMENTS FOR BONDS
SOLD TO MICHIGAN FINANCE AUTHORITY**

BECAUSE THE REVENUE BONDS WILL BE SOLD TO THE MICHIGAN FINANCE AUTHORITY, THE CITY MAY ALSO PLEDGE ITS LIMITED TAX FULL FAITH AND CREDIT AS SECURITY FOR THE BONDS. IN SUCH CASE, IF REVENUES OF THE SYSTEM ARE INSUFFICIENT TO PAY DEBT SERVICE AT ANY TIME, THEN TO PAY DEBT SERVICE THE CITY SHALL ADVANCE LEGALLY AVAILABLE FUNDS INCLUDING, IF NECESSARY, FUNDS FROM THE LEVY OF TAXES UPON ALL TAXABLE PROPERTY IN THE CITY, SUBJECT HOWEVER TO CONSTITUTIONAL, STATUTORY AND CHARTER TAX RATE LIMITATIONS.

IN ADDITION, THE CITY MAY BE REQUIRED TO PLEDGE FOR THE PAYMENT OF THE BONDS SOLD TO THE MICHIGAN FINANCE AUTHORITY MONEY RECEIVED OR TO BE RECEIVED BY THE CITY DERIVED FROM IMPOSITION OF TAXES BY THE STATE AND RETURNED OR TO BE RETURNED TO THE CITY AS PROVIDED BY LAW, except for money the use of which is prohibited for such purposes by the State Constitution. The City may enter into an agreement providing for the payment of taxes, which taxes are collected by the State and returned to the City as provided by law, to the Michigan Finance Authority or a trustee, and such funds may be pledged for the payment of the revenue bonds.

BOND DETAILS

THE REVENUE BONDS may be issued in one or more series and may be combined with bonds for other purposes. The revenue bonds will mature in not to exceed thirty (30) annual installments and will bear interest at the rate or rates to be determined at the time of sale to the Michigan Finance Authority, but in no event to exceed such rates as may be permitted by law.

RIGHT OF REFERENDUM

THE REVENUE BONDS WILL BE ISSUED WITHOUT A VOTE OF THE ELECTORS OF THE CITY UNLESS A VALID PETITION REQUESTING SUCH A VOTE SIGNED BY NOT LESS THAN 10% OF THE REGISTERED ELECTORS RESIDING WITHIN THE BOUNDARIES OF THE CITY IS FILED WITH THE CITY CLERK WITHIN FORTY-FIVE (45) DAYS AFTER PUBLICATION OF THIS NOTICE. IF A VALID PETITION IS FILED, THE BONDS MAY NOT BE ISSUED WITHOUT AN APPROVING VOTE OF A MAJORITY OF THE QUALIFIED ELECTORS RESIDING WITHIN THE BOUNDARIES OF THE CITY VOTING THEREON.

THIS NOTICE is given pursuant to the requirements of Section 33, Act 94, Public Acts of Michigan, 1933, as amended.

Kim Berry, City Clerk
City of Gladstone



Board:	City Commission
Agenda Date:	May 12, 2025
Department:	Wastewater
Presenter:	Rodney Schwartz

Staff Report

Agenda Item Title:

Clean Water State Revolving Fund (CWSRF) & Strategic Water Quality Initiatives Fund (SWQIF) Loan Application Parts I & II

Background:

CWSRF & SWQIF Parts I & II involve information regarding financial and program information needed to start the loan application process for the upcoming collection system project.

Fiscal Effect:

Estimated project cost of \$8,200,000.00 with a not to exceed amount of \$9,800,000.00.

Supporting Documentation:

Clean Water State Revolving Fund (CWSRF) & Strategic Water Quality Initiatives Fund (SWQIF) Loan Application Parts I & II

Recommendation:

Approve the City Manager to sign Clean Water State Revolving Fund (CWSRF) & Strategic Water Quality Initiatives Fund Loan Application Part I and Part II.



MICHIGAN DEPARTMENT OF ENVIRONMENT, GREAT LAKES, AND ENERGY
Finance Division

Clean Water State Revolving Fund (CWSRF) & Strategic Water Quality Initiatives Fund (SWQIF) Loan Application
Part I – Financial Information

Questions about Part I should be directed to the [Michigan Finance Authority](#) at 517-335-0994.

CWSRF/SWQIF Information

CWSRF/SWQIF Project Name: Sanitary Sewer Improvement Project

CWSRF Project Number: 5866-01 SWQIF Project Number: _____

A. Municipal Applicant Information

Legal Name of Applicant: City of Gladstone

The legal name of the applicant may be different than the name of the project. For example, a county may be the legal applicant for bonding purposes, while the project may be named for the particular village or township it serves.

Applicant's UEI Number: CIYGWNXHKU57

UEI replaced DUNS as the primary means of identifying entities registered for federal awards government-wide in the System for Award Management (SAM). Review the information on [how to locate your UEI number](#). To register for a UEI number, you must sign-up through [SAM.gov](#).

B. Address of Applicant

Street, P.O. Box Address: 1100 Delta Avenue

City: Gladstone State: MI ZIP Code: 49837

Area Code and Phone Number: 906-428-2311

C. Applicant Financial Institution Information for Wire Transfers

Confirm with your financial institution its ability to accept wire transfers from the State of Michigan.

Bank Name: To be sent separately in an encrypted email

Street, P.O. Box Address: _____

City: _____ State: _____ ZIP Code: _____

Bank Account Number: _____ ABA Routing Number (9 digits): _____

D. Designated Contacts for this Project

1. Authorized Representative

Name: Eric W. Buckman Title: City Manager

Street, P.O. Box Address: 1100 Delta Avenue

City: Gladstone State: MI ZIP Code: 49837

Phone: 906-428-2311 Email: ebuckman@gladstonemi.gov

If the authorized representative or legal applicant is different from that designated in the resolution submitted with the project planning document, another resolution will be required.

2. Primary Contact

Name: Eric Buckman Title: City Manager

Phone: 906-428-2311 Email: ebuckman@gladstonemi.gov

3. Applicant's Chief Administrative Officer

Name: Eric W. Buckman

4. Applicant's Chief Financial Officer

Name: Vicki Schroeder

5. Applicant's Bond Counsel

Name: Steve Mann Firm: Miller Canfield

Street, P.O. Box Address: 150 W Jefferson Ave Suite 2500

City: Detroit State: MI ZIP Code: 48226

Phone: 313-496-7509 Email: mann@millercanfield.com

6. Applicant's Financial Advisor

Name: Warren Creamer Firm: MFCI, LLC

Street, P.O. Box Address: 400 N Main St, Suite 304

City: Milford State: MI ZIP Code: 48381-1928

Phone: 231-357-8793 Email: wc@mfc.com Item 12.

7. Consulting Engineer

Name: Darren Pionk Firm: C@AE

Street, P.O. Box Address: 1211 Ludington Street

City: Escanaba State: MI ZIP Code: 49829

Phone: 906-675-1587 Email: darren.pionk@c2ae.com

E. Authorizing Statute

Please identify the statute(s) under which you will be bonding to finance this project.

- | | | | |
|--|---|--|--|
| <input type="checkbox"/> PA 3 (1895) | <input type="checkbox"/> Part 43, PA 451 (1994) | <input type="checkbox"/> PA 35 (1951) | <input type="checkbox"/> PA 312 (1929) |
| <input checked="" type="checkbox"/> PA 94 (1993) | <input type="checkbox"/> PA 34 (2001) | <input type="checkbox"/> PA 185 (1957) | <input type="checkbox"/> PA 76 (1965) |
| <input type="checkbox"/> PA 233 (1955) | <input type="checkbox"/> PA 129 (1943) | <input type="checkbox"/> PA 279 (1909) | <input type="checkbox"/> PA 202 (1943) |
| <input type="checkbox"/> PA 342 (1939) | <input type="checkbox"/> PA 278 (1909) | <input type="checkbox"/> Part 119, PA 451 (1994) | <input type="checkbox"/> PA 235 (1947) |
| <input type="checkbox"/> PA 7 (1967) | <input type="checkbox"/> Part 47, PA 451 (1994) | <input type="checkbox"/> PA 40 (1956) | |
| <input type="checkbox"/> PA 116 (1923) | <input type="checkbox"/> PA 188 (1954) | <input type="checkbox"/> PA _____ of _____ | |

Your bond counsel or financial advisor can assist you in determining the statute under which your bonding should proceed. Some of the referenced statutes will require the publication of a notice of intent and/or require the holding of a public referendum, which may need to occur several months before bonds are issued.

F. Project Estimates

The estimated cost of the project should include all costs, whether eligible for loan assistance or not. The amount to be borrowed from the program should equal the amount necessary to cover eligible costs plus a 6% contingency less any amount to be secured from another source. The estimated cost should be rounded to the nearest \$5,000. The estimated amount of debt to be refinanced should be the amount of existing debt obligations that will be refinanced by the loan.

Estimated Total Cost of Project: \$ 8,200,000

Estimated Amount to Be Borrowed from the CWSRF/SWQIF: \$ 8,200,000

Estimated Amount of Debt (if any) to Be Refinanced by the CWSRF/SWQIF Loan: \$ _____

G. Principal Payment Dates

Annual principal payments will be due each year until the debt is retired. Principal payments must commence in April or October but no later than one year after the targeted date of the initiation of operation that has been agreed to by the EGLE and the applicant. **Principal payments may be made in 20 or 30 annual installments.**

20 Annual Payments 30 Annual Payments

Preference for Payment: April October

Proposed First Principal Payment Will Occur On: April 1, 2028

Proposed Last Principal Payment Will Occur On: April 1, 2057

H. Investment Grade Rating

The applicant municipality is required to provide evidence of an investment grade rating before financing can be completed. The investment grade rating that you intend to utilize to satisfy this requirement must be for the bonds you intend to issue or for bonds that have the same security pledged for bond repayment. Your bond counsel or financial advisor can assist you with assessing options to bring your loan to an investment grade level. **Please refer to the Quarterly Financing Schedule for applicable dates.**

Please check the appropriate box below and provide the requested information:

The applicant municipality has obtained an investment grade rating, as detailed below:

Fitch's Long-Term Rating: _____ Date: _____

Type of Borrowing: _____

Moody's Long-Term Rating: _____ Date: _____

Type of Borrowing: _____

Standard & Poor's Long-Term Rating: _____ Date: _____

Type of Borrowing: _____

The applicant municipality will achieve an investment grade rating as detailed below:

An investment grade rating letter will be provided by S&P Global Services.

I. Project Funding from Other Sources

Your CWSRF or SWQIF loan cannot be used to pay for project costs which have been or will be covered by another source of funding, either public or private (e.g., grants or loans from other state or federal agencies or cash reserves already on hand). Please list your anticipated project costs which are to be covered by another source of funding and the source(s) of that funding.

N/A

J. Capitalized Interest for New Systems (CWSRF Only)

Interest payments on an CWSRF loan are due semi-annually until the debt is retired. For a qualifying municipality, the amount of interest due during the construction of a new wastewater collection and treatment system can be included in its loan (i.e., capitalized). This option is available only if the applicant municipality is constructing a new system and no current utility system exists to produce revenue for bond payments during the construction period. If you check the box below, MFA will confirm your qualification and your EGLE project manager will compute the appropriate amount of capitalized interest to include in your loan.

The applicant municipality qualifies for and wishes to capitalize interest during construction.

K. Sewage Services Information

1. Population of Applicant Municipality

2010 Census: 4,973 2020 Census: 5,257

Current Estimate: 5,237

2. Service Provider

Please check the appropriate boxes below. If a service is funded by the applicant but contracted out, mark the "Other" box under the "Service Provided By" and the "Applicant" box under "Service Funded By".

Sewage Service Provided By: Applicant Other

Sewage Service Funded By: Applicant Other

If sewage service is provided by a separate authority, another municipality, or a private entity, please name the provider, and describe its service area.

Name of Provider: _____

Service Area: _____

3. Sewage System Users

Please provide the number of sewage system users for each of the past five years, the projected number of users for each of the next five years, and data on the five largest sewage system users. This information should reflect only customers of the service area from which revenues for operation, maintenance, and replacement (OM&R) and debt will be derived.

(Current Year) <u>2024</u>	(Number of Users) <u>2,191</u>
(Year) <u>2023</u>	(Number of Users) <u>2,157</u>
(Year) <u>2022</u>	(Number of Users) <u>2,080</u>
(Year) <u>2021</u>	(Number of Users) <u>2,040</u>
(Year) <u>2020</u>	(Number of Users) <u>2,035</u>
(Year) <u>2025</u>	(Projected Number of Users) <u>2,191</u>
(Year) <u>2026</u>	(Projected Number of Users) <u>2,191</u>
(Year) <u>2027</u>	(Projected Number of Users) <u>2,191</u>
(Year) <u>2028</u>	(Projected Number of Users) <u>2,191</u>
(Year) <u>2029</u>	(Projected Number of Users) <u>2,191</u>

Table 1. Largest Sewage System Users

Names and Addresses of the Five Largest Sewage System Users	Estimated % of Total System Use
Daryl Miron/Lakeview Assisted Living 1.1100 N Lake Shore Dr	1.56%
Lotter's Gladstone 2.2100 Lake Shore Dr	1.08%
Waterview Apartments I 3.217 Dakota Ave	0.81%
Fairview Manor 4.415 S. 4th St	0.79%
John Thomas 5.1020 Delta Ave	0.68%

L. Tax Base Information

Sections L and M are intended to provide credit information about the issuer of the bonds. If the applicant municipality is issuing the bonds directly, the information you provide should be for that municipality. If instead your municipality is issuing the bonds through the county, the information you provide should be for the county. If the applicant municipality is issuing the bonds, an official statement for a general obligation bond which you have issued within the past 12 months may be submitted instead and Sections L and M do not have to be filled out. If the county is issuing the bonds, an official statement for a general obligation bond which the county issued within the past 12 months may be submitted instead and Sections L and M do not have to be filled out.

Official Statement Included (Sections L and M do not have to be filled out.)

Table 2. Five Largest Employers in your Community

Employer	Type of Business	Number of Employees
1. Gladstone Area Schools	Education	148
2. Canadian National	Railway	82
3. VanAire	Infrastructure Products-Automation and Wastewater Systems	73
4. US Forest Service	National Forest Recreation	50
5. First Bank	Banking	49

Table 3. Five Largest Taxpayers in your Community

Taxpayer	Assessed Valuation	Assessed % of Total Valuation
1. Gladstone MOB LLC	10,148,290	7.63%
2. American Transmission Company	6,249,500	4.70%
3. Payne & Dolan Inc.	4,272,455	3.21%
4. Miron Enterprises	2,090,760	1.57%
5. Jeff Diebolt	1,014,096	0.76%

M. Tax History Information

1. Preceding Fiscal Year: 20²²_____ - 20²³_____

Table 4. Tax History for the Preceding Fiscal Year

Tax History	Amount	
Millage: Operating Allocated	13.6567	mills
Millage: Operating Voted	1.8206	mills
Millage: Capital Improvements		mills
Millage: Debt		mills
Millage: Other		mills
Taxable Value	\$118,732,158	
Tax Levies: Total	\$1,688,158	
Tax Collections to Date	\$1,683,961	
Delinquent Taxes	\$4,197	
Tax Collections as % of Total Tax Levy	99	%

2. Second Preceding Fiscal Year: 20²³_____ - 20²⁴_____

Table 5. Tax History for Two Fiscal Years Ago

Tax History	Amount	
Millage: Operating Allocated	13.6567	mills
Millage: Operating Voted	1.8206	mills
Millage: Capital Improvements		mills
Millage: Debt		mills
Millage: Other		mills
Taxable Value	\$125,212,948	
Tax Levies: Total	\$1,677,495	
Tax Collections to Date	\$1,737,584	
Delinquent Taxes	\$60,089	
Tax Collections as % of Total Tax Levy	104	%

3. Tax History for the Current Fiscal Year: 20²⁰²⁴ - 20²⁰²⁵

Item 12.

Table 6. Tax History for Current Fiscal Year

Tax History	Amount		Millage Limit		Millage Expires
Millage: Operating Allocated	13.6198	mills	15.0000	mills	Unlimited
Millage: Operating Voted	1.8156	mills	2.0000	mills	Unlimited
Millage: Capital Improvements		mills		mills	
Millage: Debt		mills		mills	
Millage: Other		mills		mills	
Taxable Value	\$132,986,331		N/A		N/A
Tax Levies: Total	\$2,049,480		N/A		N/A
Tax Collections to Date	\$1,931,718		N/A		N/A
Delinquent Taxes	\$117,762		N/A		N/A
Tax Collections as % of Total Tax Levy	94.24	%	N/A		N/A

4. Property Tax Information

Table 7. Property Tax Information

Composition of Taxable Value	Amount	Percent
Residential Property	98,639,801	74.17 %
Industrial Property	4,424,410	3.33 %
Commercial Property	22,346,676	16.80 %
Agricultural Property	25,644	0.02 %
Other Property	7,549,800	5.68 %
Industrial/Commercial Facilities	\$	
Total Taxable Value	\$ 132,986,331	

N. Sewage System Funding Sources

Please identify the sources of funding for system capitalized costs and debt retirement, both current and after completion of the project.

Table 8. Sewage System Funding Sources

Annual Funding Source	Current	After Completion
1. Debt Retirement Revenue	\$	\$
2. Annual Connection Fees \$ _____ X _____ connections	\$	\$
3. Special Assessments \$ _____ X _____ connections	\$	\$
4. Other Assessments or Fees (1)	\$	\$
5. Other Assessments or Fees (2)	\$	\$
6. Transfer from Other Funds (1)	\$	\$
7. Transfer from Other Funds (2)	\$	\$
8. Total Annual Revenue	\$	\$

O. Required Part I Submittal Attachments

Please check the appropriate boxes and attach the following items to your Part I submittal.

All attachments must be included and labeled appropriately.

- Current year budget.

Attached

- Most recent official statement or prospectus, if applicable.

Attached N/A

- Direct and overlapping debt schedules and a list of future debt that has been authorized but unissued.

Attached No Debt

- Explanation of payment default on any security, if applicable.

Attached No Default

5. Disclosure of any pending litigation or legislation that is material to your financing or that could have an adverse impact on the financial condition of the borrower.

Attached None

6. Total system revenue and expense projections for the first two years after the proposed project is initiated.

Attached

7. Financial projection demonstrating revenue supporting debt service, including a bond repayment schedule.

Attached

8. Current user charge system report.

Attached

I certify that I am the authorized representative designated by the governmental unit that will issue the bond(s) for this project and that the Part I Financial Information being submitted is complete and accurate to the best of my knowledge.

Eric Buckman

City Manager

Name of Authorized Representative (Print or Type)

Title

Signature of Authorized Representative

Date

In accordance with the date in your executed milestone schedule, please return the completed Part I with **all** specified attachments to your [EGLE project manager](#) via email.

If you need this information in an alternate format, contact EGLE-Accessibility@Michigan.gov or call 800-662-9278.

EGLE does not discriminate on the basis of race, sex, religion, age, national origin, color, marital status, disability, political beliefs, height, weight, genetic information, or sexual orientation in the administration of any of its programs or activities, and prohibits intimidation and retaliation, as required by applicable laws and regulations.

This form and its contents are subject to the Freedom of Information Act and may be released to the public.



MICHIGAN DEPARTMENT OF ENVIRONMENT, GREAT LAKES, AND ENERGY
Finance Division

**Clean Water State Revolving Fund (CWSRF) and Strategic Water
Quality Initiatives Fund (SWQIF) Loan Application
Part II – Program Information**

Questions about Part II should be directed to your [EGLE project manager](#). Please see the Part II Application Instructions before completing the appropriate Project Cost Worksheet(s).

Project Name: Sanitary Sewer Improvement Project

A. CWSRF Project Cost Worksheet

CWSRF Project Number: 5866-01 , City of Gladstone

Table 1. CWSRF Project Costs

Budget Item	Project Costs	Cost Documents Attached?
1. Asset Management Program/Fiscal Sustainability Costs		<input type="checkbox"/> Yes
2. Planning Costs	15000	<input checked="" type="checkbox"/> Yes
3. Rate Methodology Development Costs		<input type="checkbox"/> Yes
4. Design Engineering Costs	377950	<input checked="" type="checkbox"/> Yes
5. Legal/Financial Services Fees	50625	<input checked="" type="checkbox"/> Yes
6. Administrative Costs	1450	<input checked="" type="checkbox"/> Yes
7. Bond Counsel Fees	31500	<input checked="" type="checkbox"/> Yes
8. Bond Advertisement Costs		<input type="checkbox"/> Yes
9. Bid Advertisement Costs	Submit with Part III	N/A
10. Capitalized Interest	<input type="checkbox"/> Requested <input type="checkbox"/> Not requested	EGLE Calculates
11. Land Acquisition/Relocation Costs		<input type="checkbox"/> Yes
12. Land Purchase Costs		<input type="checkbox"/> Yes
13. Construction Engineering Costs	564200	<input checked="" type="checkbox"/> Yes
14. Construction Costs (bid contracts)	Submit with Part III	N/A
15. Construction Costs (force account)		<input type="checkbox"/> Yes

Budget Item	Project Costs	Cost Documents Attached?
16. Equipment Costs		<input type="checkbox"/> Yes
17. Other Project Costs		<input type="checkbox"/> Yes
18. Non-CWSRF Funding	(\$ _____) (\$ _____) (\$ _____)	<input type="checkbox"/> Local funds <input type="checkbox"/> Grant <input type="checkbox"/> Loan

EGLE will calculate contingency amount (up to 6 percent rounded to the nearest \$5,000) and loan total after submittal of Part III Application.

B. SWQIF Project Cost Worksheet

SWQIF Project Number: _____

Table 2. SWQIF Project Costs

Budget Item	Project Costs	Cost Documents Attached?
1. Planning Costs		<input type="checkbox"/> Yes
2. Rate Methodology Development Costs		<input type="checkbox"/> Yes
3. Design Engineering Costs		<input type="checkbox"/> Yes
4. Legal/Financial Services Fees		<input type="checkbox"/> Yes
5. Administrative Costs		<input type="checkbox"/> Yes
6. Bond Counsel Fees		<input type="checkbox"/> Yes
7. Bond Advertisement Costs		<input type="checkbox"/> Yes
8. Bid Advertisement Costs		<input type="checkbox"/> Yes
9. Capitalized Interest	Not Eligible for SWQIF Funding	N/A
10. Land Acquisition/Relocation Costs	Not Eligible for SWQIF Funding	N/A
11. Land Purchase Costs	Not Eligible for SWQIF Funding	N/A
12. Construction Engineering Costs		<input type="checkbox"/> Yes
13. Construction Costs (bid contracts)	Submit with Part III	N/A
14. Construction Costs (force account)		<input type="checkbox"/> Yes
15. Equipment Costs		<input type="checkbox"/> Yes
16. Other Project Costs		<input type="checkbox"/> Yes

C. Land, Easement, and Leasing Arrangement Status

Provide a status of land, easements, and leasing arrangements necessary for CWSRF project construction. Prior to loan award, the applicant must have sufficient rights to the project land to ensure undisturbed building and operation of the project for its useful life.

D. Covenants and Certifications

The authorized representative for the project(s) will be asked to certify that the applicant will abide by the following covenants and certifications, which will be incorporated into the CWSRF/SWQIF loan agreement(s). Please read all of them carefully and contact your EGLE project manager if you have any questions. The Authorized Representative must sign page 9 after reviewing the covenants and assurances.

Clean Water State Revolving Fund (CWSRF)

1. The applicant has the legal, managerial, institutional, and financial capability to build, operate, and maintain the project.
2. The applicant certifies that no undisclosed fact or event, or pending litigation, will materially or adversely affect the project, the prospects for its completion, or the applicant's ability to make timely repayments to the Michigan Water Pollution Control Revolving Loan Fund.
3. The applicant agrees that the rates and charges for the services of the project will be established, levied, or collected in an amount sufficient to pay the expenses of administration, operation, and maintenance of the project and to pay the principal and interest requirements on all bonds payable from revenues of the project.
4. The applicant agrees to provide all moneys in excess of bond proceeds necessary to complete the project and to maintain adequate revenues from a user-based source to fund the operation of the project.
5. To the extent permitted by law, the applicant shall take all actions within its control and shall not fail to take any action as may be necessary to maintain the exclusion of interest on its bond from gross income for federal income tax purposes, including but not limited to, actions relating to the rebate of arbitrage earnings and the expenditure and investment of bond proceeds and moneys deemed to be bond proceeds.

6. The applicant will take no action which would cause its bonds to be classified as private activity bonds. The applicant will make no use of bond proceeds which would make its bonds federally guaranteed.
7. The applicant agrees to maintain complete books, records, and project accounts relating to the construction, operation, and financial affairs of the project in accordance with generally accepted accounting principles (GAAP), generally accepted government auditing standards (GAGAS), and standards relating to the reporting of infrastructure assets.
8. The applicant will have an audit of its entire operations prepared by a recognized independent certified public accountant for each year in which the applicant receives \$1,000,000 or more in federal assistance. The audit shall be prepared in conformance with the requirements of 2 CFR 200 (Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards) and Office of Management and Budget Circular No. A-133. The applicant will mail a copy of such audit to the Local Audit and Finance Division of the Michigan Department of Treasury and to the Michigan Finance Authority (hereafter referred to as the "Authority"). For audit purposes, only projects identified as equivalent are considered to be federal assistance which counts towards the \$1,000,000 trigger amount. The applicant will receive notification of federal funds along with any special instructions, directly from the Authority.
9. The applicant agrees that all municipal contracts related to the project will provide that the contractor and any subcontractor may be subject to a financial audit and must comply with generally accepted accounting principles (GAAP) and generally accepted government auditing standards (GAGAS).
10. The applicant will maintain and carry insurance on all physical properties of the project, of the kinds and in the amounts normally carried by municipalities engaged in the operation of similar wastewater transport and treatment systems. All moneys received for losses under any such insurance policies shall be applied to the replacement and restoration of the property damaged or destroyed or for repayment of the bond held by the Authority.
11. The applicant will notify the Michigan Department of Environment, Great Lakes, and Energy (hereafter referred to as "EGLE") and the Authority within 30 days of the occurrence of any event which, in the judgment of the applicant, will cause a material change in the financial condition of the project, or, if the applicant has knowledge, of the wastewater transport and treatment system of which the project is a part. Such events include the receipt of funding from another state or federal program for project costs financed by the Michigan Water Pollution Control Revolving Loan Fund.
12. The applicant agrees to provide any necessary written authorizations to EGLE, United States Environmental Protection Act (USEPA) and the Authority for the purpose of examining the physical plant or for examining, reviewing, or auditing the operational or financial records of the project. The applicant also agrees to require similar authorizations from all contractors, consultants, or agents with which the applicant negotiates an agreement.
13. The applicant agrees that all pertinent records shall be retained and available to EGLE, USEPA and the Authority for a minimum of three years after the actual initiation of operation of the project and that if litigation, a claim, an appeal, or an audit is begun before the end of the three-year

period, records shall be retained and available for a minimum of three years after the action is completed and resolved, whichever is longer.

14. The applicant has, or will have prior to the start of construction, all applicable state and federal permits required for construction of the project and will comply with the conditions set forth in such permits.
15. The applicant agrees to comply with the anti-discrimination provisions of Section 602, Title VI of the Civil Rights Act of 1964 (42 U.S.C. §2000d), Section 13 of the Federal Water Pollution Control Act Amendments of 1972 (Pub.L.92-500), Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. §794), and Section 303, Title III of the Age Discrimination Act of 1975 (42 U.S.C. §6102) whereby the applicant will not discriminate on the basis of race, color, religion, national origin, sex, handicap, or age in any activity related to the project.
16. The applicant agrees to comply with the requirements of 40 CFR Part 33 (Participation by Disadvantaged Business Enterprises in United States Environmental Protection Agency Programs).
17. The applicant agrees to comply with the equal employment opportunity provisions of Executive Order 11246 (September 24, 1965), as amended by Executive Order 11375 (October 13, 1967) and supplemented by U.S. Department of Labor Regulations (41 CFR Part 60).
18. The applicant agrees to comply with the political activities' restrictions of the Hatch Act (5 U.S.C. §1501 et seq.) whereby the applicant will ensure that municipal employees whose principal employment activities are funded in whole or in part with moneys from the Michigan Water Pollution Control Revolving Loan Fund comply with the prohibitions set forth in 5 CFR Part 151. The applicant also agrees to comply with provisions of 40 CFR Part 34, New Restrictions on Lobbying, and understands, in accordance with the Byrd Anti-Lobbying Amendment, making a prohibited expenditure under 40 CFR Part 34 or failing to file the required certification of lobbying forms shall subject the applicant to a civil penalty of not less than \$10,000 and not more than \$100,000, for each such expenditure.
19. The applicant agrees to comply with the procurement prohibitions of Section 306 of the Clean Air Act Amendments of 1970 (42 U.S.C. §7606) and Section 508 of the Federal Water Pollution Control Act Amendments of 1972 (33 U.S.C. §1368), as implemented by Executive Order 11738 (September 10, 1973) whereby the applicant certifies that goods, services, and materials for the project will not be procured from a supplier on the List of Violating Facilities published by the USEPA.
20. If the project involves the acquisition of an interest in real property or the displacement of any person, business, or farm operation, the applicant agrees to comply with the land acquisition and relocation assistance requirements of the Uniform Relocation Assistance and Real Properties Acquisition Policies Act of 1970 (42 U.S.C. §4601 et seq.) whereby the applicant will follow procedures set forth in 49 CFR Part 24.
21. If the project involves construction or property acquisition in a special flood hazard area, the applicant agrees to comply with the flood insurance purchase requirements of the Flood Disaster Protection Act of 1973 (Pub. L. 93-234) whereby the applicant will purchase flood insurance in conformance with the National Flood Insurance Program (42 U.S.C. §4001-4128).

22. If historic or archeological artifacts or remains are discovered during project construction, the applicant agrees to immediately contact the State Historic Preservation Officer and EGLE. The applicant further agrees to discontinue work in the vicinity of the discovery until the State Historic Preservation Officer has determined the general limits and potential significance of the site. If human remains are discovered during project construction, the applicant agrees to immediately contact the State Police.
23. The applicant certifies that: (a) if it is the owner or operator of an oceangoing vessel or a non-ocean-going vessel, it is in compliance with the requirements of MCL §324.3103a, and is on an applicable list prepared under MCL §324.3103a(4); and (b) if it has contracts for the transportation of cargo with an oceangoing or non-ocean-going vessel operator, that operator(s) is/are on an applicable list prepared under MCL §324.3103a(4).
24. The applicant agrees to construct and operate the project in compliance with all other applicable state and federal laws, executive orders, regulations, policies, and procedures.
25. The applicant agrees that the project shall proceed in a timely fashion and will exercise its best efforts to complete the project in accordance with the estimated date of initiation of operation set forth in this application.
26. The applicant will provide written notification to EGLE identifying the actual initiation of operation of the project within 30 days of its occurrence. The actual initiation of operation is the date when the project becomes capable of operation for the purposes for which it was planned, designed, and built.
27. The applicant agrees to maintain the project in good repair, working order, and operating condition.
28. The applicant agrees to not sell, lease, abandon, dispose of, or transfer its title to the project or any part thereof, including lands and interest in lands, by sale, mortgage, lease, or other encumbrances, without an effective assignment of obligations and the prior written approval of EGLE and the Authority.
29. If the project is segmented, as provided in Section 5309 of the NREPA, Act No. 451 of the Public Acts of 1994, being Section 324.5309 of the Michigan Compiled Laws Annotated, the applicant agrees that the remaining segments shall be completed with or without additional financial assistance from the Michigan Water Pollution Control Revolving Loan Fund.
30. The applicant shall fully comply with Subpart C of 40 CFR Part 32, entitled "Responsibilities of Participants Regarding Transactions." Recipient is responsible for ensuring that any lower tier covered transaction, as described in Subpart B of 40 CFR Part 32, entitled "Covered Transactions," includes a term or condition requiring compliance with Subpart C. Recipient is responsible for further requiring the inclusion of a similar term or condition in any subsequent lower tier covered transactions. Recipient acknowledges that failing to disclose the information required under 40 CFR 32.335 may result in the delay or negation of this assistance agreement, or pursuance of legal remedies, including suspension and debarment.
31. The applicant agrees to abide by the Davis-Bacon and Related Acts (40 USC §276a; 29 CFR Parts 1, 3, 5, 6 and 7). These Acts apply to contractors and subcontractors performing on federally funded or assisted contracts in excess of \$2,000 for the construction, alteration, or repair (including painting and decorating) of public buildings or public works.

32. The applicant agrees that a fiscal sustainability plan has been developed and implemented, which includes the minimum requirements per 33 USC §1383 for treatment works by the loan closing.
33. The applicant shall fully comply with 2 CFR 200.216 Prohibition on certain telecommunication and video surveillance services or equipment, implementing section 889 of Public Law 115-232. As described in section 889 of Public Law 115-232, covered telecommunications equipment or services includes:
- a. Telecommunications equipment produced by Huawei Technologies Company or ZTE Corporation (or any subsidiary or affiliate of such entities).
 - b. For the purpose of public safety, security of government facilities, physical security surveillance of critical infrastructure, and other national security purposes, video surveillance and telecommunications equipment produced by Hytera Communications Corporation, Hangzhou Hikvision Digital Technology Company, or Dahua Technology Company (or any subsidiary or affiliate of such entities).
 - c. Telecommunications or video surveillance services provided by such entities or using such equipment.
 - d. Telecommunications or video surveillance equipment or services produced or provided by an entity that the Secretary of Defense, in consultation with the Director of the National Intelligence or the Director of the Federal Bureau of Investigation, reasonably believes to be an entity owned or controlled by, or otherwise connected to, the government of a covered foreign country.

Strategic Water Quality Initiatives Fund (SWQIF)

1. The applicant has the legal, managerial, institutional, and financial capability to build the project, or cause the project to be built, and cause all facilities constructed to be adequately operated.
2. The applicant certifies that no undisclosed fact or event, or pending litigation, will materially or adversely affect the project, the prospects for its completion, or the applicant's ability to make timely repayments to the Strategic Water Quality Initiatives Fund.
3. The applicant agrees that the rates and charges, together with other available funds, if any, for the services of the project will be established, levied, or collected in an amount sufficient to pay the principal and interest requirements on all bonds payable from revenues of the project.
4. The applicant agrees to provide all moneys in excess of bond proceeds necessary to complete the project or ensure that the project is completed by others.
5. The applicant agrees to maintain necessary books and records relating to the construction and financial affairs of the project in accordance with generally accepted accounting principles (GAAP) and generally accepted government auditing standards (GAGAS).
6. The applicant agrees that all municipal contracts related to the project will provide that the contractor and any subcontractor may be subject to a financial audit and must comply with generally accepted accounting principles (GAAP) and generally accepted government auditing standards (GAGAS).

7. The applicant will notify the Michigan Department of Environment, Great Lakes, and Energy (hereafter referred to as "EGLE") and the Authority within 30 days of the occurrence of any event which, in the judgment of the applicant, will cause a material change in the financial condition of the project, or, if the applicant has knowledge, of the wastewater transport and treatment system of which the project is a part. Such events include the receipt of funding from another state or federal program for project costs financed by the Strategic Water Quality Initiatives Fund.
8. The applicant agrees to provide any necessary written authorizations to EGLE and the Authority for the purpose of examining the physical plant or for examining, reviewing, or auditing the financial records of the project. The applicant also agrees to require similar authorizations from all contractors, consultants, property owners or agents with which the applicant negotiates an agreement.
9. The applicant agrees that all pertinent records shall be retained and available to EGLE and the Authority for a minimum of three years after the actual initiation of operation of the project and that if litigation, a claim, an appeal, or an audit is begun before the end of the three-year period, records shall be retained and available until the three years have passed or until the action is completed and resolved, whichever is longer.
10. The applicant will ensure that prior to the start of construction, all applicable state and federal permits required for construction of the project will have been issued and conditions set forth in such permits will be complied with.
11. If human remains are discovered during project construction, the applicant agrees to immediately contact the State Police.
12. The applicant certifies that: (a) if it is the owner or operator of an oceangoing vessel or a non-ocean-going vessel, it is in compliance with the requirements of MCL §324.3103a, and is on an applicable list prepared under MCL §324.3103a(4); and (b) if it has contracts for the transportation of cargo with an oceangoing or non-ocean-going vessel operator, that operator(s) is/are on an applicable list prepared under MCL §324.3103a(4).
13. The applicant agrees to ensure that construction of the project is and continues to be in compliance with all other applicable state and federal laws, executive orders, regulations, policies, and procedures.
14. The applicant agrees that the project shall proceed in a timely fashion and will exercise its best efforts to cause completion of the project in accordance with the estimated date of initiation of operation set forth in this application.
15. The applicant will provide written notification to EGLE identifying the actual initiation of operation of the project within 30 days of its occurrence. The actual initiation of operation is the date when the project becomes capable of operation for the purposes for which it was planned, designed, and built.
16. Where the project includes the on-site upgrade/replacement of septic tanks and tile fields, the applicant will implement and maintain a system to ensure that those facilities are maintained in good repair, working order, and operating condition.

17. If the project is segmented, as provided in Section 5309 of the NREPA, Act No. 451 of the Public Acts of 1994, being Section 324.5309 of the Michigan Compiled Laws Annotated, the applicant agrees that the remaining segments shall be completed with or without additional financial assistance from the Strategic Water Quality Initiatives Fund.

Certification

I certify that I am the authorized representative designated by the governmental unit that will issue the bond(s) for this project and that the Part II Program Information being submitted is complete and accurate to the best of my knowledge.

I further certify that the City of Gladstone (legal name of applicant) agrees to and will abide by the covenants, assurances and certifications stipulated in Section D above.

Eric Buckman City Manager

Name of Authorized Representative (Print or Type) Title

Signature of Authorized Representative Date

In accordance with the date in your executed milestone schedule, please return Part II with the specified attachments to your [EGLE Project Manager](#) via email.

People with disabilities may request this material in an alternate format by emailing EGLE-Accessibility@Michigan.gov or calling 800-662-9278.

EGLE does not discriminate on the basis of race, sex, religion, age, national origin, color, marital status, disability, political beliefs, height, weight, genetic information, or sexual orientation in the administration of any of its programs or activities, and prohibits intimidation and retaliation, as required by applicable laws and regulations.

This form and its contents are subject to the Freedom of Information Act and may be released to the public.



City of Gladstone, MI

1100 Delta Avenue
Gladstone, MI. 49837
www.gladstonemi.gov

Staff Report

Agenda Date: May 12, 2025 Eric Buckman, City Manager: _____
 Department: Wastewater Department Head Name: Rodney Schwartz
 Presenter: Rodney Schwartz Kim Berry, City Clerk: _____

This form and any background material must be approved by the City Manager then delivered to the City Clerk by 4:00 PM the Tuesday prior to the Commission Meeting.

AGENDA ITEM TITLE: Wastewater Upgrades Request for Disbursement of Funds Draw #32.

BACKGROUND: According to the procedures required by Michigan Finance Authority State Revolving Loan Fund documents, requests for reimbursement of funds require Commission approval before sending to the State. Draw #32 totaling \$415,710.50 which was approved at the March 10th commission meeting had an inadvertent charge for rate methodology development costs which were covered under the SAW grant (\$98,000).

FISCAL EFFECT: \$317,710.50

SUPPORTING DOCUMENTATION: Request for Disbursement of Funds Draw #32 packet.

RECOMMENDATION: Approve Request for Disbursement of Funds Draw #32 totaling \$317,710.50.



MICHIGAN DEPARTMENT OF ENVIRONMENT, GREAT LAKES, AND ENERGY
Finance Division

**DRINKING WATER STATE REVOLVING FUND, CLEAN WATER STATE
REVOLVING FUND, AND STRATEGIC WATER QUALITY INITIATIVES FUND
REQUEST FOR DISBURSEMENT OF FUNDS**

As required under authority of Parts 52, 53, and 54 of NREPA, 1994 PA 451, as amended.

General Information

You must complete the information on pages 1 and 2 for each request for disbursement of funds that is submitted to the State Revolving Funds (SRF). A separate form is required for each assigned SRF project number. Detailed instructions can be found at the end of this document. Email this completed request along with cost supporting documentation (invoices) to your [EGLE project manager](#).

SRF Project Number: 5727-01 Request #: 32 Request Type: Partial Final

Period Covered by Request (M/D/Y): 1/28/2025 to 2/25/2025 Loan Amount: \$21,305,000

Loan Recipient's Name: City of Gladstone Recipient's EIN: 38-6004686

Address: City Hall, 1100 Delta Avenue, Gladstone MI 49837 Phone Number: 906-428-2311

Recipient's Bank Name: Baybank

Address: 104 S. 10th Street, Gladstone MI 49837 Phone Number: 906-428-4040

Account Name: Checking ABA #: _____ Account #: _____

Special Instructions: _____

You must complete the information above along with page 2 for your request to be processed.

FOR EGLE USE ONLY

Amount this request from SRF loan (including BIL supplemental): _____

Amount this request from BIL EC: _____

Amount this request from BIL LSLR: _____

Amount this request from Grants ARP: _____ DWI: _____

Amount this request from Booker/WIFTA: _____

Budget Items (all amounts to the penny)	Approved Amount Incurred this Period	Approved Amount Incurred to Date
1. Asset Management Program/Fiscal Sustainability Costs		
2. Planning Costs		
3. Rate Methodology Development Costs		\$39,895.83
4. Design Engineering Costs		\$1,309,660.00
5. Legal/Financial Service Fees		\$73,625.00
6. Administrative Costs		\$2,488.48
7. Bond Counsel Fees		\$65,000.00
8. Bond Advertisement Costs		\$6,533.10
9. Bid Advertisement Costs		
10. Capitalized Interest		
11. Land Acquisition/Relocation Costs		
12. Land Purchase Costs		
13. Construction Engineering Costs	\$200,980.50	\$907,162.25
14. Construction Costs (Bid Contracts)	\$116,730.00	\$18,048,926.25
15. Construction Costs (Force Account)		
16. Equipment Costs		
17. Other Project Costs		
18. Adjustments Due to Other Funding		
19. Reimbursement from SRF-associated grant (ARP-SRF, DWI, Other)		
20. Total Amount Incurred This Period	\$317,710.50	
21. Total Cumulative Amount Incurred to Date		\$20,453,290.91
22. Amount Previously Disbursed		\$20,135,580.41
23. Amount Requested for Loan Disbursement		\$317,710.50

I certify that I am an authorized representative of the recipient and am authorized to make the following certifications on behalf of the recipient: (i) there is no pending litigation or event which will materially and adversely affect the project, the prospects for its completion, or the recipient's ability to make timely repayments on the obligation issued in connection with this project; (ii) the representations, warranties and covenants contained in the supplemental agreement for the obligations pursuant to which this request for disbursement is submitted continue to be true and accurate in all material respects as of the date hereof; (iii) to the best of my knowledge and belief, the costs above were incurred in accordance with the terms of the supplemental agreement and the application for assistance for this project; and (iv) the amount requested for disbursement represents the loan amount due, which has not previously been requested.

Authorized Representative Name: Eric Buckman Title: City Manager

Authorized Representative Signature: _____ Date: _____

FOR EGLE USE ONLY

Approved by EGLE Project Manager: _____ Date: _____



Board:	City Commission
Agenda Date:	May 12, 2025
Department:	Wastewater
Presenter:	Rodney Schwartz

Staff Report

Agenda Item Title:

Wastewater Upgrades Request for Disbursement of Funds Draw #34.

Background:

According to the procedures required by Michigan Finance Authority State Revolving Loan Fund documents, requests for reimbursement of funds require Commission approval before sending to the State. Draw #34 includes Staab Construction payment #35 totaling \$32,000.00.

Fiscal Effect:

\$32,000.00

Supporting Documentation:

Request for Disbursement of Funds Draw #34 packet.

Recommendation:

Approve Request for Disbursement of Funds Draw #34 totaling \$32,000.00.



MICHIGAN DEPARTMENT OF ENVIRONMENT, GREAT LAKES, AND ENERGY
Finance Division

DAVIS-BACON ACT COMPLIANCE CERTIFICATION FORM

As required under 40 USC §276a and 29 CFR Parts 1, 3, 5, 6 and 7.

This form must be completed and submitted with each form EQP3522 Request for Disbursement of Funds that include construction costs through Clean Water and Drinking Water State Revolving Funds. The period covered below must match the period in which construction took place for the invoices submitted.

SRF Project Number: 5727-01 Period From: 3/27/2025 To: 4/25/2025

I certify to the best of my knowledge and belief that the above referenced project complies with Davis-Bacon and Related Acts and that all laborers and mechanics employed by contractors and subcontractors during the above referenced period were paid wages at rates not less than those listed on the prevailing wage rate contained in the contract documents and that all applicable provisions of the Davis-Bacon and Related Acts have been met.

City of Gladstone

Name of Loan Recipient (municipality)

Eric Buckman

Print Name of Authorized Representative

City Manager

Title

Signature of Authorized Representative

Date

If you need this information in an alternate format, contact EGLE-Accessibility@Michigan.gov or call 800-662-9278.

EGLE does not discriminate on the basis of race, sex, religion, age, national origin, color, marital status, disability, political beliefs, height, weight, genetic information, or sexual orientation in the administration of any of its programs or activities, and prohibits intimidation and retaliation, as required by applicable laws and regulations.

This form and its contents are subject to the Freedom of Information Act and may be released to the public.



MICHIGAN DEPARTMENT OF ENVIRONMENT, GREAT LAKES, AND ENERGY
Finance Division

**DRINKING WATER STATE REVOLVING FUND, CLEAN WATER STATE
REVOLVING FUND, AND STRATEGIC WATER QUALITY INITIATIVES FUND
REQUEST FOR DISBURSEMENT OF FUNDS**

As required under authority of Parts 52, 53, and 54 of NREPA, 1994 PA 451, as amended.

General Information

You must complete the information on pages 1 and 2 for each request for disbursement of funds that is submitted to the State Revolving Funds (SRF). A separate form is required for each assigned SRF project number. Detailed instructions can be found at the end of this document. Email this completed request along with cost supporting documentation (invoices) to your [EGLE project manager](#).

SRF Project Number: 5727-01 Request #: 34 Request Type: Partial Final

Period Covered by Request (M/D/Y): 3/27/2025 to 4/25/2025 Loan Amount: \$21,305,000

Loan Recipient's Name: City of Gladstone Recipient's EIN: 38-6004686

Address: City Hall, 1100 Delta Avenue, Gladstone MI 49837 Phone Number: 906-428-2311

Recipient's Bank Name: Baybank

Address: 104 S. 10th Street, Gladstone MI 49837 Phone Number: 906-428-4040

Account Name: Checking ABA #: _____ Account #: _____

Special Instructions: _____

You must complete the information above along with page 2 for your request to be processed.

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Amount this request from SRF loan (including BIL supplemental): _____

Amount this request from BIL EC: _____

Amount this request from BIL LSLR: _____

Amount this request from Grants ARP: _____ DWI: _____

Amount this request from Booker/WIFTA: _____

Budget Items (all amounts to the penny)	Approved Amount Incurred this Period	Approved Amount Incurred to Date
1. Asset Management Program/Fiscal Sustainability Costs		
2. Planning Costs		
3. Rate Methodology Development Costs		\$39,895.83
4. Design Engineering Costs		\$1,309,660.00
5. Legal/Financial Service Fees		\$73,625.00
6. Administrative Costs		\$2,488.48
7. Bond Counsel Fees		\$65,000.00
8. Bond Advertisement Costs		\$6,533.10
9. Bid Advertisement Costs		
10. Capitalized Interest		
11. Land Acquisition/Relocation Costs		
12. Land Purchase Costs		
13. Construction Engineering Costs	\$0.00	\$912,152.25
14. Construction Costs (Bid Contracts)	\$32,000.00	\$18,137,579.25
15. Construction Costs (Force Account)		
16. Equipment Costs		
17. Other Project Costs		
18. Adjustments Due to Other Funding		
19. Reimbursement from SRF-associated grant (ARP-SRF, DWI, Other)		
20. Total Amount Incurred This Period	\$32,000.00	
21. Total Cumulative Amount Incurred to Date		\$20,546,933.91
22. Amount Previously Disbursed		\$20,514,933.91
23. Amount Requested for Loan Disbursement		\$32,000.00

I certify that I am an authorized representative of the recipient and am authorized to make the following certifications on behalf of the recipient: (i) there is no pending litigation or event which will materially and adversely affect the project, the prospects for its completion, or the recipient's ability to make timely repayments on the obligation issued in connection with this project; (ii) the representations, warranties and covenants contained in the supplemental agreement for the obligations pursuant to which this request for disbursement is submitted continue to be true and accurate in all material respects as of the date hereof; (iii) to the best of my knowledge and belief, the costs above were incurred in accordance with the terms of the supplemental agreement and the application for assistance for this project; and (iv) the amount requested for disbursement represents the loan amount due, which has not previously been requested.

Authorized Representative Name: Eric Buckman Title: City Manager

Authorized Representative Signature: _____ Date: _____

FOR EGLE USE ONLY
 Approved by EGLE Project Manager: _____ Date: _____

Remit to: **STAAB CONSTRUCTION CORPORATION**
1800 LAEMLE AVE
MARSHFIELD, WI 54449

Contractor's Application for Payment No.

35

Item 14.

Application Period: 03/27/25 to 4/25/2025		Application Date: 04/25/25
To (Owner): CITY OF GLADSTONE	From (Contractor): Staab Construction Corporation	Via (Engineer): C2AE
Project: 4632- GLADSTONE, MI WWTF	Contract:	
Owner's Contract No:	Contractor's Project No: 4632-	Engineer's Project No: ENG PROJ NO. 21-0120

Application for Payment
Change Order Summary

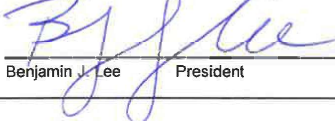
Change Orders approved in Previous months by Owner	\$661,673.25	-\$175,604.00
Number	Additions	Deductions
	0.00	0.00
TOTALS	\$661,673.25	-\$175,604.00
Net Change by Change Orders	\$486,069.25	

1. ORIGINAL CONTRACT PRICE	\$17,743,000.00
2. Net Change By Change Orders	\$486,069.25
3. Current Contract Price (Line 1+2)	\$18,229,069.25
4. TOTAL COMPLETED AND STORED TO DATE (Column G on Progress Estimate)	\$18,187,579.25
5. RETAINAGE:	
0.27 % of Total Contract (Project over 50% Complete)	
c. Total Retainage (Line 5a = 5b)	\$50,000.00
6. AMOUNT ELEGIBLE TO DATE (Line 4 - Line 5c)	\$18,137,579.25
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application) . .	\$18,105,579.25
8. AMOUNT DUE THIS APPLICATION	\$32,000.00
9. BALANCE TO FINISH, PLUS RETAINAGE	
(Column H on Progress Estimate + Line 5 above)	\$91,490.00


Contractor's Certification

The undersigned Contractor certifies, to the best of its knowledge, the following:
(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with Work covered by prior Applications for Payment;
(2) Title of all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all Liens, security interests, and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and
(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

STAAB CONSTRUCTION CORPORATION

By:  _____ Date: 4-28-25
Benjamin J. Lee President

Payment of: **\$32,000.00**
Line 8 or other - attach explanation of other amount)

is recommended by:  _____ 04/28/2025
(Engineer) (Date)

Payment of: **\$32,000.00**
Line 8 or other - attach explanation of other amount)

is approved by: _____ (Owner) _____ (Date)

Approved by: _____ (Funding or Financing Agency (if applicable)) _____ (Date)

CONTINUATION SHEET

Application and Certification for Payment, containing

Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 35

Application Date : 4/25/2025

To: 4/25/2025

Architect's Project No.ENG PROJ NO. 21-0120

Invoice # : 35

Contract : 4632- GLADSTONE, MI WWTF

A Item No.	B Description of Work	C Scheduled Value	D Work Completed		F Materials Presently Stored (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	J Retainage
			From Previous Application (D+E)	This Period In Place					
010010-00	PM/Supervision	420,000.00	420,000.00	0.00	0.00	420,000.00	100.00%	0.00	
012200-00	Bonds & Insurance	205,000.00	205,000.00	0.00	0.00	205,000.00	100.00%	0.00	
013100-00	Misc Job Expenses	420,000.00	420,000.00	0.00	0.00	420,000.00	100.00%	0.00	
015000-00	Temporary Facilities	130,000.00	130,000.00	0.00	0.00	130,000.00	100.00%	0.00	
016000-00	Yard & Equipment	545,000.00	545,000.00	0.00	0.00	545,000.00	100.00%	0.00	
024100-00	Demolition	145,000.00	145,000.00	0.00	0.00	145,000.00	100.00%	0.00	
024135-00	Equipment Demo	55,000.00	55,000.00	0.00	0.00	55,000.00	100.00%	0.00	
030000-00	Sitework Concrete	130,000.00	130,000.00	0.00	0.00	130,000.00	100.00%	0.00	
030000-10	Service Concrete	140,000.00	140,000.00	0.00	0.00	140,000.00	100.00%	0.00	
030000-20	Administration Concrete	255,000.00	255,000.00	0.00	0.00	255,000.00	100.00%	0.00	
030000-30	Primary Settling Tank Concrete	510,000.00	510,000.00	0.00	0.00	510,000.00	100.00%	0.00	
030000-40	MBBR Concrete	495,000.00	495,000.00	0.00	0.00	495,000.00	100.00%	0.00	
030000-50	Final Settling Tank No 1 & 2 Concr	63,000.00	63,000.00	0.00	0.00	63,000.00	100.00%	0.00	
030000-54	Final Settling Tank No 3 Concrete	305,000.00	305,000.00	0.00	0.00	305,000.00	100.00%	0.00	
030000-56	Splitter Box Concrete	55,000.00	55,000.00	0.00	0.00	55,000.00	100.00%	0.00	
030000-60	Chlorine Contact Concrete	50,000.00	50,000.00	0.00	0.00	50,000.00	100.00%	0.00	
030000-70	Primary Digester Concrete	3,000.00	0.00	3,000.00	0.00	3,000.00	100.00%	0.00	
034000-00	Precast Concrete	46,000.00	46,000.00	0.00	0.00	46,000.00	100.00%	0.00	
036200-00	Concrete Repairs	26,000.00	20,000.00	2,000.00	0.00	22,000.00	84.62%	4,000.00	
042000-00	Masonry	393,000.00	393,000.00	0.00	0.00	393,000.00	100.00%	0.00	
055000-00	Metal Fabrications	320,000.00	320,000.00	0.00	0.00	320,000.00	100.00%	0.00	
066000-00	FRP Fabrications	110,000.00	110,000.00	0.00	0.00	110,000.00	100.00%	0.00	
068160-00	FRP Weirs & Baffles	114,000.00	114,000.00	0.00	0.00	114,000.00	100.00%	0.00	
072113-00	Foundation Insulation	7,000.00	7,000.00	0.00	0.00	7,000.00	100.00%	0.00	
074213-00	Insulated Wall Panels	100,000.00	100,000.00	0.00	0.00	100,000.00	100.00%	0.00	
075300-00	Single Ply Roof	300,000.00	300,000.00	0.00	0.00	300,000.00	100.00%	0.00	
081000-00	Metal & FRP Doors	180,000.00	180,000.00	0.00	0.00	180,000.00	100.00%	0.00	
084000-00	Alum Doors & Windows	32,000.00	32,000.00	0.00	0.00	32,000.00	100.00%	0.00	
092116-00	Metal Stud & Drywall	38,000.00	38,000.00	0.00	0.00	38,000.00	100.00%	0.00	
093000-00	Ceramic Tile	9,000.00	9,000.00	0.00	0.00	9,000.00	100.00%	0.00	

CONTINUATION SHEET

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To: 4/25/2025

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Invoice # : 35

Contract : 4632- GLADSTONE, MI WWTF

A Item No.	B Description of Work	C Scheduled Value	D Work Completed		F Materials Presently Stored (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	J Retainage
			From Previous Application (D+E)	This Period In Place					
095100-00	Ceiling Tile	10,000.00	10,000.00	0.00	0.00	10,000.00	100.00%	0.00	
096500-00	Resilient Flooring	26,000.00	26,000.00	0.00	0.00	26,000.00	100.00%	0.00	
099100-00	Painting	480,000.00	475,000.00	0.00	0.00	475,000.00	98.96%	5,000.00	
101000-00	Misc Specialties	15,000.00	15,000.00	0.00	0.00	15,000.00	100.00%	0.00	
107313-00	Metal Awnings	2,000.00	2,000.00	0.00	0.00	2,000.00	100.00%	0.00	
123000-00	Casework & Cabinets	95,000.00	95,000.00	0.00	0.00	95,000.00	100.00%	0.00	
124000-00	Furnishings ALLOWANCE	40,000.00	40,000.00	0.00	0.00	40,000.00	100.00%	0.00	
133400-00	Primary Tank Cover	245,000.00	245,000.00	0.00	0.00	245,000.00	100.00%	0.00	
220500-00	Plumbing	405,000.00	404,000.00	0.00	0.00	404,000.00	99.75%	1,000.00	
230500-00	HVAC	1,400,000.00	1,397,000.00	0.00	0.00	1,397,000.00	99.79%	3,000.00	
260500-00	Electrical Construction	2,300,000.00	2,297,000.00	0.00	0.00	2,297,000.00	99.87%	3,000.00	
260500-01	Electrical ALLOWANCE	17,000.00	17,000.00	0.00	0.00	17,000.00	100.00%	0.00	
312000-00	Earthwork	590,000.00	590,000.00	0.00	0.00	590,000.00	100.00%	0.00	
312343-00	Dewatering	320,000.00	320,000.00	0.00	0.00	320,000.00	100.00%	0.00	
314116-00	Permanent Sheeting	60,000.00	60,000.00	0.00	0.00	60,000.00	100.00%	0.00	
321216-00	Asphalt Paving	64,000.00	64,000.00	0.00	0.00	64,000.00	100.00%	0.00	
323100-00	Fencing	75,000.00	75,000.00	0.00	0.00	75,000.00	100.00%	0.00	
329219-00	Site Restoration	17,000.00	17,000.00	0.00	0.00	17,000.00	100.00%	0.00	
333000-01	Underground Piping Materials	360,000.00	360,000.00	0.00	0.00	360,000.00	100.00%	0.00	
333000-02	Underground Piping Install	570,000.00	570,000.00	0.00	0.00	570,000.00	100.00%	0.00	
400519-01	Interior Piping Materials	1,100,000.00	1,100,000.00	0.00	0.00	1,100,000.00	100.00%	0.00	
400519-02	Interior Piping Install	390,000.00	390,000.00	0.00	0.00	390,000.00	100.00%	0.00	
400557-00	Stop & Slide Gates	240,000.00	240,000.00	0.00	0.00	240,000.00	100.00%	0.00	
400562-00	Valve Material	650,000.00	650,000.00	0.00	0.00	650,000.00	100.00%	0.00	
412214-00	Trolley & Hoist	49,000.00	49,000.00	0.00	0.00	49,000.00	100.00%	0.00	
431133-00	Rotary Screw Blower	4,000.00	4,000.00	0.00	0.00	4,000.00	100.00%	0.00	
432313-00	Centrifugal Slurry Pumps	78,000.00	78,000.00	0.00	0.00	78,000.00	100.00%	0.00	
432331-00	Drypit Sumpersible Pumps	370,000.00	370,000.00	0.00	0.00	370,000.00	100.00%	0.00	
432331-01	Vertical Non Clog Sewage Pumps	62,000.00	62,000.00	0.00	0.00	62,000.00	100.00%	0.00	
462133-00	Rotary Drum Screen	145,000.00	145,000.00	0.00	0.00	145,000.00	100.00%	0.00	

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			From Previous Application (D+E)	This Period In Place					
462324-00	Vortex Grit Removal and Classifier	380,000.00	380,000.00	0.00	0.00	380,000.00	100.00%	0.00	
464350-00	Chain and Flight Sludge Collector	355,000.00	355,000.00	0.00	0.00	355,000.00	100.00%	0.00	
465326-00	MBBR Equipment	610,000.00	610,000.00	0.00	0.00	610,000.00	100.00%	0.00	
467318-00	Digester Floating Cover	280,000.00	280,000.00	0.00	0.00	280,000.00	100.00%	0.00	
467330-00	Mechanical Sludge Mixing Equip	80,000.00	79,510.00	0.00	0.00	79,510.00	99.39%	490.00	
467333-00	Digester Gas Handling	130,000.00	128,000.00	0.00	0.00	128,000.00	98.46%	2,000.00	
467341-00	Spiral Heat Exchanger	80,000.00	80,000.00	0.00	0.00	80,000.00	100.00%	0.00	
468000-00	Samplers	48,000.00	46,000.00	2,000.00	0.00	48,000.00	100.00%	0.00	
C.O. # 01	Change Order #1	-68,722.00	-68,722.00	0.00	0.00	-68,722.00	100.00%	0.00	
C.O. # 02	Change Order #2	69,561.00	69,561.00	0.00	0.00	69,561.00	100.00%	0.00	
C.O. # 03	Change Order #3	120,708.00	120,708.00	0.00	0.00	120,708.00	100.00%	0.00	
C.O. # 04	Change Order #4	-47,909.00	-47,909.00	0.00	0.00	-47,909.00	100.00%	0.00	
C.O. # 05	Change Order #5	-57,379.00	-57,379.00	0.00	0.00	-57,379.00	100.00%	0.00	
C.O. # 06	Change Order #6	154,269.00	154,269.00	0.00	0.00	154,269.00	100.00%	0.00	
C.O. # 07	Change Order #7	66,842.00	66,842.00	0.00	0.00	66,842.00	100.00%	0.00	
C.O. # 08	Change Order #8	26,198.00	26,198.00	0.00	0.00	26,198.00	100.00%	0.00	
C.O. # 09	Change Order #9	-1,594.00	-1,594.00	0.00	0.00	-1,594.00	100.00%	0.00	
C.O. # 10	Change Order #10	9,082.00	9,082.00	0.00	0.00	9,082.00	100.00%	0.00	
C.O. # 11	Change Order #11	13,102.25	13,102.25	0.00	0.00	13,102.25	100.00%	0.00	
C.O. # 12	Change Order #12	19,742.00	19,742.00	0.00	0.00	19,742.00	100.00%	0.00	
C.O. # 13	Change Order #13	148,301.00	128,301.00	0.00	0.00	128,301.00	86.51%	20,000.00	
C.O. # 14	Change Order #14	33,868.00	30,868.00	0.00	0.00	30,868.00	91.14%	3,000.00	
Grand Totals		18,229,069.25	18,180,579.25	7,000.00	0.00	18,187,579.25	99.77%	41,490.00	50,000.00



Board:	City Commission
Agenda Date:	May 12, 2025
Department:	Wastewater
Presenter:	Rodney Schwartz

Staff Report

Agenda Item Title:

Proposal for Professional Services: Wastewater Asset Management Plan (WWAMP)

Background:

Under our new NPDES permit, an asset management plan is required to achieve the goals of effective performance, adequate funding, and adequate operator staffing and training. Improvements to the plant have made the current WWAMP virtually obsolete with most of the equipment replaced/modified.

Fiscal Effect:

\$28,200.00 This was not budgeted for due to the fact that I assumed that it would be covered under the CWSRF for the plant.

Supporting Documentation:

- Proposal for Professional Services: Wastewater Asset Management Plan (WWAMP)
- Section A. Limitations and Monitoring Requirements #9 Asset Management

Recommendation:

To Approve the professional services for the wastewater asset management plan proposed by C2AE for \$28,200.00.



May 1, 2025

Mr. Rodney Schwartz
Utilities Superintendent
City of Gladstone
1100 Delta Ave
Gladstone, MI 49837

Re: Proposal for Professional Services: Wastewater Asset Management Plan (WWAMP)

Dear Mr. Schwartz,

We are pleased to offer our services for updating the asset management plan (AMP) for the Wastewater Treatment Plant (WWTP) and collection system. C2AE has worked with the City from planning and design through construction of the new WWTP and has an in-depth knowledge of the facility and components. With the plant construction finalizing in the near future, preparing an asset management plan for the facility is the next step as required by EGLE.

In addition, C2AE is working with the City of Gladstone on their current Clean Water State Revolving Fund (CWSRF) project focusing on improvements planned for the collections system.

Project Understanding

The City of Gladstone is in the process of completing the reconstruction of the WWTP that services the City of Gladstone. Construction began on the project in June of 2022 with minor work, final punch list items and close out procedures remaining. Majority of the process components of the WWTP have been upgraded and/or modified leaving the original AMP obsolete. A new report and AMP are needed for the plant as required by EGLE.

Collection systems upgrades are planned through the current CWSRF project with construction scheduled to begin the Spring of 2026. The current Project Plan developed for the CWSRF Funding will be used as our background data along with the previous SAW data on file. Miscellaneous upgrades to sections of pipe and lift stations through the past years will be documented and incorporated into the WWAMP.

Items of work shall be consistent with the previous AMP developed for SAW. This includes the necessary work for:

1. Asset Inventory and Condition Assessment throughout the facility.
2. Level of Service of the Assets.
3. Criticality of Assets.
4. Revenue Structure.
5. Long-term Funding/Capital Improvement Planning.

Scope

Our services shall include the following in developing and implementing a Wastewater Asset Management Plan for the City of Gladstone.

General

1. Kickoff Meetings: Meet with the City to review the project requirements, including the scope of services and schedules. We will also discuss City staff for inventory assistance and scheduling.
2. Progress Meetings: Schedule and conduct progress meetings with the City, as required, to review the project status, prepare minutes summarizing the discussions and distribute to the City.

Asset Inventory and Condition Assessment

It is intended to use EGLE's basic asset management spreadsheet to organize the information and produce the Capital Improvement Plan and budget input data.

1. The first step is to break the process train into components. For your particular plant and collection system, we have developed the following general categories/components:
 - a. Headworks (Course screen, RAW sewage pumps, Fine Screen).
 - b. Grit Chamber (Vortex Grit Removal).
 - c. Primary Clarifiers.
 - d. Primary Effluent Pumps.
 - e. MBBR (Moving Bed Bioreactor).
 - f. Final Settling Tank.
 - g. Disinfection.
 - h. Sludge Handling.
 - i. Chemical Storage and Feed Systems.
 - j. Plant Structures and Administration Building.
2. For the Collection System, the age, size and pipe type mapping will be updated to show current improvements completed or planned in the near future. This includes the 10 various Lift Stations throughout the City.
3. The next step is to break the assets down within each process component to real assets (buildings) lasting over 25 years; and operating components lasting less than 25 years. Lift stations are less than 25 years and collection system piping by age. Once this is completed, the field effort is required to collect the data.
 - a. Assess condition of real assets by visual inspection and interviews with staff.
 - b. Create a list of major operating components for each process area. Items such as:
 - 1) Pumps.
 - 2) Valves.
 - 3) Motor Controls/VFD's.
 - 4) Aerators.
 - 5) Major Equipment.
 - 6) Samplers.
4. For each process group, make a list of the following:
 - a. Major electrical components.
 - b. Major instrumentation and SCADA.
 - c. Safety Equipment.

5. For each building or process area as well as laboratory facilities a list of:
 - a. Major HVAC components.
 - b. System control/SCADA.
 - c. Laboratory/analysis equipment.
 - d. Office equipment.

6. Utilize operating manuals and name tag data for each component.

7. Assess component condition – visual inspection.

Data collection as part of items 1-7 will be used to create the system data base. The data documenting the condition and remaining useful life will be incorporated in the spreadsheet for all components in the system.

Level of Service

Review the current level of service prepared for SAW and discuss with the City any modifications to be implemented into a new service level for the WWTP. Collection system updates will include changes made since completion of SAW. Options between limits of service verses cost will be the focal point.

Assessment of Criticality

This step will utilize a numeric numbering system to rate the level of service and calculate the criticality of a component. Inputs to make this determination shall include consideration of a component’s current condition, redundancy, and likelihood of failure. Criticality is important as the system prioritizes the needed financial attention.

Our services related to the criticality assessment of the Wastewater Treatment Plant will include an evaluation of the process components and recommendations as to improvements that should be anticipated in capital planning in the future, which we shall call the systems condition and efficiency evaluation. Process items shall be reviewed as to their current effectiveness and efficiency. Consideration shall be given to the ability to meet future NPDES requirements. A report of the findings shall be completed for inclusion in the WAMP to document needs for capital improvements planning.

Note: The above assumes ADA evaluation will not be necessary because the facility is not normally used by the public.

Specialized vendors may be contracted for some assessments (e.g. licensed electrician) by the Owner to establish the condition and remaining usable life for components.

Operations and Maintenance Strategies

The asset list and prioritization shall guide the creation of a matrix containing asset major maintenance and replacement needs by year. An attempt will be made to identify these annual costs. To complete this, the following steps will be taken:

1. Determine remaining useful life
2. Determine year and cost of replacement or major upgrade
3. Determine which of these costs should be capitalized
4. Determine by straight line methods how much should be set aside annually

This information, once gathered, is critical to the creation of the equipment replacement list, which cost and timing for each item to be used to determine the funding of the equipment replacement account.

Long Term Capital Plan

Once the WWAMP information is complete, a Capital Improvement Plan can be completed for both short- and long-term planning. The concept of this plan is to attempt to forecast major capital improvement projects in the future, and begin to plan for the method of payment for these improvement projects.

It is anticipated that most capital improvement projects will be financed, but there may be components to be covered by the operating budget, and these expenses can then be worked into the operating budget to determine revenue needs. The impact on rates is then determined and rate adjustment for the short-term improvements can be implemented.

Operations, Maintenance Costs and Revenue Structure – Financial Plan

The last step is reviewing the existing plant rate structure for comparison against planned improvements and projects. C2AE will coordinate potential capital improvements with the City's accounting staff for inclusion into the City's long-term budget projections.

ArcGIS Dashboard

The final product for the City of Gladstone will include creating an ArcGIS Dashboard. This enables users to convey information visually on a single screen. Photos, As-Constructed plans, and other relevant data can also be linked to the dashboard for easy access to information. Also, creating a Dashboard will allow the City to incorporate other city utilities and assets into a single database. Future items may include PASER rating, water utilities and structures, sidewalks, and other City owned assets. Incorporating the Wastewater Asset Management Plan into an ArcGIS Dashboard is accomplished with a method to complete the work that results in no additional cost to the City.

Deliverables

1. Wastewater Asset Management Plan to be submitted to EGLE for their Review, Comments and Approval. Updates to the WWAMP based on the Owner and EGLE Comments with final WWAMP uploaded to EGLE.
2. Development of a City of Gladstone ArcGIS Dashboard for use by City and C2AE.

Assumptions

1. Data acquired through previous studies, As-built construction drawings, shop drawings, reports and assessments will be used during preparation of this report.
2. Data prepared as part of the CWSRF Project Plan and previous SAW data will be used during the preparation of this report.

Schedule

C2AE is available to meet the City's schedule. The below represents an example time line to complete the proposed scope of work.

Kick off Meeting with City of Gladstone	May 13, 2025
Asset Inventory and Condition Assessment	May 31, 2025
Level of Service and Criticality	May 31, 2025
Long Term Capital Improvement Plan	May 31, 2025
Final Report Preparation - Submittal to EGLE	June 1, 2025

Fee

The following are our engineering costs to perform the scope of work discussed above:

Gather and review WWTP documentation:	\$3,500
Asset Inventory, identification, log and services life:	\$5,500
Equipment Assessment:	\$2,200
Criticality assessment/Replacement cost evaluation:	\$8,500
Asset Management Report/Capital Improvement Plan:	<u>\$8,500</u>
TOTAL:	\$28,200

Invoices will be forwarded monthly reflecting the level of work completed and are due upon receipt.

We have included our Standard Contract Provisions as part of our proposal. If the terms and conditions as stated are acceptable, please countersign and return one (1) copy to our office. Please do not hesitate to contact us should you have any questions or concerns, or if you need additional information.

Sincerely,
 C2AE



Darren Pionk, PE
 Project Manager

Accepted by:

 City of Gladstone

 Date

The parties to this agreement, Capital Consultants, Inc., dba "C2AE" in Michigan and dba "Capital Consultants Architecture and Engineering" in New York, hereinafter called C2AE and "City of Gladstone", in Michigan, hereinafter called OWNER, hereby agree to the following conditions:

- A. Scope of Services: OWNER and C2AE have agreed to a written description of services C2AE will provide to OWNER for an established compensation, hereafter referred to as "Scope of Services". Additional Services may be agreed to in writing by OWNER and C2AE in addition to the Scope of Services. Services not set forth in written agreement are specifically excluded from the scope of C2AE 's services, including any "financial advising" services. C2AE assumes no responsibility to perform any services not specifically agreed to in writing.
- B. Standard of Care: C2AE shall perform its services consistent with the professional skill, care, and timeliness ordinarily provided by professional engineers and architects practicing in circumstances of similar time and place. C2AE makes no warranties, express or implied, under this Agreement or otherwise, in connection with any services performed or furnished by C2AE. However, C2AE shall correct any technical accuracy deficiencies in C2AE's Instruments of Service without additional compensation.
- C. Schedule: C2AE shall ordinarily perform its services within a reasonable time. Upon OWNER's request, C2AE shall prepare and submit for OWNER approval a detailed schedule for the performance of C2AE's services. This schedule shall include reasonable allowances for review and approval times required by OWNER, performance of services by OWNER's consultants, and review and approval times required by public authorities having jurisdiction over the project. This schedule shall be equitably adjusted as the project progresses, allowing for changes in scope, character or size of the project requested by OWNER, or for delays or other causes beyond C2AE's reasonable control.
- D. Changed Conditions: If, during the term of this Agreement, circumstances or conditions that were not originally contemplated by or known to C2AE are revealed, to the extent that they affect the scope of services, compensation, schedule, allocation of risks or other material terms of this Agreement, C2AE may call for renegotiation of appropriate portions of this Agreement. C2AE shall notify OWNER of the changed conditions necessitating renegotiation, and both parties shall promptly and in good faith renegotiate this Agreement to address the changed conditions. If terms cannot be agreed to, the parties agree that either party has the absolute right to terminate this Agreement.
- E. Payment Terms: Invoices prepared to C2AE's standard format will typically be submitted by C2AE monthly, are due upon receipt, and shall be considered past due if not paid within thirty (30) calendar days of the due date. If work is abandoned or suspended, C2AE shall be paid in full for services performed prior to receipt of written notice from OWNER of abandonment or suspension. If OWNER fails to make payments when due, C2AE may charge interest at one-and-one-half (1.5) percent or the maximum rate allowable by law, whichever is less, per month on the past due amount, which shall be calculated from the invoice due date. Payment thereafter shall first be applied to accrued interest and then to the unpaid principal. In addition, if OWNER fails to make payments when due or otherwise is in breach of this Agreement, C2AE may suspend performance of services when any invoice for services remains unpaid 60 days after the date of the invoice and upon five (5) calendar days' notice to OWNER. C2AE shall have no liability whatsoever to OWNER for any costs or damages as a result of such suspension caused by any breach of this Agreement by OWNER. Upon payment in full by OWNER, C2AE shall resume services under this Agreement, and the time schedule and compensation shall be equitably adjusted to compensate for the period of suspension plus any other reasonable time and expense necessary for C2AE to resume performance.
- F. Disputed Invoices: OWNER shall not withhold amounts from C2AE's compensation to impose a penalty or liquidated damages on C2AE, or to offset sums requested by or paid to contractors for the cost of changes in the Work unless C2AE agrees or has been found liable for the amounts in a binding dispute resolution proceeding. If OWNER objects to any portion of an invoice, OWNER shall so notify C2AE in writing within ten (10) calendar days of receipt of the invoice. OWNER shall identify in writing the specific cause of the disagreement and the amount in dispute and shall pay that portion of the invoice not in dispute in accordance with other payment terms of this Agreement. Any dispute over invoiced amounts due which cannot be resolved within ten (10) calendar days after presentation of invoice by direct negotiation

between the parties shall be resolved within thirty (30) calendar days in accordance with the Dispute Resolution provision of this Agreement.

G. Regulatory Compliance: C2AE shall put forth reasonable professional efforts to comply with applicable laws, codes and regulations in effect as of the date of submission to building authorities, including the Americans with Disabilities Act (ADA) which provides that alterations to a facility must be made in such a manner that, to the maximum extent feasible, the altered portions of the facility are readily accessible to persons with disabilities. Design changes made necessary by newly enacted laws, codes and regulations after submission date shall entitle C2AE to a reasonable adjustment in the schedule and additional compensation in accordance with the Additional Services provision of this Agreement. OWNER acknowledges that the requirements of laws, codes, and regulations, including the ADA, will be subject to various and possibly contradictory interpretations. C2AE, therefore, will use its reasonable professional efforts and judgment to interpret applicable requirements and other federal, state and local laws, rules, codes, ordinances and regulations as they apply to the project. C2AE, however, cannot and does not warrant or guarantee that OWNER's project will comply with all interpretations of all the requirements of federal, state and local laws, rules, codes, ordinances and regulations as they apply to the project.

H. Errors and Omissions and CONSULTANT's Limit of Liability: In recognition of the relative risks and benefits of the Project to both OWNER and C2AE, the risks have been allocated such that OWNER agrees, to the fullest extent permitted by law, to limit the liability of C2AE and its officers, directors, shareholders, employees, and sub-consultants for any and all claims, losses, costs, damages of any nature whatsoever or claims expenses from any cause or causes, including attorneys' fees and costs and expert-witness fees and costs, so that the total aggregate liability of C2AE and its officers, directors, shareholders, employees, and sub-consultants shall not exceed \$10,000 or C2AE's total fee for services rendered on this Project, whichever is greater. It is intended that this limitation apply to any and all liability or cause of action however alleged or arising, unless otherwise prohibited by law.

I. Consequential Damages: Notwithstanding any other provision of this Agreement, and to the fullest extent permitted by law, neither OWNER nor C2AE nor their respective officers, directors, shareholders, employees, and sub-consultants shall be liable to the other or shall make any claim for any incidental, indirect or consequential damages arising out of or connected in any way to the project or to this Agreement. This mutual waiver of consequential damages shall include, but is not limited to, loss of use, loss of profit, loss of business, loss of income, loss of reputation or any other consequential damages that either party may have incurred from any cause of action including negligence, strict liability, breach of contract and breach of strict or implied warranty. Both OWNER and C2AE shall require similar waivers of consequential damages protecting all the entities or persons named herein in all contracts and subcontracts with others involved in this project.

J. Dispute Resolution: OWNER agrees that all claims, disputes, and other matters in question between the parties arising out of or relating to this Agreement or breach thereof first shall be submitted for nonbinding mediation to any one of the following, as agreed to by the parties: American Arbitration Association, American Intermediation Service, Americord, Dispute Resolution, Inc., Endispute, or Judicate. Any party hereto may initiate mediation within the time allowed for filing for arbitration as set forth below and the parties hereto agree to fully cooperate and participate in good faith to resolve the dispute(s). The cost of mediation shall be shared equally by the parties hereto. Any time expended in mediation shall not be included in calculating the time for filing arbitration. If mediation fails to resolve the claim or dispute, the matter shall be submitted to arbitration with the American Arbitration Association under the Construction Industry rules, unless the parties mutually agree otherwise or unless a plaintiff not a party hereto institutes litigation in a court of competent jurisdiction and said court takes personal jurisdiction over one of the parties hereto regarding the same subject matter as in dispute between the parties hereto. No arbitration arising out of or relating to this Agreement shall include, by consolidation, joinder, or in any other manner, any additional person not a party to this Agreement except by written consent of the parties and such consent to arbitration involving an additional person(s) shall not constitute consent to arbitration of any dispute not described therein. This Agreement to arbitrate and any agreement to arbitrate with an additional person(s) shall be specifically enforceable under the prevailing arbitration law. The demand for arbitration shall be made within one (1) year of the date the claimant knew or should have known

of the existence of the claim, dispute, or other matter. If the demand for arbitration is not effectuated within one (1) year, the claim, dispute, or other matter shall be forever barred and not mandatory. The decision rendered by the arbitrators shall be final, and judgment may be entered upon it in accordance with applicable law in any court having jurisdiction thereof. In the event either party makes a claim or brings action against the other party for any act arising out of the performance of the services hereunder, and the claimant fails to prove such claim or action, then the claimant shall pay all legal and other costs (including attorneys' fees) incurred by the other party in defense of such claim or action.

K. Mutual Indemnification: Neither OWNER nor C2AE shall be obligated to indemnify the other party in any manner whatsoever for the other party's own negligence. C2AE agrees, to the fullest extent permitted by law, to indemnify and hold harmless OWNER, its officers, directors and employees (collectively, OWNER) against all damages, liabilities or costs, including reasonable attorneys' fees and defense costs, to the extent caused by C2AE's negligent performance of professional services under this Agreement and that of its sub-consultants or anyone for whom C2AE is legally liable. Likewise, OWNER agrees, to the fullest extent permitted by law, to indemnify and hold harmless C2AE, its officers, directors, employees and sub-consultants (collectively, C2AE) against all damages, liabilities or costs, including reasonable attorneys' fees and defense costs, to the extent caused by OWNER's negligent acts in connection with the project and the acts of its contractors, subcontractors or consultants or anyone for whom OWNER is legally liable.

L. Use of Documents: All Documents (data, reports, drawings, specifications, models, and other deliverables, whether in printed or digital format) are Instruments of Service for which C2AE shall retain all common law, statutory and other reserved rights, including copyrights, whether or not the Project is completed. Submission or distribution of Instruments of Service to meet official regulatory requirements or for similar purposes in connection with the Project is not to be construed as publication in derogation of the reserved rights of C2AE. C2AE grants to OWNER a nonexclusive license to use C2AE's Instruments of Service solely and exclusively for purposes of constructing, using, maintaining, altering and adding to the Project, provided that OWNER substantially performs its obligations, including prompt payment of all sums when due, under this Agreement. The license granted under this section permits OWNER to authorize the Contractor, Construction Manager, Subcontractors, and material or equipment suppliers, as well as OWNER's consultants and separate contractors, to reproduce applicable portions of the Instruments of Service solely and exclusively for use in performing services or construction for the Project, subject to the following limitations: (1) OWNER acknowledges that such Documents are not intended or represented to be suitable for use on the Project unless completed by C2AE, or for use or reuse by OWNER or others on extensions of the Project, on any other project, or for any other use or purpose, without written verification or adaptation by C2AE; (2) any such use or reuse, or any modification of the Documents, without written verification, completion, or adaptation by C2AE, as appropriate for the specific purpose intended, will be at OWNER's sole risk and without liability or legal exposure to C2AE or to its officers, directors, employees, and sub-consultants; (3) OWNER shall indemnify and hold harmless C2AE and its officers, directors, employees, and sub-consultants from all claims, damages, losses, and expenses, including attorneys' fees, arising out of or resulting from any use, reuse, or modification of the Documents without written verification, completion, or adaptation by C2AE; and (4) such limited license to OWNER shall not create any rights in third parties. C2AE and OWNER warrant that in transmitting Instruments of Service, or any other information, the transmitting party is the copyright owner of such information or has permission from the copyright owner to transmit such information for its use on the Project.

M. Construction Activities: Neither the professional activities of C2AE nor the presence of C2AE or its employees and sub-consultants at a project site shall relieve the Contractor of its obligations, duties and responsibilities including, but not limited to, construction means, methods, sequence, techniques or procedures necessary for performing, superintending and coordinating the work in accordance with the Contract Documents and any health or safety precautions required by any regulatory agencies. C2AE and its personnel have no authority to approve construction change orders or to issue stop work orders. C2AE and its personnel have no authority to exercise any control over any construction contractor or its employees in connection with their work or any health or safety programs or procedures. OWNER agrees that the Contractor shall be solely responsible for jobsite safety and warrants that this intent shall be carried out in OWNER's contract with the Contractor. OWNER also agrees that OWNER and C2AE and its sub-consultants shall be included as indemnified parties by the Contractor in OWNER-Contractor agreement and shall be made additional insureds under the Contractor's policies of general liability insurance.

N. Hazardous Materials: As used in this Agreement, the term *hazardous materials* shall mean any substances, including but not limited to asbestos, toxic or hazardous waste, PCBs, combustible gases and materials, petroleum or radioactive materials (as each of these is defined in applicable federal statutes) or any other substances under any conditions and in such quantities as would pose a substantial danger to persons or property exposed to such substances at or near the project site. Both parties acknowledge that C2AE's Scope of Services does not include any services related to the presence of any hazardous or toxic materials. In the event C2AE or any other party encounters any hazardous or toxic materials, or should it become known to C2AE that such materials may be present on or about the jobsite or any adjacent areas that may affect the performance of C2AE's services, C2AE may, at its option and without liability for consequential or any other damages, suspend performance of its services under this Agreement until OWNER retains appropriate consultants or contractors to identify and abate or remove the hazardous or toxic materials and warrants that the jobsite is in full compliance with all applicable laws and regulations. OWNER agrees, notwithstanding any other provision of this Agreement, to the fullest extent permitted by law, to indemnify and hold harmless C2AE, its officers, directors, employees and sub-consultants (collectively, C2AE) from and against any and all claims, suits, demands, liabilities, losses, damages or costs, including reasonable attorneys' fees and defense costs arising out of or in any way connected with the detection, presence, handling, removal, abatement, or disposal of any asbestos or hazardous or toxic substances, products or materials that exist on, about or adjacent to the project site, whether liability arises under breach of contract or warranty, tort, including negligence, strict liability or statutory liability or any other cause of action, except for the sole negligence or willful misconduct of C2AE.

O. Opinions of Probable Construction Cost: When in the Scope of Services C2AE provides opinions of probable construction cost, OWNER understands that C2AE has no control over the cost or availability of labor, equipment or materials, or over market conditions or the Contractor's method of pricing, and that C2AE's opinions of probable construction costs are made on the basis of C2AE's professional judgment and experience. C2AE makes no warranty, express or implied, that the bids or the negotiated cost of the work will not vary from C2AE's opinion of probable construction cost.

P. Distribution of Digital Documents: When in the Scope of Services C2AE provides digital information extracted from its Instruments of Service to OWNER or to others on behalf of OWNER, the recipient of the information will be required to agree to C2AE's Release of Electronic Documents Agreement, including compensation for C2AE to prepare the files. Under no circumstances shall delivery of electronic files by C2AE be deemed a sale, and C2AE makes no warranties, either express or implied, of merchantability and fitness of electronic files for any particular purpose. In no event shall C2AE be liable for any loss of profit or any consequential damages as a result of OWNER's or other's use or reuse of these electronic files.

Q. Record Documents: When identified in the Scope of Services and upon completion of the work C2AE shall compile for and deliver to OWNER a reproducible set of Record Documents based upon the marked-up record drawings, addenda, change orders and other data furnished by the Contractor. These Record Documents will show significant changes made during construction. Because these Record Documents are based on unverified information provided by other parties, which C2AE shall assume will be reliable, C2AE cannot and does not warrant their accuracy.

R. Design Without Construction Administration: When the Scope of Services does not include substantial involvement in project observation or review of the Contractor's performance or other construction phase services, OWNER assumes all responsibility for interpretation of the Contract Documents and for construction observation, and OWNER waives any claims against C2AE that may be in any way connected thereto. In addition, OWNER agrees, to the fullest extent permitted by law, to defend, indemnify, and hold harmless C2AE, its officers, directors, employees and sub-consultants against all damages, liabilities or costs, including reasonable attorneys' fees and defense costs, arising out of or in any way connected with the performance of such services by other persons or entities and from any and all claims arising from modifications, clarifications, interpretations, adjustments or changes made to the Contract Documents to reflect changed field or other conditions, except for claims arising from the sole negligence or willful misconduct of C2AE.

S. On-site Construction Observation: When the Scope of Services includes part-time or full-time on-site project representation in order to observe the progress and quality of the work completed by the Contractor such observation is not intended to be an exhaustive check or a detailed inspection of the Contractor's work but rather is to allow C2AE, as an experienced professional, to become generally familiar with the work in progress and to determine, in general, if the work is proceeding in accordance with the Contract Documents. Such observation shall include keeping OWNER informed about the progress of the work and C2AE shall endeavor to guard OWNER against deficiencies in the work. In any case, C2AE shall not supervise, direct or have control over the Contractor's work nor have any responsibility for the construction means, methods, techniques, sequences or procedures selected by the Contractor nor for the Contractor's safety precautions or programs in connection with the Work. These rights and responsibilities are solely those of the Contractor in accordance with the Contract Documents. Finally, C2AE shall not be responsible for any acts or omissions of the Contractor, sub-contractor, any entity performing any portions of the work, or any agents or employees of any of them and does not guarantee the performance of the Contractor and shall not be responsible for the Contractor's failure to perform its work in accordance with the Contract Documents or any applicable laws, codes, rules or regulations.

PART I

Section A. Limitations and Monitoring Requirements

7. Facility Contact

The "Facility Contact" was specified in the application. The permittee may replace the facility contact at any time, and shall notify the Department in writing **within 10 days** after replacement (including the name, address and telephone number of the new facility contact).

- a. The facility contact shall be (or a duly authorized representative of this person):
 - for a corporation, a principal executive officer of at least the level of vice president; or a designated representative if the representative is responsible for the overall operation of the facility from which the discharge originates, as described in the permit application or other NPDES form,
 - for a partnership, a general partner,
 - for a sole proprietorship, the proprietor, or
 - for a municipal, state, or other public facility, either a principal executive officer, the mayor, village president, city or village manager or other duly authorized employee.
- b. A person is a duly authorized representative only if:
 - the authorization is made in writing to the Department by a person described in paragraph a. of this section; and
 - the authorization specifies either an individual or a position having responsibility for the overall operation of the regulated facility or activity such as the position of plant manager, operator of a well or a well field, superintendent, position of equivalent responsibility, or an individual or position having overall responsibility for environmental matters for the facility (a duly authorized representative may thus be either a named individual or any individual occupying a named position).

Nothing in this section releases the permittee from properly submitting reports and forms as required by law.

8. Monthly Operating Reports

Part 41 of Act 451 of 1994 as amended, specifically Section 324.4106 and associated R 299.2953, requires that the permittee file with the Department, on forms prescribed by the Department, operating reports showing the effectiveness of the treatment facility operation and the quantity and quality of liquid wastes discharged into waters of the state. Applicable forms and guidance are available on the Department's web site at <https://www.michigan.gov/egle/about/Organization/Water-Resources/wastewater-construction>. The permittee may use alternate forms if they are consistent with the approved treatment facility monitoring program. Unless the Department provides written notification to the permittee that monthly submittal of operating reports is required, operating reports that result from implementation of the approved treatment facility monitoring program shall be maintained on site for a minimum of three (3) years and shall be made available to the Department for review upon request.

Within 30 days of the effective date of this permit, the permittee shall submit to the Department either a revised treatment facility monitoring program to address monitoring requirement changes reflected in this permit, or justification explaining why monitoring requirement changes reflected in this permit do not necessitate revisions to the treatment facility monitoring program. Upon receipt of approval from the Department and consistent with such approval, the permittee shall implement the approved revised treatment facility monitoring program.

9. Asset Management

The permittee shall at all times properly operate and maintain all facilities (i.e., the sewer system and treatment works as defined in Part 41 of the NREPA), and control systems installed or used by the permittee to operate the sewer system and treatment works and achieve and maintain compliance with the conditions of this permit (also see Part II.D.3 of this permit). The requirements of an Asset Management Program function to achieve the goals of effective performance, adequate funding, and adequate operator staffing and training. Asset management is a planning process for ensuring that optimum value is gained for each asset and that financial resources are available to rehabilitate and replace those assets when necessary. Asset management is centered on a framework of five (5) core elements: the current state of the assets; the required sustainable level of service; the assets critical to sustained performance; the minimum life-cycle costs; and the best long-term funding strategy.

PART I

Section A. Limitations and Monitoring Requirements

- a. Asset Management Program Requirements
On or before **June 1, 2025**, the permittee shall submit to the Department an Asset Management Plan for review and approval. An approvable Asset Management Plan shall contain a schedule for the development and implementation of an Asset Management Program that meets the requirements outlined below in 1) – 4). A copy of any Asset Management Program requirements already completed by the permittee should be submitted as part of the Asset Management Plan. Upon approval by the Department the permittee shall implement the Asset Management Plan. (The permittee may choose to include the Operation and Maintenance Manual required under Part II.C.14. of this permit as part of their Asset Management Program).
- 1) *Maintenance Staff.* The permittee shall provide an adequate staff to carry out the operation, maintenance, repair, and testing functions required to ensure compliance with the terms and conditions of this permit. The level of staffing needed shall be determined by taking into account the work involved in operating the sewer system and treatment works, planning for and conducting maintenance, and complying with this permit.
 - 2) *Collection System Map.* The permittee shall complete a map of the sewer collection system it owns and operates. The map shall be of sufficient detail and at a scale to allow easy interpretation. The collection system information shown on the map shall be based on current conditions and shall be kept up-to-date and available for review by the Department. **Note: Items below referencing combined sewer systems are not applicable to separate sewer systems.** Such map(s) shall include but not be limited to the following:
 - a) all sanitary sewer lines and related manholes;
 - b) all combined sewer lines, related manholes, catch basins and CSO regulators;
 - c) all known or suspected connections between the sanitary sewer or combined sewer and storm drain systems;
 - d) all outfalls, including the treatment plant outfall(s), combined sewer treatment facility outfalls, untreated CSOs, and any known SSOs;
 - e) all pump stations and force mains;
 - f) the wastewater treatment facility(ies), including all treatment processes;
 - g) all surface waters (labeled);
 - h) other major appurtenances such as inverted siphons and air release valves;
 - i) a numbering system which uniquely identifies manholes, catch basins, overflow points, regulators and outfalls;
 - j) the scale and a north arrow;
 - k) the pipe diameter, date of installation, type of material, distance between manholes, and the direction of flow; and
 - l) the manhole interior material, rim elevation (optional), and invert elevations.
 - 3) *Inventory and assessment of fixed assets.* The permittee shall complete an inventory and assessment of operations-related fixed assets including portions of the collection system owned and operated by the permittee. Fixed assets are assets that are normally stationary (e.g., pumps, blowers, buildings, manholes, and sewer lines). The inventory and assessment shall be based on current conditions and shall be kept up-to-date and available for review by the Department.

PART I**Section A. Limitations and Monitoring Requirements**

- a) The fixed asset inventory shall include the following:
 - (1) a brief description of the fixed asset, its design capacity (e.g., pump: 120 gallons per minute), its level of redundancy, and its tag number if applicable;
 - (2) the location of the fixed asset;
 - (3) the year the fixed asset was installed;
 - (4) the present condition of the fixed asset (e.g., excellent, good, fair, poor); and
 - (5) the current fixed asset (replacement) cost in dollars for year specified in accordance with approved schedules;

- b) The fixed asset assessment shall include a "Business Risk Evaluation" that combines the probability of failure of the fixed asset and the criticality of the fixed asset, as follows:
 - (1) Rate the probability of failure of the fixed asset on a scale of 1-5 (low to high) using criteria such as maintenance history, failure history, and remaining percentage of useful life (or years remaining);
 - (2) Rate the criticality of the fixed asset on a scale of 1-5 (low to high) based on the consequence of failure versus the desired level of service for the facility; and
 - (3) Compute the Business Risk Factor of the fixed asset by multiplying the failure rating from (1) by the criticality rating from (2).

- 4) *Operation, Maintenance & Replacement (OM&R) Budget and Rate Sufficiency for the Sewer System and Treatment Works.* The permittee shall complete an assessment of its user rates and replacement fund, including the following:
 - a) beginning and end dates of fiscal year;
 - b) name of the department, committee, board, or other organization that sets rates for the operation of the sewer system and treatment works;
 - c) amount in the permittee's replacement fund in dollars for year specified in accordance with approved schedules;
 - d) replacement fund strategy of all assets with a useful life of 20 years or less;
 - e) expenditures for maintenance, corrective action and capital improvement taken during the fiscal year;
 - f) OM&R budget for the fiscal year; and
 - g) rate calculation demonstrating sufficient revenues to cover OM&R expenses. If the rate calculation shows there are insufficient revenues to cover OM&R expenses, the permittee shall document, within three (3) fiscal years after submittal of the Asset Management Plan, that there is at least one rate adjustment that reduces the revenue gap by at least 10 percent. The permittee may prepare and submit an alternate plan, subject to Department approval, for addressing the revenue gap. The ultimate goal of the Asset Management Program is to ensure sufficient revenues to cover OM&R expenses.

PART I**Section A. Limitations and Monitoring Requirements****b. Annual Reporting**

The permittee shall develop a written report that summarizes asset management activities completed during the previous year and planned for the upcoming year. The written report shall be submitted to the Department on or before **May 1 of each year**. The written report shall include:

- 1) a description of the staffing levels maintained during the year;
- 2) a description of inspections and maintenance activities conducted and corrective actions taken during the previous year;
- 3) expenditures for collection system maintenance activities, treatment works maintenance activities, corrective actions, and capital improvement during the previous year;
- 4) a summary of assets/areas identified for inspection/action (including capital improvement) in the upcoming year based on the five (5) core elements and the Business Risk Factors computed in accordance with condition a.3)b(3) above;
- 5) a maintenance budget and capital improvement budget for the upcoming year that take into account implementation of an effective Asset Management Program that meets the five (5) core elements;
- 6) an updated asset inventory based on the original submission; and
- 7) an updated OM&R budget with an updated rate schedule that includes the amount of insufficient revenues, if any.

10. Discharge Monitoring Report – Quality Assurance Study Program

The permittee shall participate in the Discharge Monitoring Report – Quality Assurance (DMR-QA) Study Program. The purpose of the DMR-QA Study Program is to annually evaluate the proficiency of all in-house and/or contract laboratory(ies) that perform, on behalf of the facility authorized to discharge under this permit, the analytical testing required under this permit. In accordance with Section 308 of the Clean Water Act (33 U.S.C. § 1318); and R 323.2138 and R 323.2154 of Part 21, Wastewater Discharge Permits, promulgated under Part 31 of the NREPA, participation in the DMR-QA Study Program is required for all major facilities, and for minor facilities selected for participation by the Department.

Annually and in accordance with DMR-QA Study Program requirements and submittal due dates, the permittee shall submit to the Michigan DMR-QA Study Program state coordinator all documentation required by the DMR-QA Study. DMR-QA Study Program participation is required only for the analytes required under this permit and only when those analytes are also identified in the DMR-QA Study.

If the permitted facility's status as a major facility should change, participation in the DMR-QA Study Program may be reevaluated. Questions concerning participation in the DMR-QA Study Program should be directed to the Michigan DMR-QA Study Program state coordinator.

All forms and instructions required for participation in the DMR-QA Study Program, including submittal due dates and state coordinator contact information, can be found at <https://www.epa.gov/compliance/discharge-monitoring-report-quality-assurance-study-program>.



Board:	City Commission
Agenda Date:	May 12, 2025
Department:	Public Works
Presenter:	Barry Lund

Staff Report

Agenda Item Title:

Gladstone Public Works is looking for authorization to purchase a new 2025 JBC skid steer loader from Fairchild Equipment.

Background:

Normally, we put out a "Request for Proposals" when purchasing a new piece of equipment. JBC is the only company that builds a skid steer with side entry, whereas all other companies have front entry. This means that other machines you must climb over the bucket in front to enter the equipment. Side entry is not only easier, but it's much safer.

This new skid steer will replace a 1999 John Deere 240.

Fiscal Effect:

We had originally budgeted for a skid steer in this year's budget, but it was cut due to budget concerns. With JBC offering a four-year interest free loan and having \$24,764 in our equipment CIP fund, we can afford to purchase it this year. The cost will be \$15,912.48 a year, for four years.

Supporting Documentation:

Attached

Recommendation:

Approve.

Customer: Barry Lund Gladstone 49837	Quote Number: 29337	Status: Open	Revision: 0	Currency: USD	Quote Creation Date: 30-April-2025	Quote Validity Date: 30-May-2025
Ship to: Barry Lund Gladstone 49837	Quote Prepared By: DAN PETERS dan.peters@fairchildequipment.com			Customer Reference:	Requested Delivery Date: 30-May-2025	

Payment Terms: INVESTMENT QUOTED AT 0% FINANCING FOR UP TO 48 MONTHS WITH APPROVED CREDIT
>>QUOTE INCLUDES TRADE IN 240 JOHN DEERE WITH BUCKET.

Delivery Terms: INVESTMENT QUOTED F.O.B. DELIVERED GLADSTONE, MI (plus any applicable tax)

Quote Description: City of Gladstone, MI

MODEL	QTY	DESCRIPTION
2TS-7T NA	1	2TS-7T TELESKID (T4) NA, TRACKED, SERIES 3.2 RUBBER TRACKS - 12.6 /320 MM W X 86 MM PITCH X 50 LINKS CAB, TRACKED, HEAT & A/C (SP TS T4 3.2) E/H 7 WAY JOYSTICKS & AUX HARNESS (SP TS T4/S5) LANDSCAPE BUCKET - 72 IN / 1829 MM WIDE WITH BOCE TRACKED TELESKID - ENGLISH, CAB (SP TS T4) HIGH FLOW HYDRAULICS (SP TS T4)

Customer Sale Price (less tax)	USD	63,149.71
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Additional Comments:

INVESTMENT INCLUDES STANDARD FACTORY FULL WARRANTY OF 2 YEARS or 2000 HOURS.
INVESTMENT INCLUDES LIFETIME WARRANTY ON BOOM TO ORIGINAL OWNER.

TERMS AND CONDITIONS:

UNIT QUOTED IS SUBJECT TO AVAILABILITY APPROX: 30-60 DAYS AFTER RECEIPT OF ORDER.

Quote Number:	29337	Customer Reference:	
Customer Acceptance:	_____	Date:	_____
Dealer:	_____	Date:	_____

This pricing tool version is effective from April 1, 2025 through June 30, 2025 [Click Here for Payment Program Definitions, Special Equipment Type Notes and Terms and Conditions \(/termsandconditions\)](#)

JCB Platinum Rate

500

JCB Finance's \$500 doc fee

Construction-Teleskid

DEALER DOC FEE

Dealer documentation fee

JCB LIST PRICE

Please enter the sales price for the equipment.
Service contracts cannot be included in up front selling price.

63149.71

None %

CALCULATE

	24	36	48	60	72
TOTAL PAYMENT	2652.07	1768.05	1326.04	1094.88	945.86
CUSTOMER RATE	0.00%	0.00%	0.00%	1.25%	2.25%
DEALER SUBSIDY NEEDED	None	None	None	None	None

*plus applicable sales tax

NEW



TELESKID | 2TS-7T | 3TS-8W | 3TS-8T

Gross rated power: 74 hp (55 kW) | Lift capacity: 2,096-3,695 lb (951-1,676 kg) | Max. load height: 13'3" (4.03 m)



NOW YOU CAN

Item 16.



3TS-8W ▶
ROC: 3,208 lb



2TS-7T
ROC: 2,096 lb
NEW



A NEW, SMALLER TELESKID JOINS THE RANGE

The range of JCB Teleskids delivers endless possibilities. The world's only skid steer and compact track loaders with a telescopic boom, Teleskids are the most versatile machines you've ever seen.

Now you can lift higher, reach further and dig deeper than any other skid steer on the market. And with the addition of the new, compact 2TS model, now you can get to more places and access even more areas than ever before. Try one for yourself and join the thousands of Teleskid owners who say they'll never go back to a conventional skid steer again.

To book a Teleskid demo, visit jcb.com/teleskid



3TS-8T

ROC: 3,695 lb

JCB TELESKID

LIMITLESS VERSATILITY

THE JCB TELESKID IS THE ONLY SKID STEER OR COMPACT TRACKED LOADER WITH A LIFT HEIGHT OVER 13 FEET AND A FORWARD REACH OF 8 FEET, ALLOWING YOU TO DO THINGS YOU NEVER THOUGHT POSSIBLE.



2

1 The JCB Teleskid 3TS has a lift height over 13 feet (4.03 m) and the 2TS has a lift height of 12 feet (3.6m) allowing you to easily and quickly load trucks, bins and dumpsters without using a ramp.

2 With rated operating capacities up to 3,695 lb (1,676 kg), the JCB Teleskid can handle the heaviest loads.

3 JCB Teleskid's telescopic boom allows loads to be placed quickly and easily over fences and barriers.

4 With 8 feet (2.4 m) of forward reach on the 3TS and 7 feet (2.1 m) on the 2TS, placing or lifting loads through or over obstacles is efficient and easy.

5 Now you can reach and dig below grade to a depth of 3 feet (0.9 m) on the 3TS and 2 feet (0.8 m) on the 2TS, to prepare or clear ditches, rip out trees and roots, and more.

At full extension, the 3TS Teleskid has a rated operating capacity of 1,614 lb (732 kg) and the 2TS has a rated operating capacity of 1,140 lb (517 kg).



3



1



4



5

6 The Teleskid is the first skid steer and compact track loader with both vertical and radial lift.

7 Zero turning radius for exceptional maneuverability.

8 The 3TS Teleskid has an operating weight of 12,615 lb (5,722 kg) and the 2TS has an operating weight of 9,914 lb (4,497kg), allowing both machines to be transported easily on a trailer (check local regulations).

9 The 3TS Teleskid has a 24 gpm (90 l/min) hydraulic circuit as standard, with a 33 gpm (125 l/min) option. The 2TS Teleskid has a 18.6 gpm (70 l/min) hydraulic circuit as standard, with a 29 gpm (110 l/min) option. Standard flow is available when the boom is extended or retracted; high flow is available when the boom is retracted.

10 SAE/ISO standard quick hitch allows use of any skid steer and compact track loader attachment, with a single-point quick hitch lock-and-unlock red indicator for enhanced visibility.



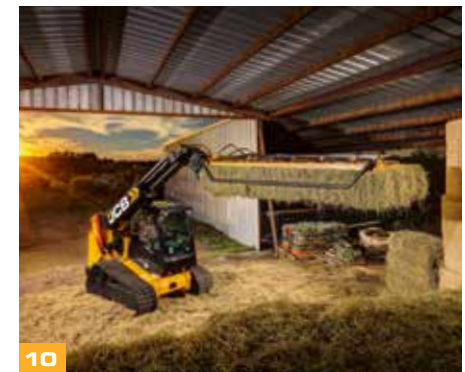
7



8



9



10

GREATER PRODUCTIVITY

THE JCB TELESKID DOES THE WORK OF FOUR MACHINES – A FORKLIFT, TELESCOPIC HANDLER, COMPACT LOADER AND A SKID STEER – DELIVERING UNBEATABLE PRODUCTIVITY.

- 1 Load and unload a standard 8-foot trailer from one side for faster turnaround times.
- 2 The 3TS Teleskid models are equipped with the JCB EcoMAX engine; the 2TS uses a JCB Diesel by Kohler engine. Both engines are Tier 4 Final-compliant without need for exhaust aftertreatment, for reduced operating costs and downtime.
- 3 Teleskid offers greater tractive force than a small telehandler or forklift, for greater pushing power even in sticky conditions.

4 JCB's Smoothride System ensures greater load retention and operator comfort for faster loading cycles and travel time.

Impressive breakout force enables the completion of tasks that might usually require bigger machines, and complete the job in less time.

Standard 2-speed transmission enables faster travel and cycle times.



1



2



3

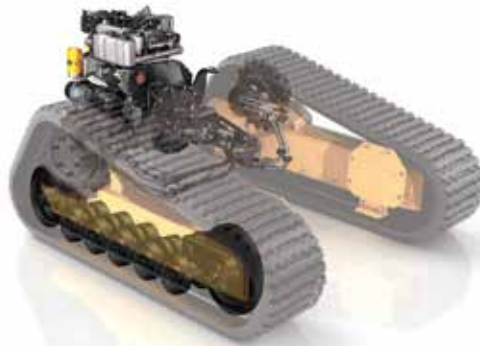


4

UNRIVALED STRENGTH AND STABILITY

WITH A PROVEN, HIGH-STRENGTH STEEL BOOM MOUNTED ON A SINGLE-PIECE, FULLY-WELDED CHASSIS, THE JCB TELESKID IS CONSTRUCTED FOR MAXIMUM STRENGTH AND DURABILITY.

1 A solid undercarriage with cast steel, triple flanged rollers provides excellent track retention.



1

2 The JCB telescopic boom is proven on more than 250,000 machines. JCB's extreme testing program includes prolonged high-stress loading, cold climate testing and repeated transmission use over thousands of cycles.

3 The boom is mounted on a single-piece, fully-welded chassis to maximize strength and minimize weight.



2

4 JCB's U-pressed (3TS) and box weld (2TS) boom designs use 20 percent more steel than traditional, two-armed skid steer booms.

5 Centralized lift and extension rams evenly distribute load stresses. Rams are held in place by keyhole castings for greater structural integrity.

A recessed rear door provides increased protection from damage.



The quick hitch is constructed of high-strength steel.

5



3



4

TOTAL COMFORT AND CONTROL

WITH EASY SIDE-DOOR ENTRY, THE LARGEST CAB ON THE MARKET AND ALL-ELECTRIC CONTROLS, THE JCB TELESKID OFFERS UNRIVALED COMFORT AND CONTROL.

Teleskid cabs feature a sliding window on the left side for improved ventilation and communication with co-workers.



1

1 All JCB Teleskid models feature a side-entry door. Not only is side entry easier and safer than a conventional skid steer, but the door is twice the size of competing machines.

2 JCB Teleskids have one of the best ventilation systems in the industry, thanks to three cab ventilation filters and an external panel cover. Air conditioning is available as an option, to provide the perfect, controllable cabin environment.

3 Arm rests provide support when operating the boom controls. The left armrest features a storage space and 12-volt socket.

4 The 3TS cab is 33 percent larger than the average cab on competing skid steer machines, while the 2TS cab is 47 percent larger than its competitors.

A fully adjustable air-suspension seat (with optional heating) provides maximum comfort for the operator.



2



3



4

5 The control panel to the operator's right features machine diagnostics, electric throttle and ignition switch.

6 Machine option controls are placed just above eye level for easy viewing and avoidance of dirt and dust.

7 JCB Teleskids feature switchable ISO/H-pattern controls, to suit the operator's preferences.

8 A 7-way multi-function joystick makes it easy to control a wide range of hydraulic attachments, while low-effort, electric over hydraulic controls enable easy operation.

JCB's myCHOICE software allows the owner to choose from three transmission or loader modes, to change joystick responsiveness to match the way they work.



THE WORLD'S SAFEST SKID STEER

NO MORE CLIMBING OVER ATTACHMENTS OR UNDER AN UNSUPPORTED BOOM. JCB TELESKID FEATURES A SIDE DOOR FOR EASY ENTRY AND EXIT, AND UNMATCHED OPERATOR SAFETY.

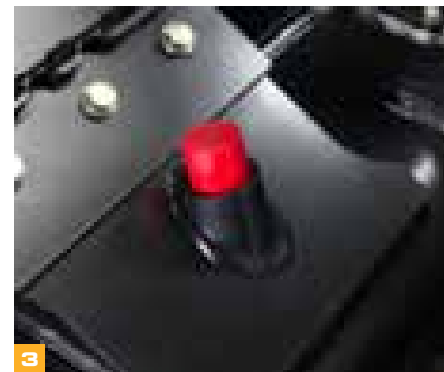
Tasks such as loading a truck or changing attachments are simplified due to excellent visibility to the cutting edge of the bucket and quick hitch.



1 A wide-opening door and large grab handles enable easy and safe entry and exit, eliminating crush and slip hazards associated with front-entry machines.

2 The Teleskid features an electric quick hitch as standard. The quick hitch design reduces material build up and provides better visibility to the load.

3 The electric quick hitch is fitted with a single-point lock-and-unlock flag to ensure that the attachment is safely locked/unlocked.



The rear view mirror is positioned just above eye level for excellent rear visibility.



5

Ordinary Skid Steer 165° Visibility

JCB Teleskid 270° Visibility



6

5 JCB's Teleskid mono-boom design provides an exceptional 270-degree field of vision.

6 The Teleskid offers 60 percent better visibility than conventional twin-arm skid steer and compact track loaders.

7 Laminated side glass, rather than mesh, further enhances all-around visibility.

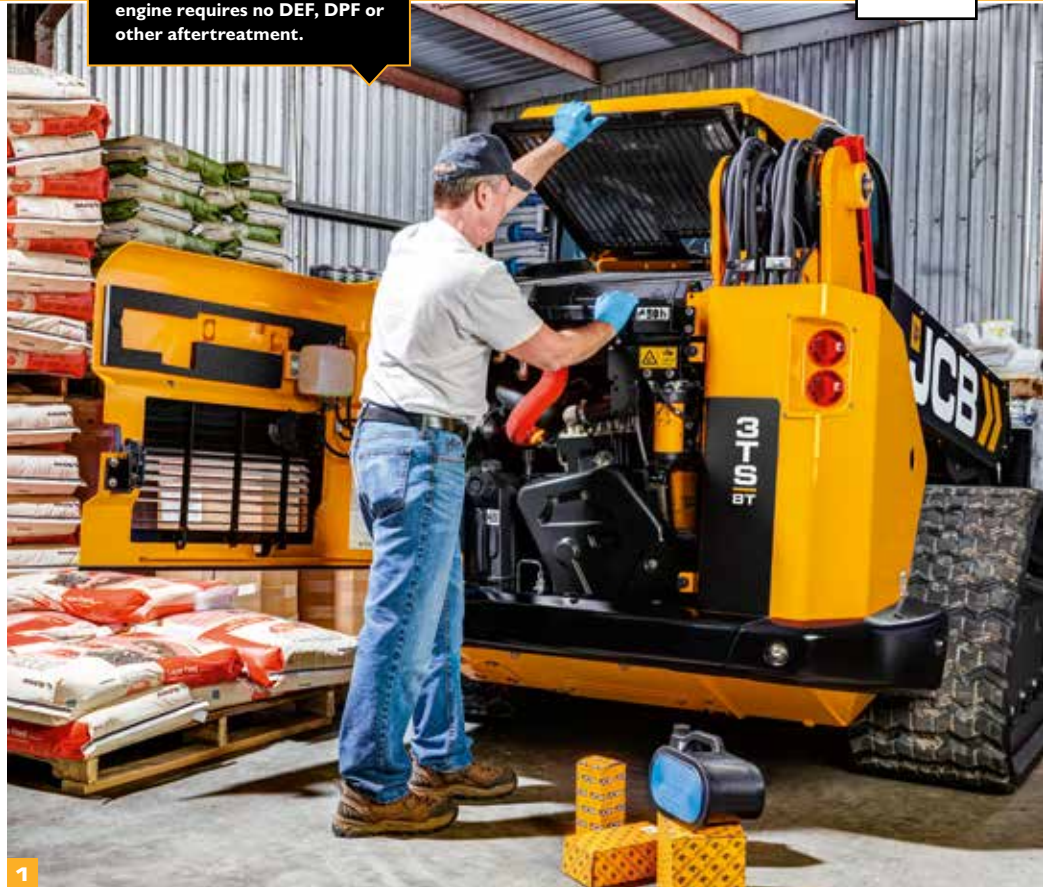


7

UNBEATABLE SERVICEABILITY

WITH A TILTING CAB DESIGN AND LARGE REAR SERVICE DOOR, THE ENGINE BAY AND DAILY MAINTENANCE POINTS ARE EASILY ACCESSIBLE FOR QUICK SERVICING.

The fuel efficient JCB EcoMAX engine requires no DEF, DPF or other aftertreatment.



1 The large rear service door provides easy access to all daily maintenance points and the engine bay. All daily checks and greasing can be done at ground level.

2 The tilting cab can be operated by one person, for excellent maintenance access.

3 Hydraulic fittings with o-ring face seals reduce downtime.

4 The airflow fan features auto-reverse to keep the cooling pack free of debris.

5 An air intake scavenge system minimizes debris build-up in the air filter to extend service intervals.

VALUE ADDED

WHATEVER YOU NEED AND WHEREVER YOU ARE, THE DEPENDABLE JCB DEALER NETWORK IS HERE TO MAKE SURE YOUR MACHINERY PERFORMS TO ITS FULL POTENTIAL.



1

1 JCB Technical Support Service provides instant access to factory expertise, day or night.

JCB's Finance team is always on hand to provide fast, flexible, competitive quotes.

2 The global network of JCB Parts Centers is a model of efficiency. Genuine JCB parts are designed to work in perfect harmony with your machine for optimum performance and productivity.



2

3 JCB Yellow Shield offers comprehensive extended warranties and service agreements, as well as service-only or repair and maintenance contracts. JCB maintenance teams offer competitive labor rates and no-obligation quotes.

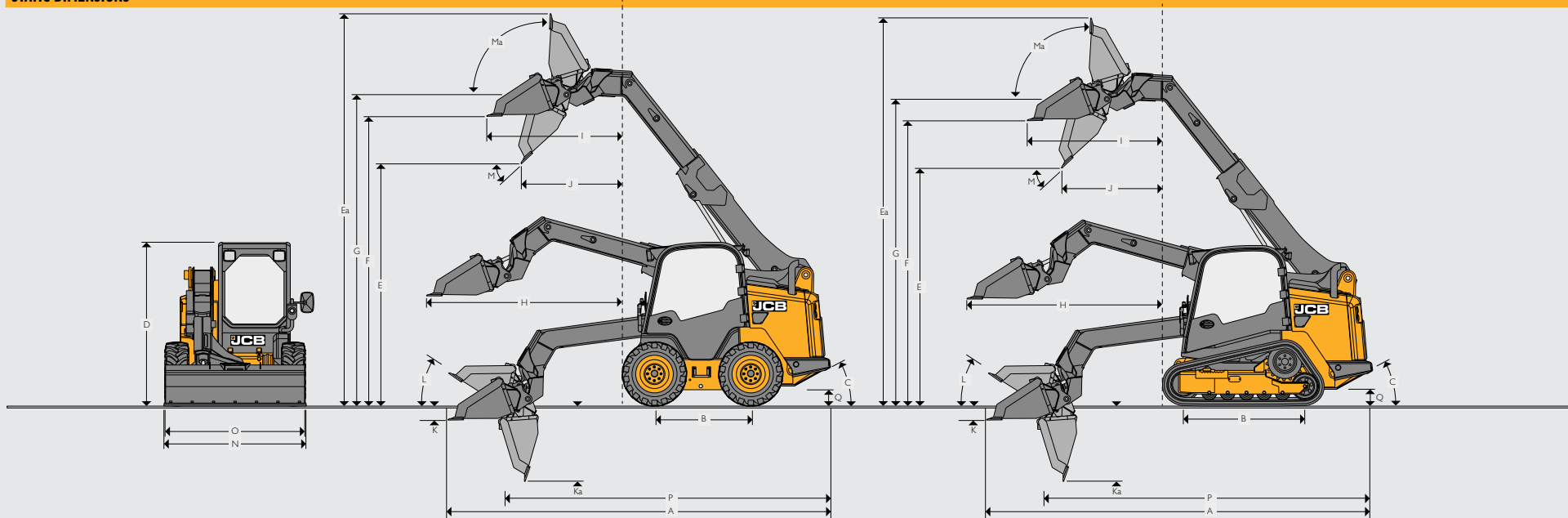
JCB skid steer and compact track loaders come with a 2-year, 2000-hour warranty as standard, for total piece of mind.



- Manufacturing Facilities
- Dealers
- Parts Distribution Centers

Note: JCB YELLOW SHIELD may not be available in your region. Please check with your local JCB dealer.

STATIC DIMENSIONS



Machine model	2TS - 7T		3TS - 8W		3TS - 8T		
	Retracted	Extended	Retracted	Extended	Retracted	Extended Boom	
A Overall length	ft-in (m)	11-10 (3.6)	14-1 (4.25)	12-5 (3.8)	16-1 (4.9)	12-5 (3.8)	16-1 (4.9)
B Wheelbase	ft-in (m)	6-3 (1.9)		4-11 (1.25)		6-11 (2.1)	
C Angle of departure	degrees	28		29		29	
D Overall height	ft-in (m)	6-7 (2.0)		6-11 (2.1)		6-11 (2.1)	
E Dump height	ft-in (m)	7-6 (2.3)		7-7 (2.3)	10-4 (3.1)	7-10 (2.4)	10.8 (3.2)
Ea Crowd height	ft-in (m)	13-9 (4.2)	15-5 (4.7)	13-9 (4.1)	16-9 (5.1)	13-5 (4.1)	18-4 (5.0)
F Loadover height	ft-in (m)	9-4 (2.8)	10-10 (3.3)	9-7 (2.94)	12-3 (3.7)	9-6 (2.9)	12-5 (3.8)
G Height to hinge pin fully raised	ft-in (m)	10-2 (3.1)	12-0 (3.6)	10-6 (3.2)	13-3 (4.05)	10-6 (3.2)	13-3 (4.03)
H Reach	ft-in (m)	3-7 (1.1)	6-11 (2.1)	3-6 (1.1)	7-4 (2.25)	3-6 (1.1)	7-4 (2.25)
I Max. reach @ full height	ft-in (m)	3.2 (0.97)	4-11 (1.5)	3-6 (1.07)	5-7 (1.7)	3-3.3 (1)	5-7 (1.7)
J Reach @ full height - fully dumped	ft-in (m)	2-0 (0.62)	3-8 (1.1)	2-1 (.6)	4-3 (1.4)	2-3 (0.7)	4-3 (1.3)
K Dig depth - toe plate horizontal clearance	in (mm)	2 (51)	11.7 (299)	0.81 (22)	8 (201)	0.35 (9)	11.7 (294)
Ka Dig depth - toe plate vertical clearance	in (mm)	33.5 (835)	43.3 (853)	32.4 (825)	39.7 (1,010)	32.4 (825)	43.3 (1,101)
L Rollback @ ground	degrees	31		30		30	
M Dump angle	degrees	36		42		42	
Ma Max. rollback angle	degrees	98		94		94	
N Bucket width - standard	ft-in (m)	5-11 (1.8)		6-1 (1.85)		6-1 (1.85)	
O Width over tires - standard	ft-in (m)	5-6 (1.6)		6-0 (1.8)		6-5 (2.0)	
P Length without attachment	ft-in (m)	9-2 (2.8)		9-11 (3.02)		9-11 (3.02)	
Q Ground clearance	in (mm)	9.0 (230)		9.4 (238)		9.4 (238)	
Rated operating capacity 35%	lb (kg)	2,096 (951)	1,140 (517)			3,695 (1,676)	1,600 (725)
Rated operating capacity 50%	lb (kg)			3,208 (1,455)	1,347 (611)		
Bucket capacity - standard	yd³ (m³)	1-10 (0.56)		0.56 (0.43)		0.56 (0.43)	

TURNING RADIUS

Model		2TS - 7T	3TS - 8W	3TS - 8T
Bucket corner radius	ft-in (m)	7-4 (2.2)	7-6 (2.3)	7-6 (2.3)
Quick hitch radius	ft-in (m)	4-3 (1.3)	4-11 (1.5)	5-7 (1.7)
Rear chassis radius	ft-in (m)	5-4 (1.6)	5-11 (1.76)	5-11 (1.76)

SAE OPERATING WEIGHT

Model		2TS - 7T	3TS - 8W	3TS - 8T
Cab*	lb (kg)	9,914 (4,497)	9,859 (4,472)	12,615 (5,722)
Canopy*	lb (kg)	9,782 (4,437)	9,726 (4,412)	12,482 (5,662)

*Fully operational with quick hitch, standard shovel, full fuel tank, closed cab + 165 lb (75 kg) operator.
 3TS-8W based on a machine equipped with 12x16.5 tires & 78" wide shovel
 3TS-8T Solid Deal 450 mm wide tracks & 78" wide shovel
 2TS-7T 320 mm wide tracks & 72" wide shovel

ENGINE

Model		2TS - 7T	3TS - 8W	3TS - 8T
Engine model		KDI 2504 TCR	EcoMAX TCAE-55	
Displacement	in ³ (cm ³)	2,482	268 (4,399)	
Fuel		Diesel	Diesel	
Cooling		Water	Water	
Aspiration		Turbo	Turbo	
Gross power SAE J1995	hp (kW)	74 (55) (@ 2,600 RPM)	74 (55) (@ 2,400 RPM)	
Gross torque @ 1,200 RPM	lb/ft (Nm)	195 (265)	295 (400)	
Emission certification		EPA-T4F (EU St3B)	EPA-T4F (EU St3B)	
Engine oil service interval hours		500	500	
Variable speed, hydraulically-driven fan		YES	YES	

SERVICE CAPACITIES

Model		2TS - 7T	3TS - 8W	3TS - 8T
Hydraulic system (including tank)	gal (l)	12.6 (48)	14.5 (55)	
Fuel tank	gal (l)	25.9 (98)	27.2 (103)	
Engine coolant	gal (l)	2.7 (10.3)	5.8 (22)	
Engine oil	gal (l)	3.0 (11.5)	3.7 (14)	
LH chaincase (wheeled machines only)	gal (l)	5.0 (19.1)	3.1 (11.7)	
RH chaincase (wheeled machines only)	gal (l)	5.0 (19.1)	3.1 (11.7)	

HYDRAULIC PERFORMANCE

Model		2TS - 7T	3TS - 8W	3TS - 8T
R.O.C retracted	lb (kg)	2,096 (951)	3,208 (1,455)	3,695 (1,676)
R.O.C extended	lb (kg)	1,140 (517)	1,347 (611)	1,614 (732)
Tipping load retracted	lb (kg)	6,138 (2,784)	6,418 (2,911)	10,558 (4,789)
Tipping load extended	lb (kg)	3,403 (1,544)	2,694 (1,222)	4,612 (2,092)
Loader lift retracted	lb (kg)	4,127 (1,872)	5,260 (2,386)	5,187 (2,353)
Loader lift extended	lb (kg)	2,476 (1,123)	3,527 (1,600)	3,708 (1,682)
Bucket tilt retracted	lb (kg)	6,503 (2,950)	6,473 (2,936)	6,473 (2,936)
Bucket tilt extended	lb (kg)	6,582 (2,985)	6,695 (3,037)	6,695 (3,037)

HYDRAULICS

Model		2TS - 7T	3TS - 8W	3TS - 8T
Pump Flow	gpm (l/min)	18.6 (70 l) @ 2,740 RPM	24 (90) @ 2,300 RPM	
Main relief pressure	psi (bar)	3,335 (230)	3,335 (230)	
HYD HP low flow	hp (kW)	25.1 (18.7)	46.7 (34.8)	
HYD HP high flow	hp (kW)	33.2 (24.7)	64.2 (47.8)	
Optional high flow	gpm (l/min)	29.4 (110)	33 (125)	

ELECTRICS

Model		2TS - 7T	3TS - 8W	3TS - 8T
Starter motor	hp (kW)	2.72 (2)	5.63 (4.2)	
Battery	V/Ah	12 / 109	12 / 109	
Alternator	amps	100	95	

TRANSMISSION

Model		2TS - 7T	3TS - 8W	3TS - 8T
Single speed	mph (km/h)	4.5 (7.2)	6.8 (10.9)	5.7 (9.2)
Two speed	mph (km/h)	6.4 (10.3)	12.4 (20)	7.8 (12.6)

TIRES / TRACKS

Model		2TS - 7T	3TS - 8W	3TS - 8T
Standard		12.6 in. (320 mm)	12 16.5 10 PR	17.7 in (450 mm) traction lug



ONE COMPANY, MORE THAN 300 MACHINES.

TELESKID | 2TS-7T | 3TS-8W | 3TS-8T

Gross engine power: 74 hp (55 kW) Lift capacity: 2,096-3,695 lb (951-1,676 kg)

Max. load height: 13'3" (4.03m)

JCB North America

2000 Bamford Blvd., Pooler, Georgia, 31322 Tel: (912) 447-2000

Download the very latest information on this product range at www.jcb.com

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Your nearest JCB Dealer



Board:	City Commission
Agenda Date:	05-12-2025
Department:	Electric - IBEW
Presenter:	Eric Buckman

Staff Report

Agenda Item Title:

IBEW 876 Union – Gladstone Power & Light Employees Wage Reopener Agreement

Background:

The IBEW 876 Union contract has a wage reopener for 2025. The Union and City negotiating teams met and have come to a tentative agreement.

A 5% wage increase for Journeyman Lineman from \$42.23/hour to \$44.34/hour. Lead Journeyman Lineman wage will remain \$3.00/hour more than Journeyman Lineman.

Fiscal Effect:

See attached documentation

Supporting Documentation:

Tentative Agreement

Recommendation:

Motion to approve a wage increase of 5% for IBEW 876 Union membership effective 04-01-2025.



IBEW Local 876 and City of Gladstone Wage Proposal

After conducting a comprehensive analysis of wage comparisons among municipalities in Michigan and Wisconsin, I am prepared to propose a 5% wage increase for our membership at the City of Gladstone.

1. Wage survey from Wisconsin Municipals.

- a. Journeyman Lineman average hourly wage \$43.57, Max was \$49.88

2. Wage comparisons in Michigan

- a. City of Harbor Springs Lineman wage \$46.35
- b. City of Escanaba Lineman wage \$48.16 7/1/25
- c. Sebawaing Light & Water Lineman wage \$47.13
- d. Marquette Board of Light & Power Lineman wage \$48.19
- e. Lowell Light & Power Lineman wage \$51.78

2024 MMEA Linemen : 3.5-7.1 Million Rev.

Utility EIA Code	Utility Name	State	Total Revenue	Total Customers	Apprentice Lineworker	JM Lineworker
3813	Village of Clinton	Michigan	3508	1467		\$48.33
13,826	Norway	Michigan	3538	2101		\$46.39
14581	Village of Paw Paw	Michigan	3973	1796		
8083	Harbor Springs	Michigan	3987	3781		\$44.71
7265	Gladstone Electric	Michigan	4069	2877	\$39.90	\$42.00
16873	Sebawaing Light and Water	Michigan	4895	1280		\$44.23
15246	Board of Light & Power	Michigan	5554	2583	\$32.86	\$44.31
8205	Hart Energy	Michigan	5675	1377	\$41.61	
3384	City of Charlevoix	Michigan	7129	4551	\$36.37	\$48.72
	Average		4703	2424	\$37.69	\$45.53

2024 MMEA Linemen : 1500-4500 Customers

Utility EIA Code	Utility Name	State	Total Revenue	Total Customers	Apprentice Lineworker	JM Lineworker
4604	City of Crystal Falls	Michigan	2724	1542	\$29.09	\$33.80
14581	Village of Paw Paw	Michigan	3973	1796		
13,826	Norway	Michigan	3538	2101		\$46.39
15246	Board of Light & Power	Michigan	5554	2583	\$32.86	\$44.31
7265	Gladstone Electric	Michigan	4069	2877	\$39.90	\$42.00
11268	Lowell Light & Power	Michigan	9266	3085	\$36.02	\$50.27
3415	City of Chelsea	Michigan	10741	3213	\$43.02	\$48.99
5630	City of Eaton Rapids	Michigan	12355	3250		\$32.78
8083	Harbor Springs	Michigan	3987	3781		\$44.71
3384	City of Charlevoix	Michigan	7129	4551	\$36.37	\$48.72
	Average		6735	3026	\$37.63	\$44.77



Board:	City Commission
Agenda Date:	05-12-2025
Department:	City Commission
Presenter:	Eric Buckman

Staff Report

Agenda Item Title:

Proposed Special Event – Saunders Point Brewing, LLC – Pink Power Cornhole Fundraiser

Background:

This proposed event is to be held Saturday, June 14, 2025
Set Up: 11:00 AM
Event: 12-9 PM

Requests of the City are:

- street closure of 10th Street from Delta Avenue to the alley North behind the Rialto Center for overflow patrons at the brewery; application for the additional outdoor permit area through Michigan Liquor License Control (MLLC) to allow patrons to have drinks in this area at the time.

This application was reviewed by city departments, and no one had any concerns about the event and recommended approval.

Fiscal Effect:

Provide barricades from DPW

Supporting Documentation:

Special Event Permit Application

Recommendation:

Motion to approve Saunders Point Brewing, LLC Pink Power Cornhole Fundraiser special event for Saturday, June 14, 2025 from 11-9 PM and authorize the street closure of 10th Street from Delta Avenue to the alley North behind the Rialto Center with barricades provided by the City.

Special Event Permit Application: Submission #10

Event Sponsor Information

Name of Event Sponsor

Pink Power

Business

Saunders Point Brewing LLC

Non Profit ID #

NA

Address

1000 Delta Avenue

Gladstone, MI, Michigan. 49837

Person in Charge of Activity

Name

Jake Mills

Telephone

[906-280-0518](tel:906-280-0518)

Email

saunderspointbrewing@yahoo.com

Event Information

Event Name

Cornhole Fundraiser

Event Date & Time

Sat, 06/14/2025 - 12:00

Event Location

1000 Delta Avenue

Is this event open to the public?

Yes

Will this event take place in the DDA district?

Yes

Please provide a description of the event.

Saunders Point Brewing is hosting a fundraiser for UP Pink Power. The event coordinator believes that this will draw in 250-300 people. The tournament will be held inside the brewery. There may be live music along with a food truck, depending on if the event coordinator can find some available.

How many participants are you anticipating?

250

Event Set-Up Date & Time

Sat, 06/14/2025 - 11:00

Event Clean-Up Date & Time

Sat, 06/14/2025 - 21:00

Do you have any special requests for this event?

We are asking to have 10th street shut down from the alley North of the Rialto Center to Delta ave to allow for overflow patrons at the brewery. We will apply for the additional outdoor permit area through the MLLC to allow patrons to have drinks in this area at that time.

If you have prepared a flyer or advertisement, please attach it.

{Empty}

Waiver of Liability

Please attach proof of your liability insurance.

[Insurance.pdf](#)



Board:	City Commission
Agenda Date:	05-12-2025
Department:	City Commission
Presenter:	Eric Buckman

Staff Report

Agenda Item Title:

Proposed Special Event – Saunders Point Brewing, LLC – GHS Class of 1990 Reunion

Background:

This proposed event is to be held Saturday, July 5, 2025
 Set Up: 4:00 PM
 Event: 6-10 PM

Requests of the City are:

- Street closure of 10th Street from Delta Avenue to the alley North behind the Rialto Center for overflow patrons at the brewery; application for the additional outdoor permit area through Michigan Liquor License Control (MLLC) to allow patrons to have drinks in this area at the time. Mobile Axe Throwing Event Trailer will be set up in this area.

This application was reviewed by city departments, and no one had any concerns about the event and recommended approval.

Fiscal Effect:

Provide barricades from DPW

Supporting Documentation:

Special Event Permit Application

Recommendation:

Motion to approve Saunders Point Brewing, LLC GHS Class of 1990 Reunion special event for Saturday, July 5, 2025 from 4-10 PM and authorize the street closure of 10th Street from Delta Avenue to the alley North behind the Rialto Center with barricades provided by the City.

Special Event Permit Application: Submission #11

Event Sponsor Information

Name of Event Sponsor

Class of 1990 Class Reunion

Business

Saunders Point Brewing LLC

Non Profit ID #

NA

Address

1000 Delta Avenue

Gladstone, MI, Michigan. 49837

Person in Charge of Activity

Name

Jake Mills

Telephone

[906-280-0518](tel:906-280-0518)

Email

saunderspointbrewing@yahoo.com

Event Information

Event Name

GHS Class of 1990 Reunion

Event Date & Time

Sat, 07/05/2025 - 18:00

Event Location

1000 Delta Avenue

Is this event open to the public?

No

Will this event take place in the DDA district?

Yes

Please provide a description of the event.

Class of 1990 would like to hold their reunion at the brewery. At this time they are looking to see if they can have a band, food truck and Axe Throwing. The Axe throwing company has their own insurance and not sure if the commission needs that to be supplied. They have their own mobile cage that they would park outside.

How many participants are you anticipating?

100

Event Set-Up Date & Time

Sat, 07/05/2025 - 16:00

Event Clean-Up Date & Time

Sat, 07/05/2025 - 22:00

Do you have any special requests for this event?

We are asking to have 10th street shut down from the alley North of the Rialto Center to Delta ave to allow for overflow patrons at the brewery. We will apply for the additional outdoor permit area through the MLLC to allow patrons to have drinks in this area at that time. Would need the area for the mobile axe trailer to be set up.

If you have prepared a flyer or advertisement, please attach it.

{Empty}

Waiver of Liability

Please attach proof of your liability insurance.

[Insurance.pdf](#)



Board:	City Commission
Agenda	05-12-2025
Date:	
Department:	City Commission
Presenter:	Eric Buckman

Staff Report

Agenda Item Title:

Proposed Special Event – Saunders Point Brewing, LLC – GHS Class of 2005 Reunion

Background:

This proposed event is to be held Saturday, July 12, 2025
 Set Up: 3:00 PM
 Event: 5-9 PM

Requests of the City are:

- Street closure of 10th Street from Delta Avenue to the alley North behind the Rialto Center for overflow patrons at the brewery; application for the additional outdoor permit area through Michigan Liquor License Control (MLLC) to allow patrons to have drinks in this area at the time. A food truck and a band may be included.

This application was reviewed by city departments, and no one had any concerns about the event and recommended approval.

Fiscal Effect:

Provide barricades from DPW

Supporting Documentation:

Special Event Permit Application

Recommendation:

Motion to approve Saunders Point Brewing, LLC GHS Class of 2005 Reunion special event for Saturday, July 12, 2025 from 3-9 PM and authorize the street closure of 10th Street from Delta Avenue to the alley North behind the Rialto Center with barricades provided by the City.

From: ["Gladstone, MI"](#)
To: [Kim Berry](#); [Patricia West](#)
Subject: Webform submission from: Special Event Permit Application
Date: Friday, April 25, 2025 11:26:36 AM

Submitted on Fri, 04/25/2025 - 11:15 AM

Submitted by: Anonymous

Submitted values are:

Event Sponsor Information

Name of Event Sponsor

Class of 2005 Class Reunion

Business

Saunders Point Brewing LLC

Non Profit ID

NA

Address

1000 Delta Avenue
Gladstone, MI, Michigan. 49837

Person in Charge of Activity

Name

Jake Mills

Telephone

[906-280-0518](tel:906-280-0518)

Email

saunderspointbrewing@yahoo.com

Event Information

Event Name

GHS Class of 2005 Reunion

Event Date & Time

Sat, 07/12/2025 - 17:00

Event Location

1000 Delta Avenue

Is this event open to the public?

No

Will this event take place in the DDA district?

Yes

Please provide a description of the event.

Saunders Point Brewing will be hosting the reunion for the class of 2005. There may be a food truck and band.

How many participants are you anticipating?

100

Event Set-Up Date & Time

Sat, 07/12/2025 - 15:00

Event Clean-Up Date & Time

Sat, 07/12/2025 - 21:00

Do you have any special requests for this event?

We are asking to have 10th street shut down from the alley North of the Rialto Center to Delta ave to allow for overflow patrons at the brewery. We will apply for the additional outdoor permit area through the MLLC to allow patrons to have drinks in this area at that time.

Waiver of Liability

Please attach proof of your liability insurance.

[Insurance.pdf](#)