



GLADSTONE CITY COMMISSION REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue
April 13, 2026
6:00 PM

AGENDA

CALL TO ORDER

1. Invocation
2. Pledge of Allegiance
3. Roll Call

CONFLICTS OF INTEREST

PUBLIC HEARINGS

4. Public Hearing| Proposal to Vacate West Half of Birch Street

PUBLIC COMMENT

CONSENT AGENDA

5. DDA Regular Meeting Minutes of February 17, 2026
6. Board of Review Organization Meeting Minutes March 3, 2026
7. Board of Review Meeting Minutes March 11, 2026
8. Board of Review Meeting Minutes March 12, 2026
9. Zoning Board of Appeals Minutes March 23, 2026
10. City Commission Regular Meeting Minutes March 23, 2026
11. March Check Register & Payroll Report - Information Only

UNFINISHED BUSINESS

NEW BUSINESS

12. Delta Force PI Fire Works Proposal
13. Delta County Non-Motorized Trails - Hannahville 2% Grant Submittal
14. Metal Detection Policy Revisions
15. Police Cruiser Upfitting
16. Set Public Hearing Date for Proposed DWSRF Lead Service Line Replacement Project

CITY MANAGER'S REPORT

CITY COMMISSION & COMMITTEE REPORTS

BOARDS & COMMISSIONS REPORTS

17. Property Maintenance Annual Report

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: 04-10-2026

Kimberly Berry, MiPMC Level 3
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:
Agenda Date:
Presenter:

City Commission

April 13, 2026

Patricia West

Item 4.

Staff Report

Agenda Item Title:

Public Hearing | Proposal to Vacate West Half of Birch Street

Background:

On July 14, 2025, the Gladstone City Commission approved a motion to vacate the west half of Birch Street at the request of the Gladstone Housing Commission. The request is intended to support the Housing Commission's long-term planning efforts related to the potential redevelopment and replacement of Fairview Manor.

Motion made by Commissioner O'Driscoll, Seconded by Mayor Thompson to vacate west half of Birch Street and require the Housing Commission to pay for all fees associated with the vacation, fee estimated to be around \$8,000 as quoted by Miller Canfield.

MOTION CARRIED

Vacating a public right-of-way is the formal process of discontinuing the public's right to use a designated area of land, in this case, a portion of Birch Street. Upon completion of the process, ownership of the vacated right-of-way reverts to the adjacent property owners. This action would allow for future development or site reconfiguration associated with the Fairview Manor property.

Pursuant to Chapter XII, Section 2 of the Gladstone City Charter, the vacation of a street requires adoption of a resolution and the holding of a public hearing, with proper notice provided. The City has been working with legal counsel to ensure compliance with statutory and charter requirements. On March 9, 2026 the City Commission approved Resolution No. 2026-02 and the next procedural step is for the City Commission to conduct the public hearing date to receive public comment on the proposed street vacation.

Fiscal Effect:

There is no fiscal impact to the City. All expenses associated with the legal process and required notices will be paid by the Gladstone Housing Commission, as directed by the Commission's July 14, 2025 motion.

Supporting Documentation:

Gladstone City Charter – Chapter XII, Section 2
Gladstone Housing Commission Request to Vacate
Bay Park Addition Plat
GIS Image
Resolution No. 2026-02

Recommendation:

Conduct Public Hearing regarding vacating remaining western ½ of Birch Street



NANCY J. PRZEWROCKI
DELTA COUNTY REGISTER OF DEEDS
03/20/2026 9:38:50 AM

RESOLUTION NO. 2026-02

**A RESOLUTION DECLARING INTENT
TO VACATE REMAINING WESTERN ½ OF BIRCH STREET**

City of Gladstone
County of Delta, State of Michigan

At a Meeting of the Gladstone City Commission, held, on the 9th day of March, 2026,
Motion by Commissioner O'Driscoll; seconded by Commissioner Maloney:

WHEREAS, Chapter XII, Sec. 2 of the Gladstone City Charter provides:

When the commission shall deem it advisable to vacate, discontinue or abolish any street, alley or public ground, or any part thereof, they shall by resolution so declare and in the same resolution shall appoint a time, not less than four weeks thereafter, when they shall meet and hear objections thereto. Notice of such meeting, with a copy of said resolution, shall be published once not less than two weeks before the time appointed for such meeting, in a newspaper published and circulated in the city.

WHEREAS, Birch Street is an undeveloped public right-of-way dedicated in the plat of Bay Park Addition, recorded in Liber B of Plats, Page 103, of the Delta County Records.

WHEREAS, despite being dedicated for public use, Birch Street has never been improved, constructed, opened, or maintained for public travel. It exists only as an unimproved "paper street."

WHEREAS, the eastern one-half of Birch Street was previously vacated in conjunction with the development of the Bay View Manor (now Waterview Apartments) site.

WHEREAS, the Gladstone Housing Commission has formally requested that the City vacate the remaining western ½ of Birch Street to facilitate the redevelopment and replacement of the Fairview Manor public housing facility.

NOW THEREFORE BE IT RESOLVED, that City Commission deems it advisable and necessary for the health, welfare, comfort, and safety of the people of the City to vacate the remaining western ½ of Birch Street.

BE IT FURTHER RESOLVED, that, as required by Chapter XII, Sec. 2 of the Gladstone City Charter, a public hearing shall be held for the purpose of hearing any objections to vacating the remaining western ½ of Birch Street on April 13, 2026.

BE IT FURTHER RESOLVED, that the City Clerk shall publish notice of said public hearing along with a copy of this resolution once not less than two weeks before the hearing in a newspaper published and circulated in the City.

BE IT FURTHER RESOLVED, that legal counsel for the City shall proceed with securing vacation of the remaining western ½ of Birch Street following the public hearing.

BE IT FURTHER RESOLVED, that the City Clerk shall record this resolution with the Delta County Register of Deeds within 30 days, and provide a copy to the Director of the Department of Energy, Labor, and Economic Growth as required by the Land Division Act. MCL 560.257(2).



R1443 488 1

LIBER 1443

PAGE 488
1 of 2

ROLL CALL VOTE:

Yeas: Commissioners Steve O'Driscoll, Judy Akkala, Whiteny Maloney, Mayor Pro-Tem Mantela and Mayor Joe Thompson

Nays: None

Abstain: None

Absent: None

THE RESOLUTION WAS DECLARED ADOPTED.


Kimberly Berry, City Clerk

STATE OF MICHIGAN)

) SS.

COUNTY OF DELTA)

The undersigned, being the duly qualified and acting Clerk of the City of Gladstone, hereby certifies that the foregoing is a true and complete copy of a resolution duly adopted by the Gladstone City Commission at its regular meeting held on 9th day of March, 2026, at which meeting a quorum was present and remained throughout and that an original thereof is on file in the records of the City. I further certify that the meeting was conducted, and public notice thereof was given, pursuant to and in full compliance with Act No. 267, Public Acts of Michigan, 1976, as amended, and that the minutes of such meeting were kept and will be or have been made available as required thereby.

Kimberly Berry
Kimberly Berry, City Clerk

DATED: March 9, 2026

Prepared by and Return Original to:

✓ Kimberly Berry, Gladstone City Clerk
1100 Delta Avenue, Gladstone, MI. 49837



LIBER 1443

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2 of 2

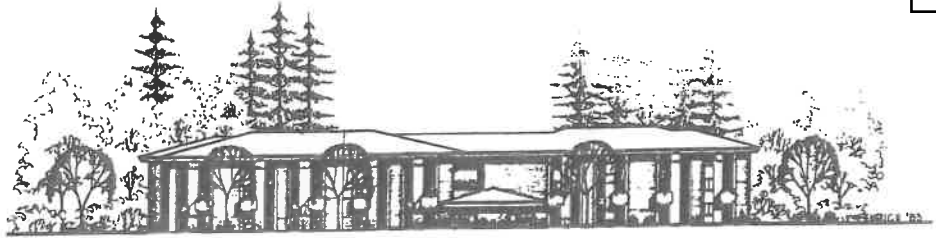
Sec. 2. - [Resolution to vacate, discontinue or abolish, street, alley or public ground; meeting; notice.]

Item 4.

When the commission shall deem it advisable to vacate, discontinue or abolish any street, alley or public ground, or any part thereof, they shall by resolution so declare and in the same resolution shall appoint a time, not less than four weeks thereafter, when they shall meet and hear objections thereto. Notice of such meeting, with a copy of said resolution, shall be published once not less than two weeks before the time appointed for such meeting, in a newspaper published and circulated in the city.



GLADSTONE HOUSING COMMISSION



217 DAKOTA AVENUE

GLADSTONE, MICHIGAN 49837

(906) 428-2215

May 12, 2025

The Honorable

Joseph Thompson Mayor, Brad Mantela Mayor Pro-Tem, Robert Pontis Commissioner,
Judy Akkala Commissioner, Steve O'Driscoll Commissioner

City of Gladstone

1100 Delta Avenue

Gladstone, Michigan 49837

Honorable Commission Members,

The Gladstone Housing Commission respectfully requests that the City Commission consider vacating the remaining portion of Birch Street that abutting Lots 44, 45, 46, 47 and 48 of Bay Park Addition to the City of Gladstone, according to the plat thereof, as recorded in Liber B of Plats, Page 103, Delta County Records.

The Gladstone Housing Commission also requests the City of Gladstone retain ownership of Birch Street that abutting Lots 40, 41 and 43 of Bay Park Addition to the City of Gladstone, according to the plat thereof, as recorded in Liber B of Plats, Page 103, Delta County Records and grant an easement to the Housing Commission to install a water service main and access to maintain the service main.

The Housing Commission currently owns half of Birch Street abutting Lots 34, 35, 36, 37 and 38 of Bay Park Addition to the City of Gladstone, according to the plat thereof, as recorded in Liber B of Plats, Page 103, Delta County Records

The reason for this request is to help secure funding to replace Fairview Manor under the HUD Section 18 Demo/ Dispo program through tax credits and to build on the portion of the vacated Birch Street.

If you have any questions, please feel free contact me or the Executive Director.

Sincerely,

Paula Waeghe, Board President
Gladstone Housing Commission
217 Dakota Avenue
Gladstone, MI 49837

Date July 7, 1959

Paul R. ...

Frank S. Szymanski
AUDITOR GENERAL

By Chas. B. [Signature]
Plant Engineer

SURVEYED & PLATTED BY WILLIAMS AND WORKS, C

MAY 1958

Place of beginning
1838.12 West of 6254
South of the center of
Section 22. T49N, R22W

MICHIGAN AVE

N. 73° 32' E 590.0'

NE corner of
Lot 1 Block 9
Dist of Columbia

DAKOTA AVE

4421703

MINNEAPOLIS

Item 4.



GLADSTONE DOWNTOWN DEVELOPMENT AUTHORITY

City Hall Chambers – 1100 Delta Avenue
February 17, 2026
8:15 AM

Item 5.

MINUTES

CALL TO ORDER

DDA Chairperson, Jay Bostwick, called the meeting to order at 8:16 AM ET.

1. Roll Call

PRESENT	ABSENT
Daniel Becker	Jason Lippens (Excused)
Jacob Taylor	Joe Thompson (Excused)
Jay Bostwick	Nathan Neumeier (Excused)
Kyle Closs	Robert LeDuc (Excused)
Parker Grzybowski	

Staff Present: Rob Spreitzer and Patricia West

PUBLIC COMMENT

None.

APPROVAL OF MINUTES

2. Regular Meeting Minutes - January 20, 2026

Motion made by Closs, seconded by Grzybowski to approve the regular meeting minutes of January 20, 2026.

Voting Yea: Becker, Taylor, Bostwick, Closs, Grzybowski

MOTION CARRIED.

FINANCIALS

3. January 2026 Revenue & Expenditure Report

West provided an overview of the revenue and expenditure report, including the current fund balance and the percentage of the budget expended to date. It is anticipated that the DDA will contribute to the fund balance at the end of the fiscal year.

Closs suggested considering an additional payment toward the North Shore loan at year end in order to reduce the overall repayment schedule, given the current fund balance. The DDA agreed to include this item on the agenda for the March meeting for further discussion.

CONFLICTS OF INTEREST

None.

ADDITIONS TO THE AGENDA

West shared that Radio Results Network has reached out about commercial marketing opportunities. The board added it under New Business as item 8.5.

UNFINISHED BUSINESS

NEW BUSINESS

4. 2026-2027 DDA Budget Proposal

Motion made by Closs, seconded by Becker to recommend the proposed 2026-2027 DDA budget as amended with the corrected spreadsheet to the City Commission.

Voting Yea: Becker, Taylor, Bostwick, Closs, Grzybowski

MOTION CARRIED.

5. Draft of 2026 Farmers Market Vendor Policies

Motion made by Grzybowski, seconded by Becker to recommend the proposed 2026 Farmers Market Vendor Policies as presented to the City Commission for approval.

Voting Yea: Becker, Taylor, Bostwick, Closs, Grzybowski

MOTION CARRIED.

6. Grant Application Request | Community Foundation for Delta County

Motion made by Becker, seconded by Taylor to approve the DDA's grant application for the Community Foundation for Delta County's grant program for a permanent Christmas Tree.

Voting Yea: Becker, Taylor, Bostwick, Closs, Grzybowski

MOTION CARRIED.

7. Grant Application Request | T-Mobile Hometown Grant Program

Motion made by Closs, seconded by Grzybowski to approve the DDA's grant application for the T-Mobile Hometown Grant program for placemaking efforts at 701 Delta Ave for up to \$50,000.

Voting Yea: Becker, Taylor, Bostwick, Closs, Grzybowski

MOTION CARRIED.

8. MEDC's Michigan Main Street Program

West presented an overview of the Michigan Main Street Program, explaining both the benefits and commitment required in obtaining certification.

Motion made by Closs, seconded by Becker to table the pursuit of the Michigan Main Street Program indefinitely, with the option to revisit the matter in the future if desired.

Voting Yea: Becker, Taylor, Bostwick, Closs, Grzybowski

MOTION CARRIED.

8.5 Radio Results Network Advertising

Motion made by Bostwick, seconded by Closs to gather information on commercial pricing for our Farmers Market, Downtown Day, and Old-Fashioned Christmas.

Voting Yea: Becker, Taylor, Bostwick, Closs, Grzybowski

MOTION CARRIED.

CITY COMMENTS & REPORTS

9. Budget Work Sessions

West shared that the budget work sessions are scheduled for Tuesday, Wednesday, and Thursday of this week from 5:00–7:00 PM in the City Hall Chambers.

10. Leading Rural Michigan Update

West shared that she will be participating in the Leading Rural Michigan program in Gaylord on Monday, February 23 and Tuesday, February 24. The Leading Rural Michigan program is a 12-month leadership development experience designed to

strengthen engagement, collaboration, and leadership skills among emerging rural leaders across the state, offered through the Michigan Department of Labor and Economic Opportunity in partnership with Michigan State University Extension.

Item 5.

11. North Shore Development

West and Spreitzer reported that Hannahville 2% funding has been received and will be used to engineer plans for the North Shore infrastructure.

12. Update on Creating Projections to Apply for a Bank Loan Workshop

The workshop was well attended and included excellent discussion, with many participants from the surrounding area.

13. Zoning Administrator Certification

West shared that she will be attending the Zoning Administrator Certification Program through Michigan State University on Thursday, February 19 and Friday, February 20 in Mount Pleasant.

BOARD COMMENTS & REPORTS

Bostwick inquired about the status of the Phil & Lee's Grand View Estates Subdivision. Spreitzer provided an update on the procurement of infrastructure-related materials and the project timeline. West shared an update on the number of lots within the subdivision and discussed a potential opportunity to pursue Safe Routes to School funding.

ADJOURNMENT

Motion made by Becker, seconded by Grzybowski to adjourn at 9:36 AM ET.

Voting Yea: Becker, Taylor, Bostwick, Closs, Grzybowski

MEETING ADJOURNED.



GLADSTONE BOARD OF REVIEW ORGANIZATION MEETING

City Hall Chambers – 1100 Delta Avenue

March 03, 2026

1:00 PM

Item 6.

MINUTES

The Board of Review Organization Meeting was called to order at 1:00 PM

Clerk Berry called the roll:

PRESENT:

Howard Haulotte

Jason Lippens

Jody Pontius

No public comment received or public present to give comment.

No conflict of interests disclosed.

Motion by Jason Lippens; seconded by Jody Pontius to nominate Howard Haulotte as Chairperson. No further nominations were received.

Motion by Jody Pontius; seconded by Jason Lippens to appoint Howard Haulotte as Chairperson.

MOTION CARRIED

Motion by Jody Pontius; seconded by Howard Haulotte to nominate Jason Lippnes as Secretary. No further nominations were received.

Motion by Howard Haulotte; seconded by Jody Pontius to appoint Jason Lippens as Secretary.

MOTION CARRIED

City Assessor Janice Frizzell presented the 2026 Tax Roll to the Board of Review.

Motion by Jody Pontius; seconded by Jason Lippens to set a three (3) minute time limit for petitioners to present to the Board of Review.

MOTION CARRIED

There being no further business before the Board of Review; Chairperson Howard Haulotte adjourned the meeting at 1:29 PM.

A handwritten signature in blue ink that reads "Kimberly Berry".

Kimberly Berry, City Clerk



GLADSTONE BOARD OF REVIEW MEETING

Item 7.

City Hall Chambers – 1100 Delta Avenue
March 11, 2026
9:00 AM

MINUTES

Chairman Howard Haulotte called the meeting to order. Clerk Berry called the roll:

PRESENT:

Howard Haulotte
Jason Lippens
Jody Pontius (left 2:33 PM)

M2026-01

Parcel #052-088-001-50

1403 Michigan Avenue

Christopher & Chloe Carter

Motion by Jody Pontius; seconded by Jason Lippens to deny the petition as the assessment is in line with the classification.

MOTION CARRIED

M2026-02

Parcel #052-077-010-00

1222 Superior Avenue

Tamara Skinner

Motion by Jody Pontius; seconded by Jason Lippens to grant 100% Poverty Exemption for 2026.

MOTION CARRIED

M2026-03

Parcel #052-028-00

21 Wintergreen Circle

Michael & Jamie LaMarche

Motion by Jody Pontius; seconded by Jason Lippens to grant 100% Poverty Exemption for 2026.

MOTION CARRIED

M2026-04

Parcel #052-065-003-00

1107 Minnesota Avenue

Margaret Anderson

Motion by Jason Lippens; seconded by Jody Pontius to grant 100% Poverty Exemption for 2026.

MOTION CARRIED

M2026-05

Parcel #052-411-012-00

559 North 13th Street

Jerome Couillard

Motion by Jody Pontius; seconded by Jason Lippens to grant 100% Poverty Exemption for 2026.

MOTION CARRIED

M2026-06

Parcel #052-175-028-00

453 29th Street

Julie Kohnert

Motion by Jason Lippens; seconded by Jody Pontius to grant 100% Poverty Exemption for 2026.

MOTION CARRIED

M2026-07

Parcel #052-378-380-00

40 Tipperary

Lake Bluff Investment

Motion by Jody Pontius, seconded by Jason Lippens to deny as request as insufficient documentation was presented to warrant a change.

MOTION CARRIED

M2026-08

Parcel #052-378-081-00

38 Tipperary

Lake Bluff Investment

Motion by Jody Pontius; seconded by Jason Lippens to deny that insufficient documentation was presented to warrant a change.

MOTION CARRIED

M2026-09

Parcel #052-620-002-91

Vacant

Jeff Diebolt

Motion by Jason Lippens; seconded by Jody Pontius to deny as current assessed value less than purchase price.

MOTION CARRIED

M2026-010

Parcel #052-029-006-00

614 Superior Avenue

Jeff Diebolt

Motion by Jody Pontius; seconded by Howard Haulotte to deny as insufficient documentation was presented to warrant a change.

MOTION CARRIED

M2026-011

Parcel #052-084-007-00

1327 Dakota Avenue

Jeff Diebolt

Motion by Jody Pontius; seconded by Jason Lippens to deny that insufficient documentation was presented to warrant a change.

MOTION CARRIED

M2026-012

Parcel #052-273-019-00

605 N. 8th Street

Jeff Diebolt

Motion by Jody Pontius; seconded by Jason Lippens to deny that insufficient documentation was presented to warrant a change.

MOTION CARRIED

M2026-013

Parcel #052-621-018-00

404 N. 8th Street

CJ Holdings

Motion by Jody Pontius; seconded by Jason Lippens to deny that insufficient documentation was presented to warrant a change.

MOTION CARRIED

M2026-014

Parcel #052-043-003-00

805 Delta Avenue

Jeff Diebolt

Motion by Jody Pontius; seconded by Jason Lippens to deny that insufficient documentation was presented to warrant a change.

MOTION CARRIED

M2026-015

Parcel #052-581-006-00

48 Wintergreen Circle

Jeff Diebolt

Motion by Jody Pontius; seconded by Jason Lippens to deny that insufficient documentation was presented to warrant a change.

MOTION CARRIED

March 11, 2026

9:00 AM – 3:00 PM

M2026-017

Parcel #052-048-002-00

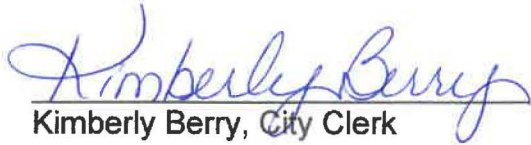
903 Delta Avenue

Boursaw Properties, LLC

Motion by Jason Lippens; seconded by Jody Pontius to deny as insufficient documentation was presented to warrant a change.

MOTION CARRIED

Chairman Howard Haulotte adjourned the meeting at 3:00 PM.


Kimberly Berry, City Clerk



GLADSTONE BOARD OF REVIEW MEETING

Item 8.

City Hall Chambers – 1100 Delta Avenue
March 12, 2026
3:00 PM

MINUTES

Secretary Jason Lippens called the meeting to order. Clerk Berry called the roll:

PRESENT:

Howard Haulotte (arrived 4:30 PM)
Jason Lippens
Jody Pontius

M2026-16

Parcel #052-621-099-00

10 North Bluff Drive

Justin & Johanna Butler

Motion by Jody Pontius; seconded by Jason Lippens to grant reducing assessed value from \$196,900 to \$176,067 upon review of the record card.

MOTION CARRIED

M2026-018

Parcel #052-628-003-23

2000 Lake Shore Drive Unit S

Wilma Vanderdonck

Motion by Jason Lippens; seconded by Jody Pontius to deny as insufficient documentation presented to warrant a change.

MOTION CARRIED

M2026-019

Parcel #052-628-003-25

2000 Lake Shore Drive Unit H

Wilma Vanderdonck

Motion by Jody Pontius; seconded by Jason Lippens to deny as insufficient documentation presented to warrant a change.

MOTION CARRIED

M2026-020

Parcel #052-008-004-00

415 Dakota Avenue

Tera Little

Motion by Jody Pontius; seconded by Jason Lippens to deny as values reflect uncapping.

MOTION CARRIED

M2026-021

Parcel #052-150-052-00
1501 Minneapolis Avenue
William Morrow

Motion by Jason Lippens; seconded by Jody Pontius to approve reducing the assessed value from \$132,200 to \$92,400 and the taxable value \$107,915 to \$72,389 due to square footage incorrect on record card.

MOTION CARRIED

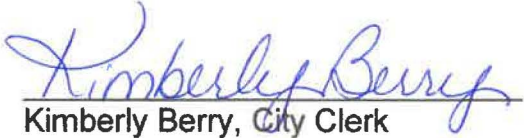
M2026-022

Parcel #052-353-023-00
720 4th Avenue NW
Marc Gillis

Motion by Jody Pontius; seconded by Jason Lippens to deny as insufficient documentation presented to warrant a change.

MOTION CARRIED

Chairman Howard Haulotte adjourned the meeting at 9:00 PM.



Kimberly Berry, City Clerk



GLADSTONE ZONING BOARD OF APPEALS REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue

March 23, 2026

5:00 PM

MINUTES

CALL TO ORDER

Joe Thompson called the meeting to order, and Clerk Berry called the roll:

PRESENT

Judy Akkala
Whitney Maloney
Brad Mantela
Joe Thompson

ABSENT – EXCUSED

Steve O'Driscoll

PUBLIC COMMENT - None

CONFLICTS OF INTEREST - None

NEW BUSINESS

Joe Thompson opened the hearing to the applicant Memorial United Methodist Church located at 1920 Lake Shore Drive to present their appeal. The applicant is not in attendance.

Joe Thompson offered the floor to Patricia West, City of Gladstone Community Development Director who presented the staff report.

Motion by Brad Mantela; to deny the variance request based on Section 2 30-52.

An amended motion by Brad Mantela to strike his previous motion and to deny the request as it failed to meet the criteria for variance from the code. Joe Thompson seconded this motion.

Brad Mantela	Yes
Steve O'Driscoll	Absent – Excused
Judy Akkala	Yes
Whitney Maloney	Yes
Joe Thompson	Yes

MOTION CARRIED

There being no further business before the Zoning Board of Appeal, Joe Thompson adjourned the meeting at 5:28 PM

Mayor Joe Thompson

City Clerk Kimberly Berry



GLADSTONE CITY COMMISSION REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue
March 23, 2026
6:00 PM

Item 10.

MINUTES

Mayor Thompson called the meeting to order, 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 Whitney Maloney

ABSENT - EXCUSED

Commissioner Steve O'Driscoll

Mayor Thompson opened the public hearing at 6:02 PM for the Public Act 33 Police & Fire Special Assessment for Fiscal Year 2026-2027 (note the staff report incorrectly states 2025-2026).

The following spoke:

Wilma Vanderdonk, 2000 Lake Shore Drive
Cathy Sjoquist, 15 Kenneally Blvd
Jackyln Burton, 1106 Minneapolis Avenue
Bob Westerlund, 417 Elm Street
Robert Pontius, 18 Weston Avenue

The following were letters submitted for the hearing:

3-14-26

ATTN: Kimberly Berry

WE PROTEST SPECIAL ASSESSMENT
Levy for Fiscal yr 2026-2027

Wayne A Robitaille
Rebecca M. Robitaille

1514 MICHIGAN AVE
GLADSTONE MI

meeting on MARCH 23RD 6pm
Poster 3/10/2026

Rec'd 3/18/2024
Kim Berry.

From: [Vicki Viau](#)
To: [Kim Berry](#)
Subject: Protest of Proposed Act 33
Date: Monday, March 23, 2026 2:15:44 PM

Date: March 23, 2026

To: Kimberly Berry, City Clerk
City of Gladstone
1100 Delta Avenue
Gladstone, MI 49837

RE: Protest of Proposed Act 33 Public Safety Special Assessment (4.5 Mills)

Property Owner: Vicki Viau (Co-Owner)

Address: 1107 Delta Avenue, Gladstone, MI 49837

Parcels:

[052-043-009-00](#)

[052-043-010-00](#)

[052-064-004-00](#)

[052-052-012-00](#)

Dear Ms. Berry and Members of the Gladstone City Commission,
I am writing as a property owner to formally protest the proposed Act 33 Public Safety Special Assessment.

I believe in supporting our police and fire services, but I also believe the city must first make the most of its current budget and prioritize essential services before asking taxpayers for additional mills. Decisions about spending and benefits should be carefully reviewed and aligned with what similar communities are doing.

I am also concerned that this assessment may be used to shift existing costs rather than address a true need, which makes it difficult for taxpayers to understand where their money is really going.

Transparency is important to me. I would like clear information on current police and fire funding, how those funds are being used, and exactly how this new revenue would be spent.

Finally, I do not believe a new property assessment of this size should move forward without giving the community a direct voice. For these reasons, I respectfully submit my protest.

Sincerely,

Vicki Viau

Get [Outlook for iOS](#)

Date: 03/21/2026

To: City of Gladstone
 Attn: Kim Berry
 City of Gladstone Commissioners
 Joe Thompson
 Brad Mantela
 Judy Akkala
 Whitney Maloney
 Steve O'Driscoll

Subject: Protest Special Assessment for Police and Fire Protection Costs and Expenses

Please use this letter as my official protest to the Special Assessment for Police and Fire Protection Costs and Expenses. Listed below are the 52 properties that you will be impacting with this special assessment:

052-035-001-00, 052-621-018-00, 052-616-017-00, 052-486-016-10, 052-620-002-91, 052-581-023-00, 052-050-004-50, 052-057-005-00, 052-084-007-00, 052-011-019-00, 052-072-013-00, 052-045-003-00, 052-047-016-00, 052-060-011-00, 052-090-020-00, 052-075-001-10, 052-068-001-00, 052-044-015-00, 052-044-008-00, 052-043-011-00, 052-043-013-00, 052-029-006-00, 052-031-014-00, 052-059-018-00, 052-061-004-00, 052-272-006-00, 052-273-019-00, 052-581-022-00, 052-581-019-00, 052-076-017-00, 052-009-011-00, 052-042-005-00, 052-036-003-00, 052-043-003-00, 052-067-012-00, 052-067-007-00, 052-581-020-00, 052-074-017-00, 052-014-002-00, 052-100-001-00, 052-060-007-00, 052-017-012-00, 052-017-009-00, 052-014-003-00, 052-017-020-00, 052-621-019-10, 052-020-002-00, 052-581-006-00, 052-581-005-00, 052-048-010-00, 052-581-003-00, 052-581-002-00

I want to be very clear that this is not a protest against the Police and the Fire Protection departments. We all know this is a shell game of money. The State of Michigan opened up an avenue for City's, like Gladstone, to exploit and you are doing just that. Some of you probably have convinced yourself it's the best and only way for the City to move forward especially with MERS, wages, materials, ect always in the background and since you have not been voted off the commission you feel obligated to fall on that sword. You are mistaken.

I am protesting for the following reasons:

- 1) These departments were previously funded without the need for this special assessment.
- 2) This is NOT the will of the majority of people in the City of Gladstone.
 - a. 1st time this passed 90% of the comments were a NO during the commission meeting.
 - b. 3 years later we have been worn down and our experience now shows that you, the commission, are really not concerned with the City residences voices.
 - c. The Special Assessment for roads is a great example of this.

- 3) Commission is unwilling to put this to City wide vote
 - a. IF you believe in the need for this so strongly then convince us and let us vote.
 - b. YOUR long standing on the commission is NOT the green light to these Special assessments.
 - i. Most of us are too busy working to pay for the costs of living in this City vs putting forth the appropriate effort to replace the commissioners that continue to vote these Special Assessments in.....
 - c. The commission is afraid to let the citizen's vote on this.
- 4) Some of my properties listed above have no structures on them – I do NOT need Police and Fire Protection.
- 5) This one is an OPINION: The City has failed to be properly communicate where the funds will be spent, NOT the funds that fund the Police and Fire protection. The funds that are now available because the City found a way to pay for Police and Fire protection – so the OPTION OF HAVING THOSE OTHER FUNDS NOW AVAILABLE. IF these monies were SO needed the City should be screaming on top of a mountain top ALL the good and necessary things that are being done with these monies. I shouldn't have to look hard to find where the money is going. I shouldn't have to wonder "what the plan is next year and the year after". What is the plan, what is the detailed list of all the places the money is going?

The notice that was sent out and the meeting that is being held is for ceremony purposes only. This Special Assessment has already passed. There will be some citizens that will be fighting the legality of multiyear use of this specific Special Assessment, and I wish them the very best. Knowing the conclusion, that this commission will pass this special assessment, **we as citizens must take up the torch and do what is required to put this type of Special Assessment on the voting ballot so that WE the citizens can vote for this special assessments like this.**

Thank you,



Jeff Diebolt
906-630-1414

3-23-2026

Item 10.

I Patrick Hess 1402 2nd Ave N.

Vote 'NO!' for Special Assessment

on 3/23/2026

052-621-062-00

Patrick Hess

Patrick Hess

1402 2nd Ave N.

Gladstone, MI 49837

Commissioners NO to raise taxes

My name is Dolores DeSisle
a life long resident of the city
My husband Dale passed away
in September, He was on federal
retirement, We did not get social
security, I got \$2,100 pension a
month & \$252.00 from my
social security, Every time
we turn around you are raising
something. We pay alot in
electric & water, I need to pay
my bills plus taxes for city
and ins house insurance, You just
raised the house evaluation now
you want money for police and
fire, Do we need a full police
force here? Do we need police
and sheriff's department here, My
living with my retirement,

RECEIVED
MAR 20 2020
BY: CAB

City Commissioners
Meeting March 23

March 20, 2026

City Commission:

I protest the special assessment
levy for police & fire protection
assessed costs & expenses by the
city commission of the city of
Gladstone. It should be voted on.

Mellisa Pischel

052-371-043-00

Pischel Mellissa

3 Pinewood Drive

Gladstone, MI 49837

RECEIVED
MAR 23 2026

BY:

Daniel and Harriet (Holly) Geurts
155 29th St. Lot 124
Gladstone, MI 49837
March 23, 2026

Kim Berry,
Gladstone City Clerk
1100 Delta Ave.
Gladstone, MI 49837

Ms. Berry,

We received your letter explaining the special assessment levy and property tax increase. We are sending this letter in protest to appeal the tax increase to fund fire protection costs and expenses. We feel any increase in mills should be put to the vote of the people.

Sincerely,
Daniel W. Geurts
Harriet (Holly) Geurts

Rec'd 3/23/20 KB

Jared Johnson

906-398-7896

411 LOUEDA ST

GLADSTONE, MI 49837

City of Gladstone

RE: 2026-2027 Special Assessment Levy For Police and Fire Protection

To Whom It May Concern,

I want to begin by expressing my genuine appreciation for the City of Gladstone and the staff who make it such a welcoming place to live. My family has proudly called Gladstone home for over ten years and has treasured community events like the Fourth of July Parade and Old Fashioned Christmas. It is a clean, peaceful city, and I am grateful for that.

I am writing to formally object to the proposed Special Assessment Levy. While I understand that municipal costs increase over time and I have accepted incremental tax adjustments without dispute, the cumulative burden has become difficult to absorb. In 2024, my property taxes increased by approximately \$500 - the largest single-year increase I have experienced here. This year brought an additional \$100 increase due to market adjustments. The proposed levy would add a further 10% on top of that.

I respectfully urge the City to consider alternatives before placing this burden on property owners. Specifically, I would encourage the City to explore revenue-generating opportunities - grants, partnerships, or other means of production - before turning to additional assessments. I would ask that, if passed, it be introduced as a staged, phased increase rather than a lump addition, giving residents time to plan accordingly.

Thank you for your time and consideration. I trust that the City will weigh the impact on residents carefully as this decision moves forward.

Sincerely,

Jared Johnson



Dear Gladstone, Michigan City Commission member:

I am writing to each of you to express my dis-pleasure w the "NOTICE OF HEARING ON DISTRIBUTION OF SPECIAL ASSESSMENT LEVY FOR POLICE AND FIRE PROTECTION ASSESSED COSTS AND EXPENSES BY THE CITY COMMISSION OF THE CITY OF GLADSTONE" recently mailed to our residence. It is incredible that considering the referendum on use of Special Assessments for projects traditionally funded in part by them, that the City would turn around and find a State Act to create a Special Assessment such as this. I think you all know me and I believe that I qualify as an expert on City of Gladstone finances. I know that it is very difficult to operate a city w/ full services due to very constrained revenues. I also know that it is very difficult to be a City Commissioner when the decision to reduce expenses very definitely affects people's lives. However, I CANNOT believe that the members of the City Commission REALLY BELIEVE they should be making the decision in this matter. I DO BELIEVE that each member of the City Commission knows that this is a decision of the citizen/taxpayers to decide. I am very aware of possible repercussions from this matter should the City Commission decide to again levy the millage by vote of the City Commission. I urge the City Commission to let the people decide this matter by Public Referendum. This letter is an official appeal filed to preserve my right to appeal any action of the Gladstone City Commission to the Michigan Tax Tribunal per instructions of the City Clerk Kimberly Berry.

Property address 1701 South Lake Shore Drive

Sincerely, Joseph and Colleen Maki

Dear Gladstone, Michigan City Commission member:

I am writing to each of you to express my dis-pleasure w the "NOTICE OF HEARING ON DISTRIBUTION OF SPECIAL ASSESSMENT LEVY FOR POLICE AND FIRE PROTECTION ASSESSED COSTS AND EXPENSES BY THE CITY COMMISSION OF THE CITY OF GLADSTONE" recently mailed to our residence. It is incredible that considering the referendum on use of Special Assessments for projects traditionally funded in part by them, that the City would turn around and find a State Act to create a Special Assessment such as this. I think you all know me and I believe that I qualify as an expert on City of Gladstone finances. I know that it is very difficult to operate a city w/ full services due to very constrained revenues. I also know that it is very difficult to be a City Commissioner when the decision to reduce expenses very definitely affects people's lives. However, I CANNOT believe that the members of the City Commission REALLY BELIEVE they should be making the decision in this matter. I DO BELIEVE that each member of the City Commission knows that this is a decision of the citizen/taxpayers to decide. I am very aware of possible repercussions from this matter should the City Commission decide to again levy the millage by vote of the City Commission. I urge the City Commission to let the people decide this matter by Public Referendum. This letter is an official appeal filed to preserve my right to appeal any action of the Gladstone City Commission to the Michigan Tax Tribunal per instructions of the City Clerk Kimberly Berry.

Property address 116 Cliffs Drive

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Property address 576 North 8th Street

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Property address 609 North 8th Street

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Property address 150 Cliffs Drive

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Property address 107 4th Avenue Northeast

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Property address 413 Minnesota Avenue

Sincerely, Joseph and Colleen Maki

March 20, 2026

Gary R. Micheau
120 Cliffs Avenue
Gladstone MI 49837

Dear Gladstone City Commissioners,

I am writing to formally express my opposition to the proposed special assessment levy for police and fire protection costs and expenses for Fiscal Year 2026-2027 in the amount of \$565,781.00, as outlined in the public notice (which includes an unexplained +\$27,376.00 > fiscal 2025/2026). While I fully support the essential services provided by our police and fire departments, I have concerns regarding the financial impact of this assessment on residents and businesses within the special assessment district.

First and foremost, the estimated total levy of 4.5 mills (2 mills on the Summer tax bill and 2.5 mills on the Winter tax bill) represents a significant increase in the tax burden for property owners. Given the current economic climate and the financial challenges that many residents and businesses are facing, this additional assessment may place undue hardship on property owners who are already struggling to manage rising costs.

Furthermore, it is unclear whether alternative funding sources have been fully explored to offset these costs without imposing an additional levy on taxpayers. Has the Commission considered reallocating existing budget resources, pursuing state or federal grants, or implementing cost-saving measures within the police and fire departments? Before approving this special assessment, I urge the City Commission to conduct a comprehensive review of potential funding alternatives – including cost sharing with neighboring communities - to ensure that all available options have been exhausted.

Additionally, the method of assessment and the fairness of the distribution should be examined closely. The impact of this levy may disproportionately affect certain property owners within the special assessment district, and a more equitable funding solution should be considered to distribute the financial responsibility fairly across the community.

I respectfully request that the City Commission reconsider the proposed special assessment levy and seek alternative solutions to fund police and fire services without imposing an additional financial burden on property owners. I also encourage the Commission to provide further transparency on the necessity of this assessment and allow for additional public input before a final decision is made.

Thank you for your time and consideration. I appreciate your dedication to serving the residents of Gladstone and urge you to make a decision that prioritizes financial responsibility and community well-being.

Sincerely,

Gary R. Micheau

March 20, 2026

Angie Micheau
408 S. 7th St
Gladstone MI 49837

Dear Gladstone City Commissioners,

I am writing to formally express my opposition to the proposed special assessment levy for police and fire protection costs and expenses for Fiscal Year 2026-2027 in the amount of \$565,781.00, as outlined in the public notice (which includes an unexplained +\$27,376.00 > fiscal 2025/2026). While I fully support the essential services provided by our police and fire departments, I have concerns regarding the financial impact of this assessment on residents and businesses within the special assessment district.

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Thank you for your time and consideration. I appreciate your dedication to serving the residents of Gladstone and urge you to make a decision that prioritizes financial responsibility and community well-being.

Sincerely,

A handwritten signature in black ink, appearing to read "Angie", followed by a long horizontal line extending to the right.

March 20, 2026

John Lewandowski
604 Minnesota Ave
Gladstone MI 49837

Dear Gladstone City Commissioners,

I am writing to formally express my opposition to the proposed special assessment levy for police and fire protection costs and expenses for Fiscal Year 2026-2027 in the amount of \$565,781.00, as outlined in the public notice (which includes an unexplained +\$27,376.00 > fiscal 2025/2026). While I fully support the essential services provided by our police and fire departments, I have concerns regarding the financial impact of this assessment on residents and businesses within the special assessment district.

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Thank you for your time and consideration. I appreciate your dedication to serving the residents of Gladstone and urge you to make a decision that prioritizes financial responsibility and community well-being.

Sincerely,



March 22, 2026

Subject: Formal Protest and Appearance – Special Assessment for Police and Fire (FY 2026–2027) Dear Ms. Berry,

Please accept this letter as my **formal written protest and official appearance** for the public hearing scheduled for **Monday, March 23, 2026**, regarding the proposed PA 33 Special Assessment for Police and Fire Protection.

Property Identification: * Owner Name: Justin M Butler Johanna L Butler

- **Property Address:** 10 North Bluff Drive Gladstone MI 49837
- **Parcel ID Number:** 052-621-099-00

I object to the proposed 4.5-mill assessment on the following grounds:

1. **Voter Mandate (2024 Charter Amendment):** In November 2024, Gladstone residents voted overwhelmingly to amend the City Charter to strip the City Commission of the power to levy and collect special assessments. I believe continuing to use PA 33 to levy a city-wide assessment directly contradicts the clear intent of the voters.
2. **Duplication of Services:** With the Michigan State Police present in the area, I question the fiscal necessity of a separate, assessment-funded city police structure and request a review of more efficient, consolidated funding models.
3. **Financial Burden:** A 4.5-mill assessment, in addition to standard property taxes, creates an undue hardship on residents during a period of high inflation.

I request that this protest be entered into the **official minutes** of the hearing. By submitting this written protest, I am preserving my right to appeal this assessment to the **Michigan Tax Tribunal** per MCL 211.741.

Please provide a time-stamped copy of this letter as a receipt of my filing.

Sincerely,

(Signature) 

Justin M Butler

Johanna L Butler

March 22, 2026

There being no further public comment on PA 33, Mayor Thompson closed the hearing at 6:10 PM. No further action required.

Mayor Thompson opened the public hearing for Fiscal Year 2026-2027 proposed budget at 6:11 PM.

The following individuals spoke:

Bailey Williams, 1405 Wisconsin Avenue

There being no further comments, Mayor Thompson closed the hearing 6:16 PM.

Motion made by Mayor Pro-Tem Mantela, Seconded by Commissioner Akkala to approve the Fiscal Year 2026-2027 balanced budget as presented.

MOTION CARRIED

No general public comment offered.

Motion made by Commissioner Akkala, Seconded by Mayor Thompson to approve the consent agenda as presented with noted spelling corrections in the City Commission March 9, 2026 minutes.

MOTION CARRIED

Mayor Thompson added to the agenda under New Business Item 13 Letter of Support for Delta County Parks.

Motion made by Mayor Thompson, Seconded by Mayor Pro-Tem Mantela to approve the budget amendments as presented:

25/26 BUDGET AMENDMENTS

MARCH, 2026

GENERAL FUND

Item 10.

EXPENSES		ORIGINAL	AMENDED	DIFFERENCE	NOTES
BUDGET AMOUNT					
BUDGET AMOUNT					
DIFFERENCE					
NOTES					
CITY COMMISSION					
101-101-880-001	4th of July	\$40,000	\$46,219	\$6,219	Offset by Dr. Mary Cretens
101-101-802-004	Citizen Public Law Matters	\$3,000	\$26,000	\$23,000	
		\$43,000	\$72,219	\$29,219	
CITY MANAGER					
101-172-705-000	Vacation Pay	\$4,000	\$23,500	\$19,500	Retiring City Manager vacation/sick payout
		\$4,000	\$23,500	\$19,500	
CITY CLERK					
101-215-757-000	Copies	\$915	\$2,000	\$1,085	
		\$915	\$2,000	\$1,085	
CITY TREASURER					
101-153-754-000	Postage	\$4,500	\$7,000	\$2,500	2nd mailing for winter taxes
101-253-717-000	Defined Benefit Pension Plan Exp	\$35,128	\$39,511	\$4,383	
101-253-757-000	Copies	\$2,500	\$3,500	\$5,300	
		\$42,128	\$50,011	\$12,183	
CITY HALL					
101-265-704-000	Wages Part-Time Employees	\$500	\$6,000	\$5,500	Upgrades to City Hall
101-265-709-000	FICA	\$84	\$400	\$316	
101-265-711-000	Medicare	\$20	\$100	\$80	
101-265-751-000	Materials & Supplies	\$8,000	\$12,000	\$4,000	Increase in annual software fees
101-265-756-000	Computer	\$17,500	\$21,500	\$4,000	
101-265-759-000	Building Maintenance	\$0	\$4,500	\$4,500	
101-265-800-000	Contracted Services	\$8,150	\$14,500	\$6,350	Waterworth annual software fees
		\$34,254	\$59,000	\$24,746	
CEMETERY					
101-268-970-000	Capital Outlay	\$25,000	\$0	-\$25,000	Didn't complete
		\$25,000	\$0	-\$25,000	
FIRE DEPARTMENT					
101-336-759-000	Building Maintenance	\$106,000	\$50,000	-\$56,000	Public Safety Roof replacement came in under budget
		\$106,000	\$50,000	-\$56,000	
FORESTERY					
101-429-702-101	DPW Benefits	\$0	\$5,000	\$5,000	
		\$0	\$5,000	\$5,000	
DPW ADMINISTRATION					
101-441-806-000	Natural Gas	\$7,500	\$11,390	\$3,890	
101-441-702-000	Wages Full-Time Employees	\$7,500	\$14,000	\$6,500	
		\$15,000	\$25,390	\$10,390	
ALLEY MAINTENANCE					
101-470-702-000	Wages-Full Time Employees	\$8,000	\$17,000	\$9,000	More alley maintenance since no road projects
101-470-702-101	DPW Benefits	\$7,500	\$15,000	\$7,500	
101-470-703-000	Salaries	\$1,500	\$4,500	\$3,000	
101-470-707-000	Temporary Employees	\$1,000	\$2,400	\$1,400	Solid Waste Funds
101-470-716-000	Defined Contribution Pension Plan	\$1,045	\$2,500	\$1,455	
101-470-760-000	Equipment Rentals	\$7,500	\$21,500	\$14,000	
		\$26,545	\$62,900	\$36,355	

EXPENSES

BUDGET AMOUNT BUDGET AMOUNT DIFFERENCE NOTES

Item 10.

MOTOR EQUIPMENT POOL

101-532-718-000	Health Insurance	\$22,281	\$24,965	\$2,684	
101-532-751-000	Parts	\$50,000	\$68,747	\$18,747	Offset by Equipment rental revenue
		<u>\$72,281</u>	<u>\$93,711</u>	<u>\$21,430</u>	

RECREATION ADMINISTRATION

101-752-758-000	Vehicle/Equipment Maintenance	\$500	\$13,521	\$13,021	
101-752-970-000	Capital Outlay	\$60,000	\$13,198	-\$46,802	Roof replacement moved to next fiscal year
		<u>\$60,500</u>	<u>\$26,719</u>	<u>-\$33,781</u>	

BEAUTIFICATION

101-753-702-000	Wages-Full Time Employees	\$0	\$2,045	\$2,045	\$10,000 covered by DDA
101-753-707-000	Temporary Employees	\$5,600	\$12,393	\$6,793	
101-753-709-000	FICA	\$500	\$890	\$390	
101-753-711-000	Medicare	\$125	\$208	\$83	
101-753-716-000	Defined Contribution Pension Plan Expense	\$25	\$225	\$200	
101-753-728-000	MSA Employer Expense	\$25	\$81	\$56	
101-753-751-000	Materials & Supplies	\$2,000	\$5,011	\$3,011	Offset by donation for Delta flowers
101-753-755-000	Gas & Oil	\$600	\$623	\$23	
		<u>\$8,875</u>	<u>\$21,476</u>	<u>\$12,601</u>	Farmers Mkt growth/increased watering

PARKS

101-754-702-000	Wages Full-time Employees	\$34,800	\$43,058	\$8,258	
101-754-702-101	DPW Benefits	\$1,500	\$2,999	\$1,499	
		<u>\$36,300</u>	<u>\$46,057</u>	<u>\$9,757</u>	

BEACH

101-755-970-000	Capital Outlay	\$15,400	\$0	-\$15,400	
		<u>\$15,400</u>	<u>\$0</u>	<u>-\$15,400</u>	

OTHER RECREATIONAL FACILITIES

101-756-759.013	Boardwalk	\$0	\$2,265	\$2,265	Covered by Dr Mary Cretens
101-756-759-015	Skate Park	\$1,500	\$3,464	\$1,964	
		<u>\$1,500</u>	<u>\$5,730</u>	<u>\$4,230</u>	

CAMPGROUND

101-759-800-000	Contracted Services	\$2,000	\$8,476	\$6,476	Offset by Revenue
		<u>\$2,000</u>	<u>\$8,476</u>	<u>\$6,476</u>	

SPORTS PARK

101-761-702-000	Wages Full-Time Employees	\$17,400	\$23,650	\$6,250	
101-761-707-000	Temporary Employees	\$36,000	\$53,720	\$17,720	First full season open in two years
101-761-713-000	Overtime	\$1,000	\$2,291	\$1,291	
101-761-751-000	Materials & Supplies	\$12,000	\$23,281	\$11,281	Snow gun repairs/Electrical repairs, replace water heater
		<u>\$66,400</u>	<u>\$102,942</u>	<u>\$36,542</u>	

INCREASE/DECREASE EXPENSES \$99,333

3/31/25 Audited Fund Balance	\$396,366
3/31/26 Projected Fund Balance	\$426,061
3/31/27 Requested Fund Balance	\$506,065

2026 Fund Balance Projection may change due to projections being a little different for the Sports Park and Motor Equipment Pool.

25/26 BUDGET AMENDMENTS
MARCH, 2026
LAND DEVELOPMENT FUND

Item 10.

REVENUES		ORIGINAL	AMENDED		
		BUDGET AMOUNT	BUDGET AMOUNT	DIFFERENCE	NOTES
103-000-665-000	INTEREST ON INVESTMENTS	\$0	\$600	\$600	No original budget set up
		\$0	\$600	\$600	
EXPENSES		ORIGINAL	AMENDED		
		BUDGET AMOUNT	BUDGET AMOUNT	DIFFERENCE	NOTES
ADMINISTRATIVE					
		\$0	\$0	\$0	
INCREASE/DECREASE REVENUE		\$600			
INCREASE/DECREASE EXPENSES		\$0			
NET TO FUND BALANCE		\$600			

25/26 BUDGET AMENDMENTS

MARCH, 2026

MAJOR STREET

Item 10.

EXPENSES		ORIGINAL BUDGET AMOUNT	AMENDED BUDGET AMOUNT	DIFFERENCE	NOTES
RECONSTRUCTION					
202-453-970.000	Capital Outlay	\$25,000	\$0	-\$25,000	Budgeted for twice
		\$25,000	\$0	-\$25,000	
SURFACE MAINTENANCE					
202-463-702.000	Wages Full Time Employees	\$20,000	\$8,000	-\$12,000	
202-463-702-101	DPW Benefits	\$18,000	\$9,000	-\$9,000	
202-463-707.000	Temporary Employees	\$2,500	\$98	-\$2,402	
202-463-716-000	Defined Contribution Pension Exp	\$2,640	\$1,500	-\$1,140	
202-463-717.000	Defined Benefit Pension Plan	\$15,000	\$6,617	-\$8,383	
202-463-751-000	Materials & Supplies	\$10,000	\$12,726	\$2,726	
202-463-760.000	Equipment Rentals	\$17,000	\$7,500	-\$9,500	
		\$85,140	\$45,441	-\$39,699	
STORM DRAINS					
202-464-702.000	Wages Full Time Employees	\$1,500	\$3,000	\$1,500	
		\$1,500	\$3,000	\$1,500	
TRAFFIC CONTROL					
202-474-995-731	Transfer to Retirement Fund	\$0	\$1,008	\$1,008	
		\$0	\$1,008	\$1,008	
WINTER MAINTENANCE					
202-478-702.000	Wages Full Time Employees	\$28,000	\$30,757	\$2,757	
202-478-702.101	DPW Benefits	\$0	\$38,150	\$38,150	
202-478-717.000	Defined Benefit Pension Plan	\$19,000	\$22,796	\$3,796	
202-478-751.000	Materials & Supplies	\$12,500	\$23,210	\$10,710	
202-478-760.000	Equipment Rentals	\$42,000	\$85,897	\$43,897	
202-478-995.731	Transfer to Retirement Fund	\$0	\$6,611	\$6,611	
		\$73,500	\$176,664	\$103,164	

EXPENSES**BUDGET AMOUNT BUDGET AMOUNT DIFFERENCE NOTES**

Item 10.

SWEEP/FLUSHING

202-522-702.000	Wages Full Time	\$4,500	\$3,902	-\$598	Dept moved to Solid Waste Fund
202-522-702.101	DPW Benefits	\$3,500	\$3,061	-\$439	
202-522-703.000	Salaries	\$700	\$0	-\$700	
202-522-709.000	FICA	\$353	\$229	-\$124	
202-522-711.000	Medicare	\$83	\$54	-\$29	
202-522-713.000	Overtime	\$500	\$0	-\$500	
202-522-716.000	Defined Contribution Pension Plan	\$627	\$430	-\$197	
202-522-717.000	Defined Benefit Pension Plan	\$4,000	\$3,046	-\$954	
202-522-728.000	MSA Employer Expense	\$250	\$158	-\$92	
202-522-760.000	Equipment Rentals	\$12,000	\$11,370	-\$630	
202-522-995.731	Pension Fund Contribution	\$0	\$884	\$884	
		\$0	\$884	-\$3,379	

ADMINISTRATIVE

202-537-804.000	Engineering & Architec Fees	\$25,000	\$0	-\$25,000	Budgeted & Expensed for in Re-Construction
		\$25,000	\$0	-\$25,000	

INCREASE/DECREASE EXPENSES \$15,351

3/31/25 Audited Fund Balance	\$516,795
3/31/26 Projected Fund Balance	\$637,282
3/31/27 Requested Fund Balance	\$484,411

2026 Fund Balance Projection may change due projections for winter maintneance being a little different.

25/26 BUDGET AMENDMENTS

MARCH, 2026

LOCAL STREET

Item 10.

EXPENSES		ORIGINAL	AMENDED	
		BUDGET AMOUNT	BUDGET AMOUNT	DIFFERENCE NOTES
RECONSTRUCTION				
203-453-702.000	Wages Full Time Employees	\$0	\$763	\$763
203-453-702.101	DPW Benefits	\$0	\$528	\$528
203-453-709.000	FICA	\$0	\$45	\$45
203-453-711.000	Medicare	\$0	\$11	\$11
203-453-716.000	Defined Contribution Pension Plan	\$0	\$84	\$84
203-453-728.000	MSA Employer Expense	\$0	\$32	\$32
203-453-717.000	Defined Benefit Pension Plan	\$0	\$1,534	\$1,534
203-453-995.731	Pension Fund Contributions	\$0	\$445	\$445
		\$0	\$3,442	\$3,442
SURFACE MAINTENANCE				
203-463-717.000	Defined Benefit Pension Plan	\$14,700	\$31,717	\$17,017
		\$14,700	\$31,717	\$17,017
STORM DRAINS				
203-464-702.000	Wages Full Time Employees	\$1,000	\$3,368	\$2,368
203-464-709-000	FICA	\$136	\$231	\$95
203-464-711-000	Medicare	\$32	\$54	\$22
		\$1,168	\$3,653	\$2,485
TRAFFIC CONTROL				
203-474-717.000	Defined Benefit Pension Plan	\$4,000	\$300	-\$3,700
		\$4,000	\$300	-\$3,700
WINTER MAINTENANCE				
202-478-702.000	Wages Full Time Employees	\$25,000	\$29,511	\$4,511
203-478-702.101	DPW Benefits	\$22,000	\$33,323	\$11,323
203-478-703.000	Salaries	\$3,500	\$4,120	\$620
203-478-751.000	Materials & Supplies	\$1,000	\$7,500	\$6,500
203-478-760.000	Equipment Rentals	\$30,000	\$101,333	\$71,333
		\$81,500	\$175,787	\$94,287

EXPENSES**BUDGET AMOUNT BUDGET AMOUNT DIFFERENCE NOTES****SWEEP/FLUSHING**

202-522-702.000	Wages Full Time Employees	\$8,500	\$5,306	-\$3,194	Dept moved to Solid Waste Fund
203-522-702.101	DPW Benefits	\$7,500	\$3,871	-\$3,629	
203-522-703.000	Salaries	\$500	\$226	-\$274	
203-522-709.000	FICA	\$558	\$325	-\$233	
203-522-711.000	Medicare	\$131	\$76	-\$55	
203-522-716.000	Defined Contribution Pension Plan	\$990	\$608	-\$382	
203-522-717.000	Defined Benefit Pension Plan	\$4,000	\$3,549	-\$451	
203-522-728.000	MSA Employer Expense	\$300	\$208	-\$92	
203-522-760.000	Equipment Rentals	\$17,500	\$15,000	-\$2,500	
203-522-995.731	Pension Fund Contribution	\$0	\$1,029	\$1,029	
		\$39,979	\$30,198	-\$9,781	

ADMINISTRATIVE

203-537-995.731	Pension Fund Contributions	\$15,747	\$152	-\$15,595	
203-537-717.000	Defined Benefit Pension Plan	\$9,000	\$523	-\$8,477	
		\$24,747	\$675	-\$24,072	

INCREASE/DECREASE EXPENSES \$79,678

3/31/25 Audited Fund Balance	\$398,875
3/31/26 Projected Fund Balance	\$415,931
3/31/27 Requested Fund Balance	\$350,344

2026 Fund Balance Projection may change due projections for winter maintneance being a little different.

Item 10.

25/26 BUDGET AMENDMENTS
MARCH, 2026
DEBT SERVICE FUND

Item 10.

EXPENSES		ORIGINAL	AMENDED	
		BUDGET AMOUNT	BUDGET AMOUNT	DIFFERENCE NOTES
ADMINISTRATIVE				
301-537-803-000	Audit Fees	\$600	\$800	\$200
		\$600	\$800	\$200
INCREASE/DECREASE EXPENSES		\$200		

**25/26 BUDGET AMENDMENTS
MARCH, 2026
SOLID WASTE**

Item 10.

EXPENSES		ORIGINAL	AMENDED		
		BUDGET AMOUNT	BUDGET AMOUNT	DIFFERENCE	NOTES
SWEEPING/FLUSHING					
540-522-702.000	Wages Full Time Employees	\$0	\$3,020	\$3,020	Sweeping/Flushing moved from Street Funds to Solid Waste Fund
540-522-702.101	DPW Benefits	\$0	\$2,422	\$2,422	
540-522-703.000	Salaries	\$0	\$226	\$226	
540-522-709.000	FICA	\$0	\$191	\$191	
540-522-711.000	Medicare	\$0	\$45	\$45	
540-522-716.000	Defined Contribution Pension Plan	\$0	\$357	\$357	
540-522-728.000	MSA Employer Expense	\$0	\$120	\$120	
540-522-760.000	Equipment Rentals	\$0	\$343	\$343	
540-522-991.009	Sweeper Loan to 582	\$0	\$22,600	\$22,600	
		\$0	\$29,325	\$29,325	
COMPOSTING					
540-523-702.000	Wages Full-Time Employees	\$6,500	\$7,525	\$1,025	More time spent at the compost site with no road projects
540-523-702.101	DPW Benefits	\$5,000	\$7,142	\$2,142	
540-523-703.000	Salaries	\$1,500	\$2,527	\$1,027	
540-523-709-000	FICA	\$496	\$595	\$99	
540-523-711-000	Medicare	\$116	\$140	\$24	
540-523-716-000	Defined Contribution Pension Exp	\$880	\$1,106	\$226	
540-523-760.000	Equipment Rentals	\$13,200	\$18,298	\$5,098	
		\$27,692	\$37,333	\$9,641	
GARBAGE COLLECTION					
540-528-760-000	Equipment Rentals	\$3,000	\$9,140	\$6,140	Tipping fees increased
540-528-763-000	Landfill Tipping Fees	\$75,000	\$86,667	\$11,667	
		\$78,000	\$95,807	\$17,807	
VEHICLE EXPENSE					
540-560-751.000	Materials & Supplies	\$14,000	\$40,000	\$26,000	Garbage Truck Transmission Replacement Sweeper Maintenance
		\$14,000	\$40,000	\$26,000	
	INCREASE/DECREASE EXPENSES	\$82,773			

3/31/25 Audited Fund Balance	\$628,226
3/31/26 Projected Fund Balance	\$658,272
3/31/27 Requested Fund Balance	\$713,493

**25/26 BUDGET AMENDMENTS
MARCH, 2026
MAPLERIDGE TWP**

REVENUES		ORIGINAL	AMENDED		
		BUDGET AMOUNT	BUDGET AMOUNT	DIFFERENCE	NOTES
706-000-614.07	RECONNECT CHARGES	\$0	\$170	\$170	No original budget was set up, contract was not renewed
706-000-616.001	WATER CHARGE	\$0	\$24,571	\$24,571	
706-000-616.003	MAPLERIDGE TWP REVENUE	\$0	\$6,601	\$6,601	
706-000-658.000	PENALTY INCOME	\$0	\$411	\$411	
		\$0	\$31,753	\$31,753	

EXPENSES		ORIGINAL	AMENDED		
		BUDGET AMOUNT	BUDGET AMOUNT	DIFFERENCE	NOTES
ADMINISTRATIVE					
706-537-702.000	WAGES-FULL TIME EMLOYEES	\$0	\$1,691	\$1,691	
706-537-709.000	FICA	\$0	\$102	\$102	
706-537-711.000	MEDICARE	\$0	\$24	\$24	
706-537-716.000	DEFINED CONTRIBUTION PENSION PLAN	\$0	\$186	\$186	
706-537-728.000	MSA EMPLOYER EXPENSE	\$0	\$55	\$55	
706-537-754.000	POSTAGE	\$0	\$487	\$487	
706-537-756.000	COMPUTER	\$0	\$337	\$337	
706-537-800.000	CONTRACTED SERVICES	\$0	\$441	\$441	
706-537-813.000	CREDIT CARD FEES	\$0	\$304	\$304	
706-537-999.000	PAYMENT TO MAPLERIDGE TWP	\$0	\$35,047	\$35,047	
		\$0	\$38,675	\$38,675	

MOTION CARRIED

Motion made by Commissioner Akkala, Seconded by Commissioner Maloney to establish committed General Fund balances in the amount of \$576,112.48 as follows:

Public Safety Car Reserve Fund: \$96,505.10

Public Safety Fire & Equipment Reserve Fund: \$410,842.94

Public Safety Equipment Reserve Fund \$44,000

DPW Reserve Fund: \$24,764.44

MOTION CARRIED

Motion made by Mayor Thompson, Seconded by Commissioner Akkala to approve the 2026 Annual Special Event List as presented in the packet.

MOTION CARRIED

Motion by Mayor Pro-Tem Mantela, Seconded by Commissioner Maloney to authorize the letter of support for Delta County Parks grant application to the Michigan Natural Resources Trust Fund as presented; and authorize Mayor Joe Thompson to sign.

MOTION CARRIED.

Manager Spreitzer reported the following:

Not much to report since last meeting. I would like to once again thank the DPW with their nearly around the clock performance of snow removal last week. Also, a thank you to the Water, Sewer and Electric Departments for keeping everything running during the storm. A good portion of my time since the last meeting has been spent with Patricia West preparing the request for Congressionally Directed Spending and we plan to review the request with Coleman Engineering this week before submittal.

Commissioner Maloney encouraged residents with questions to please reach out to Commissioners or city staff prior to the meetings or anytime to answer your questions.

Mayor Pro-Tem Mantela addressed a resident who attended the last meeting and also sent out a mailer to residents in the community. He reviewed the flyer as he does with all information sent to him from residents and wants to address several of the issues in the flyer. The audits of the City are available on the website for anyone to see, funds (including the pension obligations of each fund) are separated in the audit and are not cross-mingled. He addressed the accusation that PA 33 is being assessed illegally after the public voted no special assessments- this is false. PA 33 of 1951 is a State of Michigan Statute and not a city created special assessment. This state statute grants communities with a population of 15,500 or less the authority to levy special assessments for police and fire services following a proper public hearing process, which was just done again tonight. Gladstone's population qualifies the city under this act. A City Charter amendment does not and cannot override the authority granted by the state legislature. The city's use of Public Act 33 which generated approximately \$538,000 in the last audited fiscal year was lawfully and publicly notified and properly used.

The other term in the flyer that is loosely thrown around is criminal. I'm not entirely sure what that means but if it is criminal use of funds, our Auditors, Anderson Tackman and Company issued a clean unmodified opinion on our fiscal year 2025 financial statements and found no fraud, theft or criminal conduct. It says that right in the audit and that is available on the website. They did identify some things for improvement and the city is working on those, but those are basically reporting procedures and processes. There is nothing criminally found. These statements can be thrown around, mailed out but if you have questions as Commissioner Maloney said contact us, contact the City Manager, contact the Assessor about your taxes. That is why these people are here and that is why we are here and you don't have to wait till the meetings to ask for feedback, if there is something that comes up in an agenda packet and you want to know before the meeting - you get the packets the same day we do. The same day that they are posted to the website we get them emailed to us. So if you see something in the packet or have a question let us know ahead of the meeting we can point you in the direction where you can get the information.

Commissioner Maloney added that she did sit down with this individual for a very very long time because she wanted to understand where some of these numbers were coming from. The over a million dollars specific claim came from the Electric Fund budget review, the administrative line which was just over 1.2 million dollars. It looks like a lot when it is condensed into one budget line but it is broken out in reports where every single penny is accounted for and this is all public information. So if you really really want to know where every penny goes in the city, that information is out there. It's tons of numbers, but it is all there. So when she learned where that number came from it is absolutely all accounted for.

Commissioner Akkala thanked everyone for showing up. She would really appreciate in the future instead of these public hearings where you don't really feel your getting the information that perhaps you need, our work sessions are the ones where you get that kind of information. And so next year in advance to that if you would like to know when the work sessions are, that way you can come and actually hear line by line item what's there, what isn't there and how much money it's going to cost the citizens. And once again appreciate you coming, I know it takes time and you sometimes leave here feeling like why did I even show up? I really don't know anything more than I did when I came in the front door. So she'd like to see that somehow change, but we need you to come forward to be able to advance that information to you and make you feel more comfortable about living in this beautiful City of Gladstone. She closed by thanking all of our department heads and employees for the monumentous job they've been doing since all this wonderful snow has been coming. Love snow a little frustrated with the amount we have been getting but hanging in there. It takes a lot of participation of our employees and citizens to get those garbage cans cleaned out. Appreciate all of your efforts and all of our employees are much appreciated and how well run the city really is.

Mayor Thompson reiterated the support by the City staff and departments - the lights never flickered, the water kept working, the sewage kept flowing everything worked great, so a tribute to how well run the city really is. I encourage people to email me, you are not going to get fast food service out of me but I will always get back and if you call I will call you back. I am more than happy to answer questions like the rest of the Commission. I don't get a lot I get three emails a month at the most, so please contact me.

**Commission Comments have been summarized - see recording of meeting on the city website to listen to the full comments.

City Clerk Berry commented that the agendas, packets, minutes and recorded meetings are all on the website. The packets are published the same time the Commissioners receive it and all the past minutes are there as well. City Commissioners contact information is also available on the website under City Commission tab and business cards are available in the front lobby of city hall.

Item 10.

Mayor Thompson commented if you look at other communities website and look at ours, I am impressed with the amount of information that's really available in Gladstone because I have looked at others recently and ours is far superior to a lot of them I've seen. It is a tribute to how things are done in the city.

There being no further business before the Commission, Mayor Thompson adjourned the meeting at 6:49 PM.

Mayor Joe Thompson

City Clerk Kimberly Berry

CHECK REGISTER FOR CITY OF GLADSTONE

CHECK DATE 03/01/2026 - 03/31/2026

Item 11.

Check Date	Check	Vendor Name	Amount
Bank BAY			
03/01/2026	1897(E)	DEARBORN LIFE INSURANCE CO.	826.29
03/01/2026	1901(E)	JCB FINANCE	1,326.04
03/02/2026	1898(E)	WPPI ENERGY	236,032.38
03/02/2026	82872	JANICE ANN FRIZZELL	3,841.67
03/04/2026	82873	BAY DE NOC COMMUNITY COLLEGE	12,628.75
03/04/2026	82874	DELTA AREA TRANSIT AUTHORITY	4,395.09
03/04/2026	82875	DELTA COUNTY TREASURER	27,813.18
03/04/2026	82876	DELTA COUNTY TREASURER	4,614.79
03/04/2026	82877	DELTA-SCHOOLCRAFT I.S.D.	10,741.96
03/04/2026	82878	GLADSTONE AREA SCHOOLS	72,648.75
03/04/2026	82879	RENEE BARRON	20.96
03/05/2026	1902(E)	MICHIGAN DEPT OF TREASURY	9,480.21
03/05/2026	1903(E)	STATE OF MICHIGAN	15,167.91
03/06/2026	1899(E)	FICA, MEDICARE, FEDERAL	31,825.88
03/06/2026	1900(E)	NATIONWIDE RETIREMENT SOLUTIO	12.01
03/06/2026	1936(E)	DTE ENERGY	9,262.87
03/06/2026	82900	IBEW LOCAL 876	236.34
03/06/2026	82901	MATRIX TRUST COMPANY	2,185.00
03/06/2026	82902	MICHIGAN STATE DISBURSEMENT U	199.31
03/06/2026	82903	POLICE OFFICERS LABOR COUNCIL	212.00
03/09/2026	1920(E)	QUADIENT FINANCE USA, INC.	400.00
03/10/2026	82904	ESCANABA TOWNSHIP	400.00
03/11/2026	82905	CITY OF GLADSTONE	28.50
03/12/2026	82906	ADVANCE AUTO PARTS (CARQUEST)	1,227.65
03/12/2026	82907	AIRGAS USA, LLC	86.47
03/12/2026	82908	ARGENT INSTITUTIONAL TRUST CO	500.00
03/12/2026	82909	ASHLEY VIZINEAU	300.00
03/12/2026	82910	BERGER & KING INC	352.00
03/12/2026	82911	BINK'S COCA-COLA BOTTLING CO	1,302.65
03/12/2026	82912	C2AE	821.19
03/12/2026	82913	COLEMAN ENGINEERING COMPANY	784.25
03/12/2026	82914	DAILY PRESS	55.00
03/12/2026	82915	DELTA SOLID WASTE MGMT AUTHOR	6,357.86
03/12/2026	82916	GMSLA, INC.	23.93
03/12/2026	82917	GORDON FOOD SERVICE, INC.	1,169.99
03/12/2026	82918	GRAINGER	86.40
03/12/2026	82919	HACH COMPANY	84.59
03/12/2026	82920	HAWKINS, INC.	1,246.91
03/12/2026	82921	HYDROCORP LLC	874.00
03/12/2026	82922	INFOSEND	5,010.62
03/12/2026	82923	INTERSTATE POWER SYSTEMS, INC	13,400.96
03/12/2026	82924	JOHN FABICK TRACTOR COMPANY	85.52
03/12/2026	82925	KEYNECTA INC.	2,800.00
03/12/2026	82926	KIM BUCKMAN	300.00
03/12/2026	82927	LARA-MPSC	3,718.84
03/12/2026	82928	MAIN STREET PIZZA	1,575.00
03/12/2026	82929	MASONVILLE TOWNSHIP TREASURER	5,554.15
03/12/2026	82930	MCCOY CONSTRUCTION & FORESTRY	77.36
03/12/2026	82931	MEL'S LAWN, GARDEN & FEED	141.00
03/12/2026	82932	MENARDS - ESCANABA	274.38
03/12/2026	82933	MICHIGAN COMMUNITY ACTION	8,004.34
03/12/2026	82934	NORTHERN SERVICE BUREAU INC	111.14
03/12/2026	82935	NORTHGATE EQUIPMENT & SALES	111.38
03/12/2026	82936	POMP'S TIRE SERVICE, INC.	1,613.08
03/12/2026	82937	POWER LINE SUPPLY CO	187.57
03/12/2026	82938	POWER SYSTEM ENGINEERING	122.51
03/12/2026	82939	PRO ARC WELDING & FABRICATING	636.20
03/12/2026	82940	RESCO	2,771.16
03/12/2026	82941	RIT SERVICES LLC	592.83
03/12/2026	82942	RIVERSIDE FORD	111.68
03/12/2026	82943	STANDARD ELECTRIC COMPANY	249.06
03/12/2026	82944	STATE OF MICHIGAN	90.00
03/12/2026	82945	STROPICH OIL CO.	110.00
03/12/2026	82946	TRUCK COUNTRY OF WISCONSIN	1,390.26
03/12/2026	82947	TRUCK EQUIPMENT INC	377.26
03/12/2026	82948	U.S. BANK EQUIPMENT FINANCE	84.09
03/12/2026	82949	UP INTERNATIONAL TRUCKS, INC	123.56
03/12/2026	82950	USA BLUE BOOK	248.15
03/13/2026	82951	CITY OF GLADSTONE	304.00
03/13/2026	82952	KEN FLAGSTADT	270.28
03/18/2026	1927(E)	US BANK TRUST COMPANY, N.A.	178,038.78

CHECK REGISTER FOR CITY OF GLADSTONE

CHECK DATE 03/01/2026 - 03/31/2026

Item 11.

Check Date	Check	Vendor Name	Amount
Bank BAY			
03/19/2026	1923(E)	MICHIGAN CONFERENCE OF TEAMST	74,880.40
03/19/2026	1924(E)	AFLAC	883.16
03/19/2026	1928(E)	BAYBANK	9.00
03/19/2026	82978	PUBLIC HEALTH DELTA & MEN COU	262.00
03/19/2026	82979	SANDRA BRUNETTE	38.73
03/19/2026	82980	COLEMAN ENGINEERING COMPANY	18,401.75
03/20/2026	1921(E)	FICA, MEDICARE, FEDERAL	29,828.26
03/20/2026	1922(E)	NATIONWIDE RETIREMENT SOLUTIO	12.01
03/20/2026	1925(E)	MERS	119,506.00
03/20/2026	82972	IBEW LOCAL 876	433.36
03/20/2026	82973	IBEW LOCAL UNION 906	329.32
03/20/2026	82974	MATRIX TRUST COMPANY	2,185.00
03/20/2026	82975	MICHIGAN STATE DISBURSEMENT U	199.31
03/20/2026	82976	POLICE OFFICERS LABOR COUNCIL	212.00
03/20/2026	82977	TEAMSTERS LOCAL #406	1,120.00
03/22/2026	1939(E)	CARDMEMBER SERVICE	19,261.50
03/23/2026	1926(E)	DTE ENERGY	889.96
03/24/2026	82981	CITY OF GLADSTONE	22.96
03/26/2026	1930(E)	WEX BANK	8,868.08
03/27/2026	82982	ASHLEY AND MARVIN CHERETTE	36.88
03/27/2026	82983	BEVERLY COLE	75.53
03/27/2026	82984	C2AE	9,471.37
03/27/2026	82985	CHATFIELD MACHINE	37.71
03/27/2026	82986	CITY OF GLADSTONE	25,817.14
03/27/2026	82987	COLEMAN ENGINEERING COMPANY	7,943.50
03/27/2026	82988	CORE & MAIN LP	877.84
03/27/2026	82989	CUMMINGS, MCCLOREY, DAVIS, &	700.00
03/27/2026	82990	DAN CARLSON	111.01
03/27/2026	82991	FASTENAL COMPANY	23.33
03/27/2026	82992	GALLS, LLC	136.99
03/27/2026	82993	GLADSTONE EYE CARE	230.00
03/27/2026	82994	GMSLA, INC.	23.93
03/27/2026	82995	HAWKINS, INC.	5,446.93
03/27/2026	82996	INSIGHT FS	273.00
03/27/2026	82997	JEFF DIEBOLT	47.54
03/27/2026	82998	JOINT APPRENTICESHIP & TRAINI	6,500.00
03/27/2026	82999	KAREN MALMSTEAD	426.82
03/27/2026	83000	MARY MARTINSON	60.20
03/27/2026	83001	MCCOY CONSTRUCTION & FORESTRY	28.00
03/27/2026	83002	NANCY BERRY	279.68
03/27/2026	83003	NORTHERN MACHINING & REPAIR,	887.20
03/27/2026	83004	OSF MEDICAL GROUP-OCCUPATIONA	375.00
03/27/2026	83005	PARAGON LABORATORIES, INC.	950.00
03/27/2026	83006	PAYMENTUS CORPORATION	3,068.45
03/27/2026	83007	REMY BATTERY CO. INC.	138.00
03/27/2026	83008	RESCO	193.75
03/27/2026	83009	SHERWIN INDUSTRIES, INC.	4,920.00
03/27/2026	83010	SOLID ROCK PENTECOSTAL CHURCH	378.54
03/27/2026	83011	TRUCK EQUIPMENT INC	908.57
03/29/2026	1929(E)	U.S. BANK EQUIPMENT FINANCE	223.05
03/30/2026	1933(E)	WPPI ENERGY	250,440.62
03/31/2026	83025	ADAM HAEUSLER	550.00
BAY TOTALS:			
Total of 123 Checks:			1,286,981.32
Less 0 Void Checks:			0.00
Total of 123 Disbursements:			1,286,981.32

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE

For Check Dates 03/01/2026 to 03/31/2026

Item 11.

Fund	Item	Amount
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Totals For Fund: 101

Gross Payment:	148,824.46
Net Payment:	104,659.92
Total Payroll:	176,245.84

-- Deductions --

AFLAC_AFTER	241.36
AFLAC_PRE	249.82
CRCL_TST	3,240.18
DC LOAN REPAY	1,877.39
DC LOAN REPAY2	189.21
DEFINED_COMP_4%	934.00
DEFINED_COMP_3	2,805.89
FITW	11,124.46
FOC	182.34
FOP	424.00
HEALTHINSCONT	4,555.87
MEDICARE_EE	2,055.45
MERS 457 ROTH	12.50
MERS 457 ROTH %	262.79
MERS457	382.33
MERS457%	511.55
MSAEEFAMILY	309.57
PSUPRPHONE	10.07
PUBSAFPHONE	14.87
SITW_MI	5,443.00
SOCSEC_EE	8,788.62
SUPSUNIONDUES	215.08
TEAMSTERS	310.17
USCM2284	24.02

Total Deductions:	44,164.54
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-- Expenses --

DEFINED_COMP_11	12,856.68
MEDICARE_ER	2,055.45
MSA ER EX SUPER	400.00
MSA ER EXPENSE	3,307.13
SOCSEC_ER	8,788.62
SUI	13.50

Total Expenses:	27,421.38
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Totals For Fund: 202

Gross Payment:	14,355.26
Net Payment:	10,000.70
Total Payroll:	17,257.76

-- Deductions --

AFLAC_AFTER	1.75
AFLAC_PRE	8.83
CRCL_TST	10.51
DC LOAN REPAY	59.76
DC LOAN REPAY2	112.74
DEFINED_COMP_3	406.45
FITW	1,325.83
FOC	108.66
HEALTHINSCONT	529.45
MEDICARE_EE	188.50
MERS 457 ROTH	16.03
MERS457	36.71
MERS457%	60.81
MSAEEFAMILY	10.51
SITW_MI	513.58
SOCSEC_EE	805.97
SUPSUNIONDUES	10.66
TEAMSTERS	147.81

Total Deductions:	4,354.56
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-- Expenses --

DEFINED_COMP_11	1,490.32
MEDICARE_ER	188.50

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE

For Check Dates 03/01/2026 to 03/31/2026

Item 11.

Fund	Item	Amount
	MSA ER EXPENSE	417.71
	SOCSEC_ER	805.97
	Total Expenses:	2,902.50
Totals For Fund: 203		
	Gross Payment:	12,480.23
	Net Payment:	8,497.49
	Total Payroll:	15,182.86
	-- Deductions --	
	AFLAC_AFTER	1.75
	AFLAC_PRE	8.75
	CRCL_TST	12.43
	DC LOAN REPAY	59.19
	DC LOAN REPAY2	111.65
	DEFINED_COMP_3	372.52
	FITW	1,114.73
	FOC	107.62
	HEALTHINSCONT	510.67
	MEDICARE_EE	172.32
	MERS 457 ROTH	27.82
	MERS457	34.66
	MERS457%	102.88
	MSAEEFAMILY	12.43
	SITW_MI	463.44
	SOCSEC_EE	736.95
	SUPSUNIONDUES	5.06
	TEAMSTERS	127.87
	Total Deductions:	3,982.74
	-- Expenses --	
	DEFINED_COMP_11	1,366.00
	MEDICARE_ER	172.32
	MSA ER EXPENSE	427.36
	SOCSEC_ER	736.95
	Total Expenses:	2,702.63
Totals For Fund: 248		
	Gross Payment:	1,829.61
	Net Payment:	1,472.12
	Total Payroll:	2,111.75
	-- Deductions --	
	DEFINED_COMP_3	30.29
	FITW	30.17
	HEALTHINSCONT	39.61
	MEDICARE_EE	25.70
	MERS 457 ROTH %	30.29
	MSAEEFAMILY	17.49
	SITW_MI	67.29
	SOCSEC_EE	109.89
	SUPSUNIONDUES	6.76
	Total Deductions:	357.49
	-- Expenses --	
	DEFINED_COMP_11	111.05
	MEDICARE_ER	25.70
	MSA ER EXPENSE	35.00
	SOCSEC_ER	109.89
	SUI	0.50
	Total Expenses:	282.14
Totals For Fund: 540		
	Gross Payment:	4,874.30
	Net Payment:	3,120.33
	Total Payroll:	5,957.42
	-- Deductions --	
	AFLAC_AFTER	4.23
	AFLAC_PRE	4.89
	CRCL_TST	6.88
	DEFINED_COMP_3	145.18

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE

For Check Dates 03/01/2026 to 03/31/2026

Item 11.

Fund	Item	Amount
	FITW	394.87
	HEALTHINSCONT	220.51
	MEDICARE_EE	67.26
	MERS 457 ROTH	343.65
	MERS457	29.73
	MSAEEFAMILY	9.93
	SITW_MI	174.99
	SOCSEC_EE	287.60
	SUPSUNIONDUES	1.86
	TEAMSTERS	62.39
	Total Deductions:	1,753.97
	-- Expenses --	
	DEFINED_COMP_11	532.29
	MEDICARE_ER	67.26
	MSA ER EXPENSE	195.97
	SOCSEC_ER	287.60
	Total Expenses:	1,083.12
Totals For Fund: 582		
	Gross Payment:	43,309.92
	Net Payment:	27,945.53
	Total Payroll:	52,419.27
	-- Deductions --	
	AFLAC_AFTER	51.46
	AFLAC_PRE	227.50
	DEFINED_COMP_3	1,261.36
	ELECPHONE	29.74
	FITW	4,050.84
	HEALTHINSCONT	904.24
	IBEW876FLAT	199.40
	IBEW876UNION%	469.04
	MEDICARE_EE	603.63
	MERS457	1,152.66
	MERS457%	1,749.09
	MSAEEFAMILY	399.69
	SITW_MI	1,602.49
	SOCSEC_EE	2,581.05
	SUPSUNIONDUES	47.70
	TEAMSTERS	34.50
	Total Deductions:	15,364.39
	-- Expenses --	
	DEFINED_COMP_11	4,624.98
	MEDICARE_ER	603.63
	MSA ER EX SUPER	400.00
	MSA ER EXPENSE	899.69
	SOCSEC_ER	2,581.05
	Total Expenses:	9,109.35
Totals For Fund: 590		
	Gross Payment:	26,495.83
	Net Payment:	17,574.59
	Total Payroll:	32,004.34
	-- Deductions --	
	AFLAC_AFTER	19.00
	AFLAC_PRE	22.41
	CRCL_TST	1,082.82
	DEFINED_COMP_3	790.13
	FITW	2,429.23
	HEALTHINSCONT	937.29
	IBEW876FLAT	0.30
	IBEW876UNION%	0.33
	MEDICARE_EE	367.49
	MERS 457 ROTH	7.97
	MERS457	213.80
	MERS457%	71.97
	MSAEEFAMILY	190.95
	SITW_MI	933.52
	SOCSEC_EE	1,571.36

JOURNAL TOTALS BY FUND REPORT FOR CITY OF GLADSTONE

For Check Dates 03/01/2026 to 03/31/2026

Item 11.

Fund	Item	Amount
	SUPSUNIONDUES	42.20
	TEAMSTERS	240.47
	Total Deductions:	8,921.24
	-- Expenses --	
	DEFINED_COMP_11	2,897.08
	MEDICARE_ER	367.49
	MSA ER EXPENSE	672.58
	SOCSEC_ER	1,571.36
	Total Expenses:	5,508.51
Totals For Fund: 591		
	Gross Payment:	19,839.30
	Net Payment:	13,498.01
	Total Payroll:	24,039.12
	-- Deductions --	
	AFLAC_AFTER	18.99
	AFLAC_PRE	22.42
	CRCL_TST	17.18
	DEFINED_COMP_3	579.17
	FITW	1,597.25
	HEALTHINSCONT	679.16
	IBEW876FLAT	0.30
	IBEW876UNION%	0.33
	MEDICARE_EE	271.35
	MERS 457 ROTH	142.03
	MERS457	140.11
	MERS457%	777.62
	MSAEEFAMILY	49.43
	SITW_MI	688.92
	SOCSEC_EE	1,160.24
	TEAMSTERS	196.79
	Total Deductions:	6,341.29
	-- Expenses --	
	DEFINED_COMP_11	2,123.67
	MEDICARE_ER	271.35
	MSA ER EXPENSE	644.56
	SOCSEC_ER	1,160.24
	Total Expenses:	4,199.82



Board:	City Commission
Agenda	04/13/2026
Date:	
Department:	City Manager
Presenter:	

Staff Report

Agenda Item Title:

2027 4th of July Fireworks Proposal

Background:

In March of 2026 Jim McNeil, owner of Delta Force Security and Private Investigation, a Gladstone business contacted the city regarding our **2027** 4th of July fireworks display. Mr. McNeil is proposing working with city staff in planning, preparing and executing the 2027 Gladstone 4th of July fireworks display. Mr. McNeil is experienced with setting up fireworks displays, holds the appropriate license for running displays and owns much of the equipment necessary for launching fireworks. Mr. McNeil also purchases his fireworks from Spielbauer fireworks, the same company the city has purchased from for several years. Mr. McNeil has already reached out to Spielbauer to explain how he would like to work with the city. Mr. McNeil will be here this evening to explain what his ideas are for the 2027 display and how he could assist the city in pursuing a memorable 4th of July fireworks display.

Fiscal Effect:

Money would be budgeted in the fiscal year 2027-28 budget. Money for fireworks is usually paid for from the Mary Cretens fund at about \$10,000.

Supporting Documentation:

Please see attached Gladstone Fireworks Proposal from Delta Force and Spielbauer, also receipts from 2025 fireworks display.

Recommendation:

Make motion to authorize Mr. McNeil of Delta Force Security & PI to work with the City of Gladstone Parks & Rec. department for the 2027 4th of July Fireworks Display.



Gladstone Fireworks Proposal

This is an exciting and generous proposal for the City of Gladstone. To move this forward effectively, you will likely need to present a formal "Special Event Proposal" to the Gladstone City Commission or the Parks & Recreation Department.

Based on the details you provided, here are the key areas you should address in your formal pitch or meeting with city officials:

1. The Financial Breakdown

The City will need to see exactly how the \$15,000 budget is allocated, especially since you are seeking donations.

- **The Quote:** Clarify that while the product value is significantly higher, your 30% discount and \$0 labor cost brings the \$15,000 ask closer to a \$22,000+ value show.
- **Insurance:** Mention that Spielbauer Fireworks Co., Inc. is providing the liability insurance. The City will likely require a "Certificate of Insurance" (COI) naming the City of Gladstone as an "Additionally Insured" party.
- **Donations:** You should specify whether you are asking the City to fund the \$15,000 from its budget, or whether you are seeking their blessing to solicit donations from local businesses under the City's banner.

2. Technical Capabilities & Safety

Gladstone will be very interested in the "Synchronized" aspect and the safety of the firing site (likely Van Cleve Park).

- **The Cobra System:** Emphasize the remote electronic detonation. Highlight that this allows for a larger "safety zone" because no personnel are hand-lighting shells near the mortars.
- **Licensing:** While you mentioned the ATF license for Delta (the detection dog), the City will need to confirm the **Lead Pyrotechnician's** credentials and any Michigan-specific firework display permits required by the Bureau of Fire Services.
- **Music Sync:** Since you are working with Radio Results Network, mention if the music will be broadcast over FM radio so people in their cars can hear the synchronization, in addition to the PA system.

3. Logistics and Site Plan

The City will eventually require a site map. Start thinking about:

- **Fallout Zone:** Where the shells will be launched to ensure debris doesn't land on spectators or private property.
- **Crowd Control:** How Public Safety (Gladstone PD/Fire) will be involved in blocking off the launch area.
- **The "K9 Delta" Factor:** Having an explosives-detection dog on site is a unique security asset. You should frame this as an extra layer of public safety that other shows don't have.

4. Next Steps to Take Now

1. **Contact the City Manager:** Reach out to the Gladstone City Manager's office to ask to be placed on the agenda for a City Commission meeting.
2. **Parks & Recreation:** Meet with the Parks & Rec Director, who typically oversees events at Van Cleve Park.
3. **Refine the Quote:** Ensure the attached quote from Spielbauer is updated to reflect the \$15,000 tier and clearly shows the 30% discount.

2026 Application for Fireworks Other Than Consumer or Low Impact

FOR USE BY LEGISLATIVE BODY
OF CITY, VILLAGE OR TOWNSHIP
BOARD ONLY
DATE PERMIT(S) EXPIRE:

Item 12.

Authority: 2011 PA 256		The LEGISLATIVE BODY OF CITY, VILLAGE OR TOWNSHIP BOARD will not discriminate against any individual or group because of race, sex, religion, age, national origin, color, marital status, disability, or political beliefs. If you need assistance with reading, writing, hearing, etc., under the Americans with Disabilities Act, you may make your needs known to this Legislative Body of City, Village or Township Board.	
TYPE OF PERMIT(S) (Select all applicable boxes)			
☐ Agricultural or Wildlife Fireworks		☐ Articles Pyrotechnic	
☐ Public Display		☒ Display Fireworks	
☐ Special Effects Manufactured for Outdoor Pest Control or Agricultural Purposes		☐ Private Display	
NAME OF APPLICANT JAMES D. MCNEIL		ADDRESS OF APPLICANT 4 TIPPERARY RD.	
NAME OF PERSON OR RESIDENT AGENT REPRESENTING CORPORATION, LLC, DBA OR OTHER DELTA FORCE PI		ADDRESS PERSON OR RESIDENT AGENT REPRESENTING CORPORATION, LLC, DBA OR OTHER 4 TIPPERARY RD. GLADSTONE	
IF A NON-RESIDENT APPLICANT (LIST NAME OF MICHIGAN ATTORNEY OR MICHIGAN RESIDENT AGENT)		ADDRESS (MICHIGAN ATTORNEY OR MICHIGAN RESIDENT AGENT)	
NAME OF PYROTECHNIC OPERATOR JIM MCNEIL		ADDRESS OF PYROTECHNIC OPERATOR 4 TIPPERARY RD.	
NO. YEARS EXPERIENCE 5		NO. DISPLAYS 12	
NAME OF ASSISTANT		ADDRESS OF ASSISTANT	
NAME OF OTHER ASSISTANT		ADDRESS OF OTHER ASSISTANT	
EXACT LOCATION OF PROPOSED DISPLAY S. BEACH AREA OF GLADSTONE			
DATE OF PROPOSED DISPLAY 09-04-2027		TIME OF PROPOSED DISPLAY NIGHT	
MANNER AND PLACE OF STORAGE, SUBJECT TO APPROVAL OF LOCAL FIRE AUTHORITIES, IN ACCORDANCE WITH NFPA 1123, 1124 & 1126 AND OTHER STATE OR FEDERAL REGULATIONS. PROVIDE PROOF OF PROPER LICENSING OR PERMITTING BY STATE OR FEDERAL GOVERNMENT DELTA FORCE			
AMOUNT OF BOND OR INSURANCE (TO BE SET BY LOCAL GOVERNMENT)		NAME OF BONDING CORPORATION OR INSURANCE COMPANY SPIELBAUER FIREWORKS	
ADDRESS OF BONDING CORPORATION OR INSURANCE COMPANY 1976 LANE RD. GREEN BAY WISC.			
NUMBER OF FIREWORKS		KIND OF FIREWORKS TO BE DISPLAYED (Please provide additional pages as needed)	
		REF TO QUOTE ATTACHED	
SIGNATURE OF APPLICANT James D. McNeil		DATE	

**SPIELBAUER FIREWORKS CO., INC.**

DISTRIBUTORS & EXHIBITORS

WISCONSIN'S OLDEST EXHIBITION FIREWORKS CO.

Established in 1952

Office:
1976 Lane Road
Green Bay, WI 54311

Phone 1-920-336-0446
Fax 1-920-336-1214

Factory & Warehouses:
Bellevue

To: Delta Force PI, LLC
Attn: Jim Mcneil
4 Tipperary Road
Gladstone, MI 49837

Proposal # 26GI9054
Order Date 7/4/2026
Date 2/19/2026
Terms PROPOSAL ONLY

1% Per Month Interest Charged On Accounts Over 30 Days Old

Proposal**\$10,000.00 Fireworks Display for February 18, 2026 (Wed.)****Opening**

- | | | |
|---|----------|----------|
| 2 — 150 Shot Happy Stars Box (45 sec.) - Lidu | \$290.00 | \$580.00 |
| Repeating barrage box that creates gold crackling bursts overhead. | | |
| 2 — 2.5 inch 36 Shot Twinkling Kamuro w/ Tail Box (28 sec.) - Sunny | \$290.00 | \$580.00 |
| To canopy Happy Star Boxes. | | |

Additional Special Break Shells

- | | | |
|---|---------|------------|
| 72 — 3 inch Assorted Import Special Break Shells - Crown Pyro | \$18.40 | \$1,324.80 |
| 10 — 3 inch Import Titanium Salute w/ Glitter Tail - Sunny | \$13.00 | \$130.00 |
| 10 — 3 inch Assorted Premium CYLINDER SHELLS - Crown Pyro | \$32.30 | \$323.00 |
| 8 — 3 inch Flash Salute (cylindrical) - Sunny | \$15.60 | \$124.80 |
| Total: 100 — 3 inch Special Break Shells | | |
| 36 — 4 inch Assorted Import Strobing & Vibrant Color Shell - Icon | \$29.30 | \$1,054.80 |
| 36 — 4 inch Assorted Import Special Break Shells - Crown Pyro | \$32.05 | \$1,153.80 |
| 36 — 4 inch Assorted Import Chrysanthemum & Peony Shell w/ Rising Tail - Lidu | \$32.05 | \$1,153.80 |
| 4 — 4 inch Assorted Premium CYLINDER SHELLS - Crown Pyro | \$58.75 | \$235.00 |
| Total: 112 — 4 inch Special Break Shells | | |
| 4 — 6 inch Assorted Import Special Break Shell w/ Rising Tail - Sunny | \$79.40 | \$317.60 |
| Total: 4 — 6 inch Special Break Shells | | |

Midlevel Display

- | | | |
|--|----------|----------|
| 2 — 210 Shot Fan Red & Blue To Silver Crossette Box (13 sec.) - Lidu | \$190.00 | \$380.00 |
| Fires a stream of red and blue stars that weave in and out. Stars then break into silver streaks 100 ft. overhead. | | |

IMPORTANT

This merchandise sold and shipped on the representation of the buyer that the same will be used strictly in accordance with laws of the state of destination.

This merchandise is sold upon the condition that the seller shall not be liable in any civil action for any accident or injury occasioned during the transportation, handling, storage, sale or use of the merchandise.

**SPIELBAUER FIREWORKS CO., INC.****DISTRIBUTORS & EXHIBITORS****WISCONSIN'S OLDEST EXHIBITION FIREWORKS CO.****Established in 1952**

Office:
1976 Lane Road
Green Bay, WI 54311

Phone 1-920-336-0446
Fax 1-920-336-1214

Factory & Warehouses:
Bellevue

To: Delta Force PI, LLC
Attn: Jim Mcneil
4 Tipperary Road
Gladstone, MI 49837

Proposal # 26GI9054
Order Date 7/4/2026
Date 2/19/2026
Terms PROPOSAL ONLY

1% Per Month Interest Charged On Accounts Over 30 Days Old

2 — 300 Shot Assorted Stars w/ Whistling Crackling Box (40 sec.) - Lidu	\$220.00	\$440.00
Fills the sky with colored stars, screeching whistles, and multiple crackling breaks.		
2 — 180 Shot Fan Two Stage Whistle & Assorted Chrysanthemum Box (40 sec.) - Lidu	\$230.00	\$460.00
2 — 2.5 inch 36 Shot Dahlia Tail Box (28 sec.) - Sunny	\$290.00	\$580.00
2 — 2.5 inch 36 Shot Assorted Ring Box (40 sec.) - Lidu	\$290.00	\$580.00
Creates perfect variegated color rings in the sky above.		
2 — 3 inch 25 Shot Red, White & Blue Crossette w/ Silver Tail Box (25 sec.) - Sunny	\$370.00	\$740.00
Fires twenty-five red, white, and blue shells in the sky overhead. Twenty-five shell special boxed finale. Self contained box includes mortars.		
2 — 3 inch 25 Shot Silver Crackling Palm w/ Silver Tail Box (25 sec.) - Sunny	\$370.00	\$740.00
2 — 3 inch 25 Shot Gold Flitter w/ Red, White, and Blue Pistil and Silver Tail Box (25 sec.) - Sunny	\$370.00	\$740.00
2 — 2.5 Inch 36 Shot Titanium Chrys. and Timed Rain w/Crackling and White Strobe and Dragon Eggs Shell Cake W/Tail (30 Sec.) - Crown	\$400.00	\$800.00
Grand Finale		
2 — 2 inch 50 Shot Multi Color Peony Finale w/Silver Tail Box (40 sec.) - Lidu	\$235.00	\$470.00
2 — 2.5 inch 36 Shot New Color Finale Box (40 sec.) - Lidu	\$290.00	\$580.00
Creates a dazzling array of color and glitter in the night sky. Thirty-six shell special boxed finale. Self contained box includes mortars.		
2 — 3 inch 25 Shot Color & Glitter (Rainbow) Finale Box (25 sec.) - Icon	\$370.00	\$740.00
Creates a dazzling array of color and glitter in the night sky. Twenty-five shell special boxed finale. Self contained box includes mortars.		

IMPORTANT

This merchandise sold and shipped on the representation of the buyer that the same will be used strictly in accordance with laws of the state of destination.

This merchandise is sold upon the condition that the seller shall not be liable in any civil action for any accident or injury occasioned during the transportation, handling, storage, sale or use of the merchandise.

**SPIELBAUER FIREWORKS CO., INC.****DISTRIBUTORS & EXHIBITORS****WISCONSIN'S OLDEST EXHIBITION FIREWORKS CO.****Established in 1952**

Office:
1976 Lane Road
Green Bay, WI 54311

Phone 1-920-336-0446
Fax 1-920-336-1214

Factory & Warehouses:
Bellevue

To: Delta Force PI, LLC
Attn: Jim Mcneil
4 Tipperary Road
Gladstone, MI 49837

Proposal # 26GI9054
Order Date 7/4/2026
Date 2/19/2026
Terms PROPOSAL ONLY

1% Per Month Interest Charged On Accounts Over 30 Days Old

2 — 2.5 inch 36 Shot Titanium Salute w/ Silver Tail Box (25 sec.) - Sunny	\$290.00	\$580.00
Fires thirty-six earth shaking reports with rising tails in the sky overhead. Thirty-six shell special boxed finale. Self contained box includes mortars.		
2 — 50 Shot Colorful Tail To Dragon Eggs Cake (6 sec.) - Crown Pyro	\$145.50	\$291.00
2 — 3 inch 10 Shot Import Color & Glitter Finale - Bulk - Lidu	\$123.95	\$247.90
Creates a dazzling array of color and glitter in the night sky. Ten shell special finale - reloads only.		
2 — 3 inch 10 Shot Peonys w/ Red, White & Blue Tails Finale - Bulk - Lidu	\$123.95	\$247.90
Firing Equipment		
216 — E-Match (15') - MJG	\$3.30	\$712.80
E-match for shells		
36 — E-Match (25') - MJG	\$5.30	\$190.80
E-match for cakes and chains		
Fireworks Subtotal		\$16,498.00
Less Discount		-\$7,019.33
Discounted Price		\$9,478.67
Delivery		\$0.00
Fireworks to be delivered by Spielbauer Fireworks Co., Inc.		\$0.00

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Proposal # 26GI9054
Order Date 7/4/2026
Date 2/19/2026
Terms PROPOSAL ONLY

1% Per Month Interest Charged On Accounts Over 30 Days Old

Your Price	\$9,478.67
Sales Tax	\$521.33
Total	\$10,000.00

Display Date: 2/18/2026

Rain Date: Unknown

RE: MUNICIPAL DISPLAY

Contact: Jim McNeil at (906) 399-4383 Work 906-420-8305

Federal Type 33 License is on file. Expires on April 1st, 2026.

Local permit to be mailed in.

In 2026 Jim had:
1-72M Cobra Module
1-36M Cobra Module

In 2026 SFC Suggests Adding:
3 - 36M Cobra Modules (for shells)
2 - 18M Cobra Modules (for cakes)

CC: Info@deltaforcepi.com

Thank you for your order.

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Proposal # 26GI9054
Order Date 7/4/2026
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~Proposal void after March 31st, 2026~

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SPIELBAUER FIREWORKS CO., INC.

DISTRIBUTORS & EXHIBITORS
WISCONSIN'S OLDEST EXHIBITION FIREWORKS CO.
Established in 1952

Item 12.

Office:
1976 Lane Road
Green Bay, WI 54311

Phone 1-920-336-0446
Fax 1-920-336-1214

Factory & Warehouses:
Bellevue

To: City of Gladstone
Attn: Robert Brown
1100 Delta Ave.
Gladstone, MI 49837

Conf. # 25GI8729
Order Date 5/28/2025
Date 5/28/2025
Terms Balance Due By 7/4/2025

1% Per Month Interest Charged On Accounts Over 30 Days Old

Confirmation

\$3,000.00 Fireworks Display for July 4, 2025 (Fri.)

Additional Special Break Shells

36 — 4 inch Assorted Import Strobing & Vibrant Color Shell - Icon	\$24.40	\$878.40
Total: 36 — 4 inch Special Break Shells		
2 — 5 inch Smiley Face Pattern Shell - Lidu	\$42.45	\$84.90
2 — 5 inch Heart Pattern Shell - Lidu	\$42.45	\$84.90
18 — 5 inch Assorted Import Special Break Shells - Crown Pyro	\$42.45	\$764.10
Total: 22 — 5 inch Special Break Shells		
9 — 6 inch Assorted Import Special Break Shells - Crown Pyro	\$70.60	\$635.40
Total: 9 — 6 inch Special Break Shells		

Grand Finale

6 — 3 inch 10 Shot Mixed Assorted Chrysanthemum Finale - Bulk - Lidu	\$103.30	\$619.80
2 — 3 inch 10 Shot Import Titanium Report w/ Rising Silver Tail Finale - Bulk -	\$112.40	\$224.80

Sunny

Each chain fires ten earth shaking reports with rising tails in the sky overhead. Ten shell special finale - reloads only.

Fireworks Subtotal	\$3,292.30
Less Discount	-\$1,042.30
Discounted Price	\$2,250.00

Insurance Coverage	\$450.00	\$450.00
\$5 million insurance coverage for public liability and property damage.		

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Green Bay, WI 54311

Phone 1-920-336-0446
Fax 1-920-336-1214

Factory & Warehouses:
Bellevue

To: City of Gladstone
Attn: Robert Brown
1100 Delta Ave.
Gladstone, MI 49837

Inv. # 25GI8555
Date 8/26/2025
Terms Balance Was Due By
7/4/2025

1% Per Month Interest Charged On Accounts Over 30 Days Old

Statement of Account

1 - \$9000.00 Aerial & Ground Fireworks Display for 7/4/2025 - as per confirmation dated 3/31/2025	\$9,000.00
--	------------

Total Due: \$9,000.00

Thank you for your order.

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Attn: Robert Brown
1100 Delta Ave.
Gladstone, MI 49837

Conf. # 25GI8729
Order Date 5/28/2025
Date 5/28/2025
Terms Balance Due By 7/4/2025

1% Per Month Interest Charged On Accounts Over 30 Days Old

RE: ADDITION TO ORDER

Jim Dagastino to be operator 2025: 1-715-923-0489

Note: As per 5/28/2025 Gladstone has:
150 three-inch tubes
120 four-inch tubes
100 five-inch tubes
64 six-inch tubes

Use straight up and down items. Lighthouse on peninsula and boat traffic won't allow for angels.

Contact Robert Brown at 906-280-6176

Insurance Certificate number 074 has been issued.

Local permit to be mailed in (was applied for on 4/2/2025).

CC: RBrown@gladstoneMI.gov
CC: DagostinoEnt@yahoo.com

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Board: City Commission

Agenda Date: April 13, 2026

Department: Recreation

Presenter: Wendy Taavola, Director

Staff Report

Agenda Item Title:

Delta County Non-Motorized Trails – Hannahville 2% Grant Submittal

Background:

The Delta County Non-Motorized Trails group has applied for a Hannahville 2% Grant, under the direction of the Parks and Recreation Department, for the Community Bike Path Project at the Gladstone Sports Park. This project was approved at a previous commission meeting. The grant deadline was March 31, 2026.

Fiscal Effect:

None

Supporting Documentation:

Hannahville 2% Grant Application

Recommendation:

The department recommends approval of the grant application for the Community Bike Path Project; there are no other submittals from the city during this round of applications.

Application: Gladstone Community Bike Park

Wendy Taavola - wtaavola@gladstonemi.gov
HANNAHVILLE INDIAN COMMUNITY 2% GRANT DISTRIBUTION

Application Form

Completed - Mar 27 2026

Please complete all sections of the application. If you do not have a response, please indicate N/A in the box to prevent an error message for an incomplete response. For fields related to the budget, please put a '0' in any box that you will not be putting in a value or it will indicate an error.

DO NOT PRESS SUBMIT UNTIL THE AUTHORIZING OFFICIAL HAS SIGNED THE APPLICATION! *If you submit before this task is complete, then the application will be locked and they will not be able to provide their electronic signature.*

2% Grant Application Form

Due March 31 and September 30 each year.

I. General Information

a. Date

Mar 27 2026

Grant Request - Include only those costs directly related to the proposed project. (Do Not use commas when entering amounts in b and c)

b. Amount of Grant Request:	10000
c. Other Funding for Project:	390000

Total Project Budget (All Sources): 400000.00

d. Name of Eligible Local Unit of Government Submitting the Application:

City of Gladstone

Address:	1100 Delta Ave
City:	Gladstone
State:	Michigan
Zip:	49837
County:	Delta
Township:	Gladstone

e. Please indicate if you are the Authorizing Official or if you will need to invite the Authorizing Official of an Eligible Local Unit of Government into your application so they can appropriately sign the application?

I am the authorizing official

e. Authorizing Official Details

Name:	Wendy Taavola
Title:	City Clerk
Phone Number:	906-420-4745
Email Address:	wtavola@gladstonemi.gov

Please provide your signature as the Authorizing Official:



f. Project Details

Item 13.

Project Name:

Gladstone Community Bike Park

Start Date:

May 1 2026

End Date:

Oct 27 2027

Is the entity implementing the project different from the Eligible Local Unit of Government?

Yes

g. Name of Entity Implementing the Project if not the eligible Local Unit of Government:

Delta County Nonmotorized Trails

Address:

PO Box 35

City:

Escanaba

State:

Michigan

Zip:

49837

Township:

Escanaba

h. Contact Person for questions related to the Application or Project Implementation:

Item 13.

Contact Person Name:	Rick Elrod
Phone Number:	906-399-1946
Email Address:	secretary@dcntrails.com

II. Narrative Summary

a. Briefly explain why your agency is requesting this grant and what impact or outcomes you hope to achieve. Describe how you will spend the funds if the grant is made. Provide detail and important points about your project. (Limit 150 words)

Delta County Nonmotorized Trails is requesting funding to support the development of the Gladstone Community Bike Park at Gladstone Sports Park. This project will create approximately three miles of multi-use trail for biking and hiking, along with skills features and a pump track designed to be accessible for youth, families, and riders of all abilities.

The goal of this project is to expand access to safe, outdoor recreation that promotes physical activity, supports mental well-being, and provides a positive space for youth and families. Funding from this grant will be used for early project development, including trail construction, site preparation, and materials needed to begin building the trail system.

This investment will help move the project forward, demonstrate community support, and position the project for larger funding opportunities, creating a lasting recreational asset for the region.

b. Who will benefit or what is the service area of the project (i.e. township residents, students, etc.)? (Limit 25 words)

Residents of Gladstone and Delta County, including youth, families, and outdoor enthusiasts, with additional benefit to visitors from across the central Upper Peninsula.

c. Please describe the Authorizing Agency's relationship with the Implementing Agency (if applicable) (Limit 25 words)

The City of Gladstone is the authorizing agency and supporting implementation by Delta County Nonmotorized Trails on city-owned land.

a. Please provide a detailed budget breakdown using the following budget categories:

INCLUDE ONLY THE 2% BUDGET REQUEST IN THIS SECTION (All fields in both columns must be filled in; use '0' or 'n/a' in boxes with no response.)

	2% Grant Amount (this column total should equal the amount of grant requested on page 1, item b)	Calculation/ Description
1. Salary	0	0
2. Fringe	0	0
3. Travel	0	0
4. Supplies	0	0
5. Contractual	0	0
6. Training	0	0
7. Equipment	0	0
8. Construction	10000	Trail construction costs
9. Other	0	0
Total	10000.0	

b. List priority items as proposed in the budget above in the event that we are unable to meet your full request.

	Amount	Description
1		Any contributions would be appreciated and help to kickoff local match funds needed for MNRTF grant next year.
2		
3		
4		

c. Are there any other funding sources contributing to the cost of the project?

Item 13.

Yes

If yes, please list the agency and provide the amounts and type of funds they are contributing. (Include your organization in this list if you will be contributing funds towards the project.)

	Name of Agency	Amount	Cash or In-Kind	Committed or Pending
1	Delta County Nonmotorized Trails	50000	In-Kind	Committed
2	Delta County Nonmotorized Trails	2000	Cash	Pending
3	MNRTF	300000	Cash	Pending
4	Other Businesses & Grants	48000	Cash	Pending
Total		400000.0		

Invite Authorizing Official to Application for Signature

Incomplete

If you selected that you are the authorizing official within the application form, you will not need to complete this task, as you have already provided your signature.

If you selected within the application form that you are not the authorizing official, please select 'Get a Recommendation' below to request a signature from your authorizing official. Once they have completed their signature, you will be notified through email that it is done (you will receive two emails, the first indicating they have accepted your request and the second that they have completed the signature). After receiving the second email, please log back into your account to **mark this signature task as complete**. This will be the second task that you mark as complete; the first was the application form.

Please note that the application is not considered complete until it is signed by an acceptable authorizing official, whether that be yourself or an authorizing official of a sponsoring agency. Although this task is marked optional, the authorizing official signature is required within the application form itself, or within this task, should you not be the authorizing official yourself.

Recommenders

Upload Attachments (3 pages max.)

Completed - Mar 27 2026

a. Attachments may include a cover letter, a letter of support, an organizational chart, cost estimates, etc. These are not required and should be limited to only those items that will assist with further clarification of the grant request. (3 pages maximum)

[Gladstone Sports Park Bike Park Proposal One Pager](#)

Item 13.

Filename: Gladstone Sports Park Bike Park Proposal One Pager.pdf **Size:** 1.7 MB

[Bike Park Letters of Support](#)

Filename: Bike Park Letters of Support.pdf **Size:** 267.7 kB

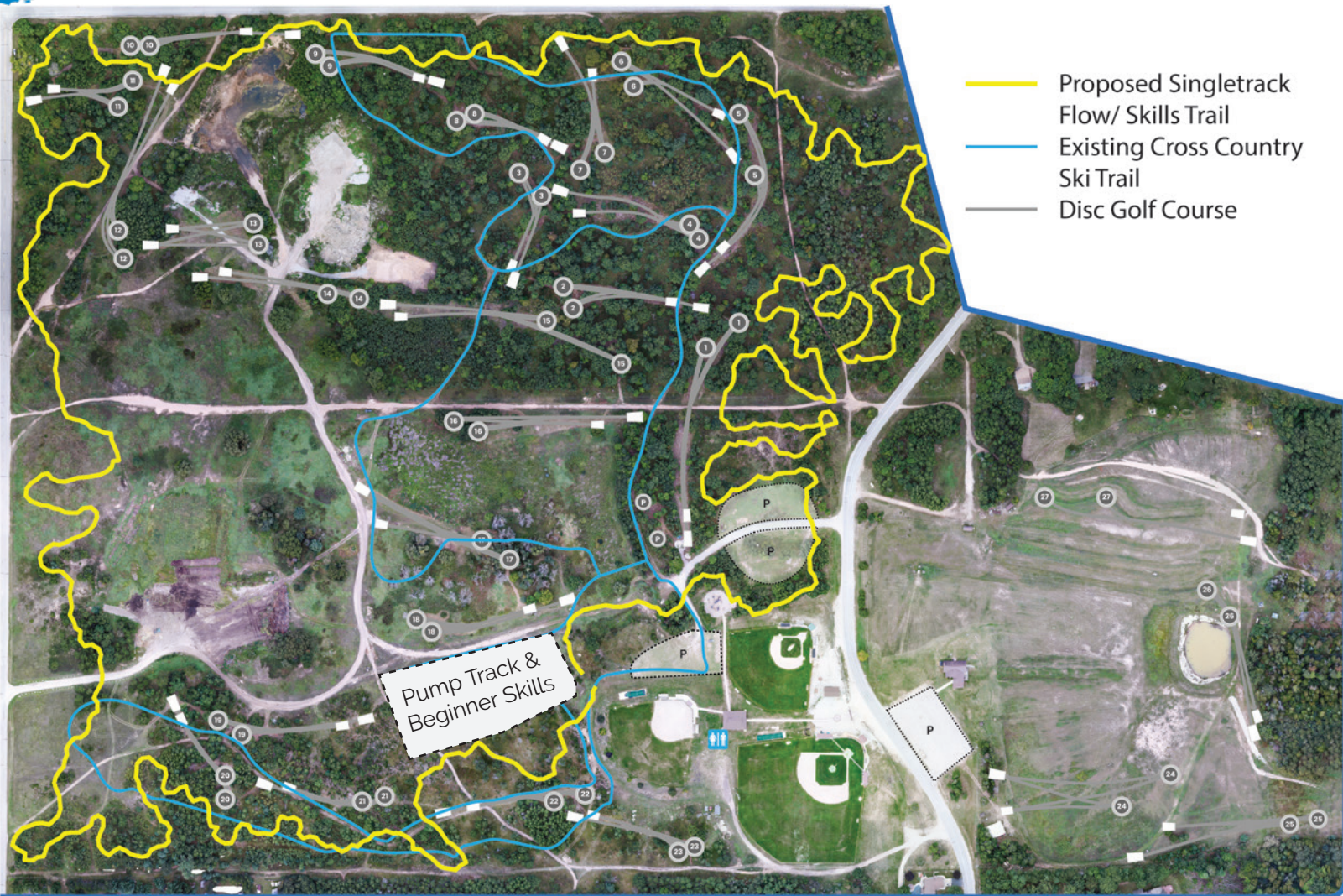
[Gladstone Sports Park Bike Trails Estimate](#)

Filename: Gladstone Sports Park Bike Trails Estimate.pdf **Size:** 790.7 kB

Proposal for the Gladstone Community Bike Park

Item 13.

A Healthy, Accessible, and Sustainable Recreation Project



Project Vision

We propose the creation of a community bike park on city-owned recreation land in Gladstone. This park will feature a 3-mile flowing singletrack loop designed for both biking and hiking around the property's perimeter, integrated with skills features and a beginner-to-intermediate pump track. The design prioritizes accessibility, progression, and fun, making it suitable for kids, families, and riders of all abilities.

Why Gladstone Needs a Bike Park

- Provides youth and families with a safe outdoor space that promotes physical activity, supports mental well-being, and encourages healthy lifestyles.
- Positions Gladstone as a recreation destination in Michigan's Upper Peninsula.
- Attracts visitors who will stay in local hotels, dine in restaurants, and shop locally.
- Complements existing recreation opportunities with spring-fall biking options.

Key Features

- 3-mile singletrack loop with natural flow, berms, and optional technical lines.
- Skills features (balance beams, rock gardens, small drops) for progression and fun.
- Pump track and skills area for beginner and intermediate riders.
- Built with sustainable, low-maintenance construction.

Funding The Project

Delta County Nonmotorized Trails plans to apply for a \$300,000 Michigan Natural Resources Trust Fund (MNRTF) grant to support development of the trail system and skills features. As part of the application, we are seeking local matching funds and community support to help demonstrate strong regional backing for the project.

Community & Economic Benefits

- A safe, designated space for biking reduces conflicts on city streets.
- Enhances resident quality of life while attracting regional visitors.
- Opens the door to events, youth programs, and clinics.
- Builds community pride and engagement through volunteerism and partnerships.
- Encourages active outdoor recreation that supports long-term community health.

Next Steps

With your support, we can move this project forward and create a lasting outdoor recreation resource that promotes health, activity, and community connection in Gladstone.



March 5, 2026

To Whom it May Concern,

On behalf of InvestUP, along with its Board of Directors, which represent eleven industry sectors across Michigan's Upper Peninsula (U.P.) and do business in each of the 15 U.P. counties and across the state and nation, I would like to express our support for the proposed Gladstone Community Bike Park project at Gladstone Sports Park.

Across the Upper Peninsula, investments that enhance outdoor recreation opportunities contribute meaningfully to the overall competitiveness and attractiveness of our communities. Projects that expand access to trails and outdoor spaces help strengthen the quality of life that is increasingly important for attracting and retaining residents, workforce, and businesses in the region. This is particularly important as the U.P. population, at large, is declining and aging – and research and data confirm how natural resource amenities, exactly like that proposed here, are difference-makers to attract and retain population, especially working-class talent.

That is why we are excited to support this proposal – these improvements at Gladstone Sports Park would represent an investment in community infrastructure that supports healthy, active lifestyles while building on the natural and recreational assets that make the Upper Peninsula a unique place to live, work and of course, play. Initiatives like this help communities continue to grow by creating spaces that serve residents today while positioning the region well for the future.

InvestUP supports efforts that strengthen the long-term vitality of communities across the Upper Peninsula and appreciates the work being done to advance this project.

Of course, if you have any questions or concerns regarding InvestUP's outlook and its support of this project, please call on me any time at 906-280-7800.

Sincerely,

Marty Fittante,
CEO, InvestUP



March 4, 2026

To Whom It May Concern,

Visit Escanaba is the Destination Marketing Organization (DMO) for Delta County, Michigan, and is pleased to express support for the proposed Gladstone Community Bike Park planned for Gladstone Sports Park.

Projects that expand outdoor recreation opportunities play an important role in how visitors experience Delta County and the surrounding region. The addition of a bike park featuring multi-use singletrack trails and skills features would complement the area's existing recreation assets and create another reason for outdoor enthusiasts to visit and explore the community.

Facilities like this not only provide new opportunities for local residents, but also help strengthen the region's reputation as a destination for outdoor recreation. Investments in trails and recreation infrastructure contribute to the visitor economy by encouraging travelers to stay longer, return more often, and experience more of what Delta County has to offer.

We appreciate the work being done to advance this project and believe the Gladstone Community Bike Park would be a valuable addition to the recreational opportunities available in Delta County.

Sincerely,

A handwritten signature in black ink, appearing to read "R. Micheau".

Robert Micheau
CEO
Visit Escanaba



March 12, 2026

To Whom It May Concern,

On behalf of the Delta County Economic Development Alliance, I am pleased to offer our support for the proposed Gladstone Community Bike Park project at Gladstone Sports Park.

The project would develop approximately three miles of purpose-built, multi-use single-track trail designed for both hiking and biking, along with skills features that provide opportunities for riders of varying ages and abilities. This investment would expand outdoor recreation opportunities while enhancing an already valuable community asset.

Outdoor recreation plays an important role in the quality of life and economic vitality of Delta County. Projects like the Gladstone Community Bike Park help strengthen our community by encouraging healthy activity, attracting visitors, and supporting the continued growth of our region as a place where people want to live, work, and spend time outdoors.

The Delta County Economic Development Alliance supports the efforts of Delta County Nonmotorized Trails and the City of Gladstone to advance this project and believes it will become a meaningful recreational resource for residents and visitors alike.

Sincerely,

A handwritten signature in blue ink that reads "Ed Legault".

Ed Legault
Executive Director
Delta County Economic Development Alliance



March 27, 2026

To Whom It May Concern,

The Delta County Chamber of Commerce is pleased to support the community bike park being planned at Gladstone Sports Park.

Community amenities that encourage people to spend time outdoors are an important part of what makes our area an attractive place to live and work. Continued investment in spaces like Gladstone Sports Park helps strengthen the overall quality of life in our region and provides opportunities for residents and families to stay active and connected to the community.

Efforts that expand recreation opportunities also contribute to the long-term strength of our communities. As Delta County continues to grow and evolve, projects like the Gladstone Community Bike Park help build on the positive momentum we see across the region.

The Chamber supports initiatives that enhance community assets and looks forward to seeing this project continue to move forward.

Sincerely,

A handwritten signature in black ink that reads 'Vickie Micheau'.

Vickie Micheau
Executive Director
Delta County Chamber of Commerce

FLOWTRACK

MOUNTAIN BIKE TRAILS, LLC

Item 13.

Flowtrack Mountain Bike Trails, LLC

1500 E. M28 Ste B

Marquette, MI 49855

Phone: (906) 869-4044

Trail Construction Estimate

Gladstone Sports Park Bike Trails

Bike Skills Park

<u>Feature</u>	<u>Est Length</u>	<u>Difficulty</u>	
Outer loop bike skills trail	2,640 LNFT	Beginner	\$103,205
Beginner pump track	250 LNFT	Beginner	\$45,250
Intermediate pump track	750 LNFT	Intermediate	\$120,750
Multi skill level jump lines	300 LNFT	Beg/Int/Adv	\$130,795
			\$400,000



Board:	City Commission
Agenda Date:	April 13, 2026
Department:	Recreation
Presenter:	Wendy Taavola, Director

Staff Report

Agenda Item Title:

Metal Detection Policy Revision

Background:

At the 1/26/26 Commission Meeting, Mr. Kelly King requested the following modifications to the metal detection policy: 1. Clarification of penalty for failure to obtain a permit. 2. Expand allowable areas to all grassy areas of Gladstone public properties, 3. Clarification of penalty for failure to fill in holes.

Mr. King has stated that people have lost interest in the hobby due to the requirements of the permit and that Escanaba only requires that holes are filled in.

The review was placed on the Recreation Advisory Board agenda dated March 3, 2026. The Board motioned to recommend the revisions as highlighted in the policy document attached.

Fiscal Effect:

None

Supporting Documentation:

Current Metal Detection Policy

Recommendation:

It is requested that the commission approve the submitted revisions to the policy.

City of Gladstone Use of Metal Detectors Policy

The City of Gladstone has recognized metal detecting as a legitimate recreation activity when it is conducted in ways that do not damage the natural and cultural resources in the City of Gladstone nor violate applicable state laws. The use of electronic metal detectors to find lost coins, rings, watches or other valuables is a popular activity. The following is an attempt to ensure that the grounds within the City of Gladstone are maintained to a safe standard for the public's enjoyment.

Definitions:

The following words and phrases when used in this policy shall have the meanings respectively ascribed to them:

Metal detector shall mean a device operated by one or more persons and utilizing magnetic, chemical, and electronic or any other means to locate coins and other metal objects.

Person shall mean an individual, partnership, firm corporation, association or other entity; provided, however, that the city and any other political subdivision of the state, or any board, commission, or agency thereof shall not be considered a person under this article.

License Required

No person shall operate or possess a metal detector in any public park or on any public property in the city unless such person shall first apply for and obtain a license from the City Clerk. A licensee under this article shall carry such license on his or her person at all times while operating or possessing a metal detector in a public park or on public property.

Administration

The application, issuance, denial, renewal, expiration, transfer, revocation, suspension and fees required for the metal detector's license shall be administered by the City Clerk. The fee will be set by the City Commission as published in the City of Gladstone Fee Schedule.

Destruction of Property

No person shall dig up, pull, rake, trample, disturb, or damage any turf, flower, tree, bush, or plant in any public park or on any public property through the use of a metal detector, rake, shovel, spade or any other device or by hand. **Turf plugs must be neat, replaced immediately, and left level with surrounding ground.** It is the responsibility of the person issued a permit that all property disturbed by the use of a metal detector and not returned to its original state will result in revocation of current and any possibly any future metal detecting permit to that subject.

Intent

This policy is not intended to repeal or amend any other policy or ordinance. This policy shall be construed whenever possible, to be complementary to and consistent with all other city ordinances and state statutes.

Allowed Areas

This policy shall allow the use of metal detectors on public property with surfaces that are made up of woodchips, gravel, **grass** and sand.

Examples of these areas would be found within the City limits but not limited to:

1. Shorelines
2. Playgrounds with woodchip surfacing
3. Graveled roads and pathways
4. Parking lots
5. Graveled campsites
6. **Open grassy areas not designated as athletic fields**
7. **City parks and beaches outside of landscaped area**

Prohibited Areas

Metal detecting is **not permitted** in:

1. Cemeteries
2. Athletic fields during the active season
3. Areas containing historical markers, archaeological sites, or protected natural features
4. Landscaped areas, flower beds, or restored habitats
5. Any area posted as "No Metal Detecting"
6. City boulevards, unless homeowner has granted permission

Recovered Property

All recovered items removed from public property that **have** been recorded lost to Gladstone Public Safety are required to be returned to the rightful owner.

Recreation Board Approval: 04/01/2014

City Commission Approval: 04/28/2014

Effective Date: 04/28/2014

Updated: 00/00/0000



Board:	City Commission
Agenda Date:	April 13, 2026
Department:	Public Safety
Presenter:	Ronald L. Robinson

Staff Report

Agenda Item Title:

Police Cruiser Upfitting

Background:

- 1) As mentioned at the Public Safety Budget presentation, we budgeted for a new cruiser this fiscal year.
- 2) The new cruiser was going to replace #60, but recently our K-9 cruiser was totaled in a crash.
- 3) A 2026 Dodge Durango was ordered at the end of February, through MiDEAL, at the cost of \$41,679.00 from LaFontaine–Lansing MI, which will replace the K-9 cruiser
- 4) Attached are 4-estimates for the Upfitting:
 - a. Truck Equipment (Green Bay) - \$6,630.00 (plus an extra \$2,545 if the “Hot & Pop needs to be replaced) (Plus \$750.00 to strip the old K-9 Cruiser)
 - b. Tele-Rad (Traverse City) - \$5,700 (This business is opening a shop in Champion, but will not be open until later this summer)
 - c. DSC (Marquette) - \$9,228.00
 - d. Mark Wilk (St. Ignace) - \$5,985.46 (Plus \$680.00 to strip the old K-9 cruiser – **already done**)
- 5) Decals – Done locally at Meier signs - cost approximately \$800 - \$1,000
- 6) I budgeted \$57,000 for all expenses

Fiscal Effect:

- 1) \$41,679.00 - for the Cruiser
- 2) \$5,985.46 - For the Upfitting
- 3) \$680.00 to strip the old K-9 Cruiser – Already done
- 4) \$1,000 for the decals

Supporting Documentation:

Quotes

Recommendation:

Approve the bid from Mark Wilk



www.truckequipinc.com

GREEN BAY, WI
855 Glory Rd, 54304
PO Box 11296, 54307
920-494-7451

APPLETON, WI
1888 Technology Dr
Appleton, WI 54914
920-749-4985

BLOOMER, WI
2030 21st Ave
Bloomer, WI 54724
715-568-9944

WAUSAU, WI
7202 Zinser St
Schofield, WI 54476
715-365-0701

ESCANABA, MI
1919 7th Avenue North
Escanaba, MI 49829
906-786-2288



Est Item 15.

Customer #	Entered Date	Order #	Page #
4664	3/5/26	1189081-00	1 of 2
PO #	Taken By		
K9	AJV		

Bill To	Ship To	Correspondence To
CITY OF GLADSTONE PUBLIC WORKS DEPT. 1100 DELTA AVE GLADSTONE, MI 49837	CITY OF GLADSTONE PUBLIC WORKS DEPT. 1100 DELTA AVE GLADSTONE, MI 49837	Truck Equipment Inc P.O. Box 11296 855 Glory Rd. Green Bay, WI 54307-1296

Instructions			
Ship Point	Via	Ship Date	Terms
Green Bay - Truck Equipment	SERVICE		Net 10th

Notes
QUOTE INCLUDES INSTALLATION OF -FUSE PANNEL -CIRCUIT BREAKER -PUSH BUMPER -CENTER CONSOLE -DOOR POP -WINDOW DROP MODULES -DOOR UNLOCK -HEAT SENSORS -HOT N POP ANTENNA -WIRING AND INSTALLATION OF MAIN HOT N POP CONTROL BOXES -HOT N POP CONTROL PANNEL -K-9 CAGE -CENTER CONSOLE -ELECTRONICS TRAY -SIREN SPEAKER -GUN LOCK -PRINTER -COMPUTER DOCK AND POWER SUPPLY -POWER SUPPLY AND USBs -MODEM -RADIO ANTENNA -RADIO HEAD -RADIO BRICK -2 PUSHBUMPER LIGHTS -2 REAR WINDOW LIGHTS -2 REAR LIFTGATE LIGHTS -FRONT INTERIOR LIGHTBAR

-REAR INTERIOR LIGHTBAR
 -RADAR DISPLAY
 -FRONT RADAR ANTENNA
 -REAR RADAR ANTENNA
 -PROGRAMMING OF VEHICLE TO CUSTOMER SPECS

Item 15.

Line	Product and Description	QTY Ordered	QTY BO	QTY Shipped	QTY UOM	Unit Price	Price UOM	Amount (Net)
1	WO99 GENERAL REPAIR	1.00	0.00	1.00	EA	0.00	EA	0.00
2	GOR5202A PUSH BUMPER	1.00	0.00	1.00	each	530.00	each	530.00
3	LAB10 EVU LABOR							5,400.00
4	TEIZ MISC. WIRE, WIRE LOOM, WIRE ENDS, ZIP TIES, ETC.	1.00	0.00	1.00	EA	470.00	EA	470.00

4	Lines Total	QTY Shipped Total	48.00	Subtotal	6,400.00
				Shop Supplies	230.00
				Taxes	0.00
				Total	6,630.00

Truck Equipment, Inc. Estimate Disclaimer

This estimate is provided as a good-faith assessment of anticipated costs based on the information available at the time of its creation. Actual costs may vary due to unforeseen factors, changes in scope, market fluctuations, or other circumstances beyond our control. Additional charges may apply for any modifications or extra work required outside the original estimate. Prices and availability are subject to change. Please review this estimate carefully and let us know if you have any questions. Approval of this estimate indicates acceptance of potential variations.

Truck Equipment, Inc. Warranty Claims

Any warranty work performed for Truck Equipment Inc. must have prior written authorization in the form of a signed purchase order. The purchase order number must appear on all invoices submitted for payment.

All parts will be subject to the manufacturers written warranty procedures. In all cases, all parts must be returned to Truck Equipment, Inc. to be submitted to the manufacturer for warranty consideration. Truck Equipment, Inc. reserves the right to specify the time and location where warranty work will be performed.

NOTICE – In order to continue providing the best customer service and lowest possible prices a 3% convenience fee will be added to all credit card transactions. This charge is equal to our cost of acceptance. Thank you for your understanding. We continue to accept cash or checks with no additional fees.



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APPLETON, WI
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Schofield, WI 54476
715-355-0701

ESCANABA, MI
1919 7th Avenue North
Escanaba, MI 49829
906-786-2288



Est **Item 15.**

Customer #	Entered Date	Order #	Page #
4664	3/5/26	1189104-00	1 of 1
PO #	Taken By		
K9 DECOM	AJV		

Bill To	Ship To	Correspondence To
CITY OF GLADSTONE PUBLIC WORKS DEPT. 1100 DELTA AVE GLADSTONE, MI 49837	CITY OF GLADSTONE PUBLIC WORKS DEPT. 1100 DELTA AVE GLADSTONE, MI 49837	Truck Equipment Inc P.O. Box 11296 855 Glory Rd. Green Bay, WI 54307-1296

Instructions

Ship Point	Via	Ship Date	Terms
Green Bay - Truck Equipment	SERVICE		Net 10th

Notes

QUOTE INCLUDES
REMOVAL OF
-ALL PERIMETER LIGHTS
-FRONT AND REAR LIGHTBARS
-HOT N POP SYSTEM
-SIREN AMP AND CONTROL SYSTEMS
-CENTER CONSOLE
-ALL ELECTRONICS
-K9 CAGE
-ALL ANTENNAS

Line	Product and Description	QTY Ordered	QTY BO	QTY Shipped	QTY UOM	Unit Price	Price UOM	Amount (Net)
1	WO99 GENERAL REPAIR	1.00	0.00	1.00	EA	0.00	EA	0.00
2	LAB10 EVU LABOR							720.00
2	Lines Total	QTY Shipped Total			7.00	Subtotal		720.00
						Shop Supplies		30.00
						Taxes		0.00
						Total		750.00

Truck Equipment, Inc. Estimate Disclaimer
This estimate is provided as a good-faith assessment of anticipated costs based on the information available at the time of its creation. Actual costs may vary due to unforeseen factors, changes in scope, market fluctuations, or other circumstances beyond our control. Additional charges may apply for any modifications or extra work required outside the original estimate. Prices and availability are subject to change. Please review this estimate carefully and let us know if you have any questions. Approval of this estimate indicates acceptance of potential variations.

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920-494-7451

APPLETON, WI
1698 Technology Dr
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920-749-4985

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2030 21st Ave.
Bloomer, WI 54724
715-568-9944

WAUSAU, WI
7202 Zinser St.
Schofield, WI 54476
715-355-0701

ESCANABA, MI
1919 7th Avenue North
Escanaba, MI 49829
906-786-2288



Est Item 15.

Customer #	Entered Date	Order #	Page #
4664	3/5/26	1189110-00	1 of 1
PO #	Taken By		
HOT N POP SYSTEM	AJV		

Bill To	Ship To	Correspondence To
CITY OF GLADSTONE PUBLIC WORKS DEPT. 1100 DELTA AVE GLADSTONE, MI 49837	CITY OF GLADSTONE PUBLIC WORKS DEPT. 1100 DELTA AVE GLADSTONE, MI 49837	Truck Equipment Inc P.O. Box 11296 855 Glory Rd. Green Bay, WI 54307-1296

Instructions

Ship Point	Via	Ship Date	Terms
Green Bay - Truck Equipment	SERVICE		Net 10th

Notes

PART NUMBER CHAHP5020 IS THE HOT N POP PRO SYSTEM, THIS IS THE BASE SYSTEM REQUIRED. PART NUMBERS CHAH-NKLBK-P, CHAHA-FKT-10-P, AND CHAHA-FWG-10 ARE ALL OPTIONAL BUT RECOMMENDED ADD ONS TO THE HOT N POP PRO SYSTEM.

FREIGHT NOT INCLUDED IN QUOTE

Line	Product and Description	QTY Ordered	QTY BO	QTY Shipped	QTY UOM	Unit Price	Price UOM	Amount (Net)
1	CHAHP5020 HOT N POP PRO	1.00	0.00	1.00	each	1,995.00	each	1,995.00
2	CHAH-NKLBK-P NO K9 LEFT BEHIND	1.00	0.00	1.00	each	95.00	each	95.00
3	CHAHA-FKT-10-P 10" FAN KIT	1.00	0.00	1.00	each	335.00	each	335.00
4	CHAHA-FWG-10 GAN GUARD	1.00	0.00	1.00	each	120.00	each	120.00
4	Lines Total	QTY Shipped Total		4.00	Subtotal		2,545.00	
							Taxes	0.00
							Total	2,545.00

Truck Equipment, Inc. Estimate Disclaimer

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Please review the following quote

2026 Dodge Durango K9

Quote # SV011642
Version 1

Prepared for:

Gladstone, City of

Ron Robinson
rrobinson@gladstonemi.gov

711 Hammond Ave
Superior, WI 54880
DSCcommunications.com
7153922911



Item 15.

Vehicle - Upfit

Description	Price	Qty	Ext. Price
Rear of Vehicle			
Charge Guard			
Charge Guard Timer 30 Amp 5 Sec to 18 hours	\$150.00	1	\$150.00
LED Lights - Customer Provided Rear Traffic Controller, License Plate Lights			
Rear Partition - Customer Provided as part of American Aluminum K9 Solution			
Fuse Block 6 Circuit W/Cover	\$75.00	1	\$75.00
Subtotal:			\$3,358.00

Services

Description	Price	Qty	Ext. Price
Services Scope of project as follows: Installation of all equipment on attached proposal, Testing of equipment to factory specifications and end user training on lighting controls. DSC reserves the right to bill time and material for any changes to the scope of the project.	\$4,200.00	1	\$4,200.00
Services Scope of project as follows: Removal of all equipment from existing K9 and installation into new Dodge Durango. DSC reserves the right to bill time and material for any changes to the scope of the project.	\$1,000.00	1	\$1,000.00
Misc Hardware Fittings & Consumables	\$450.00	1	\$450.00
Subtotal:			\$5,658.00



Clarifications & Exclusions - Quotes

General Work Terms:

1. All work will be performed during normal business hours - *Monday through Friday, 8:00am to 5:00pm* - unless otherwise agreed upon by both parties.
2. Customer will maintain a clean, safe, and efficient work environment.
3. Permits and associated fees are not included in DSC Communications' proposal pricing. (if applicable)
4. Customer will provide a secured area to store/stage project-related materials.
5. Customer acknowledges that supply-chain and shipping difficulties may result in unavoidable delays/cost increases. Customer agrees to provide DSC with reasonable extensions of time and DSC agrees to make efforts to avoid or minimize delays.
6. Changes to scope of work, or departures from initial planning that arise during or after deployment, will be discussed with customer as a change-order and invoiced appropriately.
7. Returns may be subject to a restocking fee.

Customer Responsibilities: (If applicable)

1. Customer will provide current blueprints/floor plans for identification of cabling routes.
2. Where installations use customer-premise wiring or the wiring/cabling is installed by others, all wiring shall be properly installed, free from defects, and capable of supporting the new equipment. Time and materials used to troubleshoot and repair wiring issues may be considered beyond scope and subject to invoicing.
3. Project Manager(s): Customer shall assign project manager(s) to make decisions for equipment installation and placement.
4. Network/Technology Manager: Due to the complexity of network integration practices and security policies, someone empowered to make customer-premise network decisions and verifications must be assigned, and available to the technicians on-site.

Exclusions (unless otherwise specifically stated in proposal):

- Electrical work to panels, breakers, or electrical outlets.
- Installation conduit or cable raceway.
- Rental/provision of aerial lifts or scaffolding.
- Interconnections to other devices (such as burglar alarm or fire annunciator panels).
- Vertical or horizontal core drilling holes exceeding 3/4" in diameter or 12" in depth.
- Removal of old wiring or devices.
- Application Programming Interface (API) integration to other network devices.
- Customer-premise network reconfigurations to routers, switches, firewalls, etc.
- Replacement of ceiling tiles, millwork, paint, or other finishing/fine detail that may be disturbed during the normal course of work.

1 - Superior

Gladstone, City of

Signature: 

Name: Scott Visger

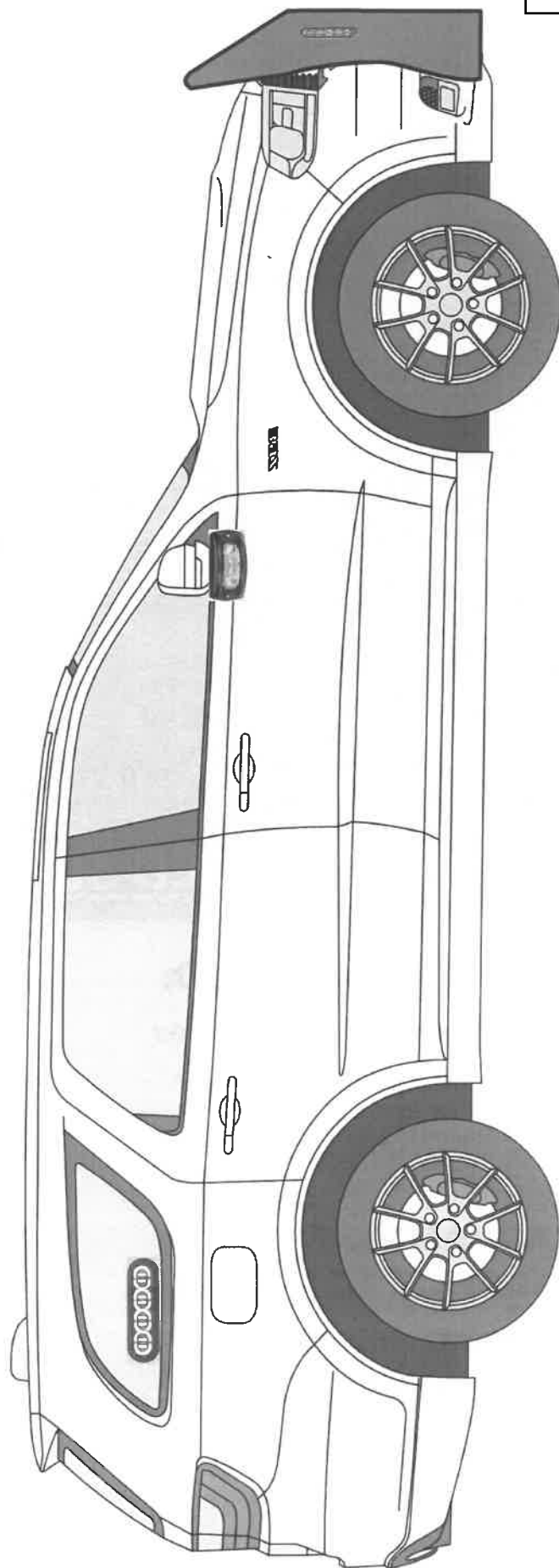
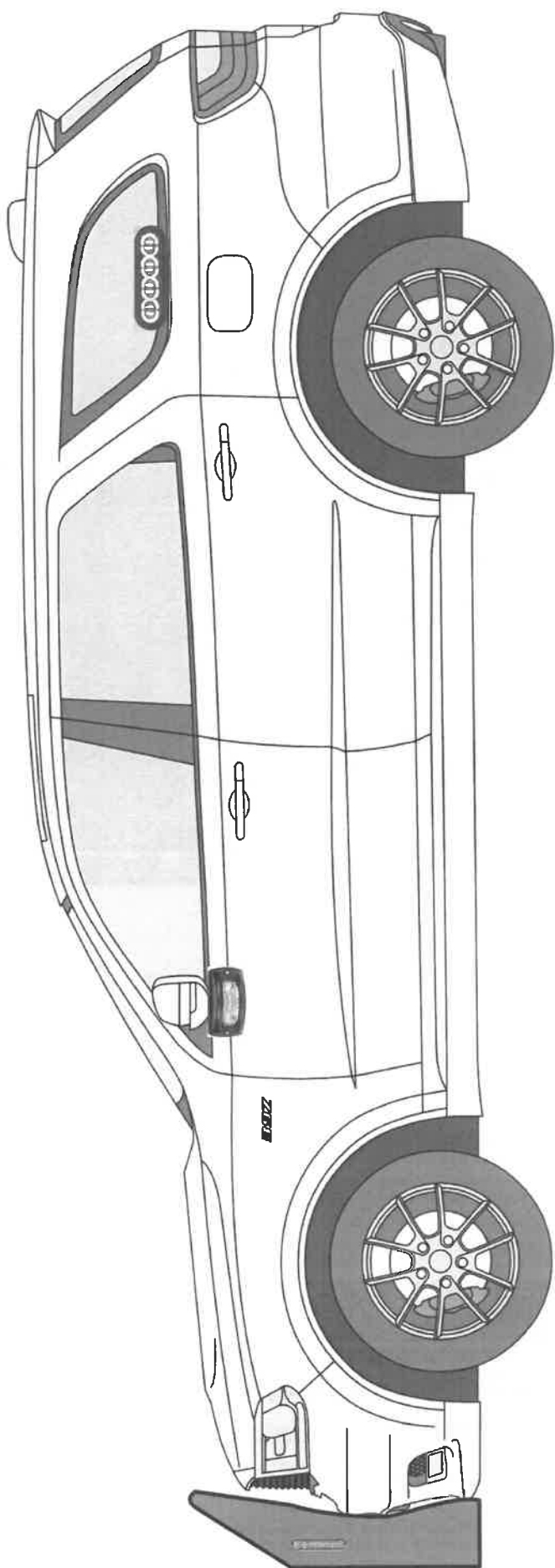
Title: Client Strategy Specialist

Date: 03/18/2026

Signature: _____

Name: Ron Robinson

Date: _____





Mark Wilk
121 S. Second Street
St. Ignace, MI 49781
Tx: 906-430-1885

Quote

Quote for:

Director Ron Robinson
Gladstone Department of Public Safety
144 4th Ave. NE
Gladstone, MI 49837

Date: March 24, 2026

2022 Durango

Your #

906-428-3131

Terms

Valid for 30 days

Item	Qty	Description	Total
1			
2			
3			
4			
5			
6			
7			
8			
Total Parts			\$0.00
9	6	Labor to remove all useable equipment from 2022 Durango	
10		and disable any unuseable police / emergency equipment	\$500.00
11	1	Mileage and meals	\$180.00
12			
13			
14			
15			
16			
Total Labor			\$680.00

Total Quote \$680.00

Already Done- vehicle
needed to be stripped
ASAP n mark came to
do it right away on
a weekend.



Mark Wilk
121 S. Second Street
St. Ignace, MI 49781
Tx: 906-430-1885

Quote

Quote for:

Director Ron Robinson
Gladstone Department of Public Safety
144 4th Ave. NE
Gladstone, MI 49837

Date: March 19, 2026

2026 Durango

Your #

906-428-3131

Terms

Valid for 30 days

Item	Qty	Description	Total
1	1	Setina Pushbumper with 4 SoundOff Signal Lights	\$1,195.80
2	1	use supplied Federal Signal siren speaker	N/C
3	1	Gamber Johnson Computer Mount for Panasonic FZ-55 computer	\$1,606.00
4		Includes power supply and RF ports for antenna	
5			
6	1	Solid State Relay - replaces Charge Guard Timer for Ignition control	\$233.66
7	1	Installation Supplies - ties, connectors, etc.	\$450.00
8		Shipping to be billed at actual costs	
		Total Parts	\$3,485.46
9	1	Labor to install all necessary equipment in Durango - K9 Unit	\$2,500.00
10			
11			
12			
13			
14			
15			
16			
		Total Labor	\$2,500.00

Total Quote \$5,985.46



Board:	City Commission
Agenda	04/13/2026
Date:	
Department:	Water
Presenter:	Rob Spreitzer

Staff Report

Agenda Item Title:

Set public hearing date for proposed DWSRF Lead Service Line Replacement Project.

Background:

In October of 2025 the Water Department was given commission approval to submit an Intent To Apply for Fiscal Year 2027 State Revolving Fund Projects. In March of 2026 Coleman Engineering submitted our Overburdened Status Survey form to EGLE. The next step in the schedule is to advertise for a public hearing, hold the public hearing then submit the final project in June.

Fiscal Effect:

The total cost of a complete Lead Service Line Replacement as determined by Coleman Engineering in a Preliminary Opinion of cost is \$4,041,780. State Revolving Loans can be financed over 20, 30 or 40 years. A forty-year loan at 2% would be less than \$150,000 per year. In fiscal year 2024-25 the Gladstone Water Department spent \$135,347 to replace 20 service lines that met the lead service line criteria. Water rates would have to be increased to finance this project. This project was given to Waterworth to build into our rate structure and used to determine our rates for this fiscal year.

Supporting Documentation:

Please see attached Notice of Project Plan Public Hearing and Draft Project Plan for lead service line replacement project.

Recommendation:

Make motion to set date for public hearing on the proposed City of Gladstone DWSRF Lead Service Line Replacement Project on April 27, 2026 at 6:00 pm at Gladstone City Hall.

NOTICE OF PROJECT PLAN PUBLIC HEARING

The City of Gladstone will hold a public hearing on the proposed City of Gladstone Drinking Water State Revolving Fund Lead Service Line Replacement Project for the purpose of receiving comments from interested persons.

The hearing will be held at 6:00 p.m. on April 27, 2026 at the following location:

Gladstone City Hall
1100 Delta Avenue
Gladstone, MI 49837

The purpose of the proposed project is to replace lead water service lines at various locations throughout the city. A map of the project area is included as part of the Project Plan and is available for review.

Impacts of the proposed project include short-term roadway closures, water service interruptions and long-term improvement to the water quality in the City of Gladstone.

The estimated cost to users for the proposed project will come in the form of a water user rate increase with the exact amount of the increase determined by future funding arrangements.

Copies of the plan detailing the proposed project are available for inspection at the following location(s):

Gladstone City Hall
1100 Delta Avenue
Gladstone, MI 49837

Written comments received before the hearing record is closed on April 27, 2026, will receive responses in the final project plan. Written comments should be sent to:

Kim Berry, City Clerk
Gladstone City Hall
1100 Delta Avenue
Gladstone, MI 49837

DRAFT

PROJECT PLAN
FOR
THE CITY OF GLADSTONE

DRINKING WATER STATE REVOLVING FUND
PROJECT PLAN
WATER

DELTA COUNTY, MICHIGAN

APRIL 2026



COLEMAN ENGINEERING COMPANY

CIVIL ENGINEERING • GEOTECHNICAL ENGINEERING • SURVEYING

DRAFT
PROJECT PLAN
FOR
THE CITY OF GLADSTONE

DRINKING WATER STATE REVOLVING FUND UTILITY
PROJECT PLAN
WATER

DELTA COUNTY, MICHIGAN

APRIL 2026

COLEMAN ENGINEERING COMPANY
635 Circle Drive
Iron Mountain, MI 49801

CEC Project #EC-260343

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Figure 2	Proposed Project Area Map
Figure 3	Air Quality
Figure 4	Wetlands
Figure 5	Coastal Zones
Figure 6.1, 6.2	Gladstone FEMA Maps 1 & 2
Figure 7	Natural Rivers
Figure 8	Wild and Scenic Rivers
Figure 9	Major Surface Waters
Figure 10	Topography
Figure 11	Geology
Figure 12	Soils
Figure 13	Agricultural Resources
Figure 14	Fauna and Flora
Figure 15, 16, 17	Project Area Component Maps
Figure 18	Asset Inventory

TABLES

Table 1	Population
Table 2	Present Worth Analysis
Table 3	Environmental Evaluation
Table 4	Proposed Schedule
Table 5	Total Project Costs Funded Through DWSRF
Table 6	Current Utility Rates
Table 7	Utility Rates After Project

APPENDICES

Appendix A	Cost Estimates
Appendix B	Public Participation
Appendix C	Project Plan Resolutions
Appendix D	Project Plan Submittal Forms
Appendix E	Intent to Apply Form
Appendix F	Public Hearing Advertisement
Appendix G	Overburdened Community Status Worksheets

SECTION 1: EXECUTIVE SUMMARY

This Project Plan has been prepared on behalf of the City of Gladstone (City) in an effort to evaluate their existing water distribution systems, determine deficiencies and propose corrective action. The report has been assembled in a format to meet the requirements of the Michigan Department of Environment, Great Lakes and Energy (EGLE). It is expected this document will be submitted to EGLE as part of an application for funding assistance through the Drinking Water State Revolving Fund (DWSRF) program. The need for this study and analysis was determined by the City of Gladstone.

The City of Gladstone is located in south central Delta County in the Upper Peninsula of Michigan. The City owns its water treatment and distribution systems. The water treatment plant is a 1.5 MGD plant which includes disinfection, coagulation, sedimentation, corrosion control, taste and odor control, fluoridation, filtration and storage. The City has approximately 215,000 feet of water main, a 500,000-gallon finished water storage tank, a 1,000,000-gallon elevated reservoir, a 250,000-gallon elevated storage tank, one booster station and 273 fire hydrants. The City's water source is Little Bay de Noc on Lake Michigan. The City has identified approximately 330 service lines that require replacement as defined by the State of Michigan Lead and Copper rule.

The goal of the proposed project is to replace lead service lines and maintain a sustainable water distribution system.

Total project cost for the recommended alternative is \$4,041,780. A project of this magnitude is not easily funded by the City through normal rates considering the existing, primarily residential, user base in the City. As such, the City is requesting assistance with project funding in the form of grants to limit the impact to user rates to the greatest extent possible.

None of the considered alternatives are expected to directly impact historical, archaeological, geological, cultural or recreational resources in the study area. The action alternative would have construction related temporary direct adverse impacts to air quality, noise, traffic and material consumption. The action alternatives would have a temporary positive impact on economics through construction related employment and materials purchased. They would also have positive long-term impacts on the area's water quality due to a reliable water distribution system. It is expected that the project contract documents and required permits will mitigate any adverse short-term environmental impacts related to construction activities.

SECTION 2: BACKGROUND

This Project Plan has been prepared on behalf of the City of Gladstone (City) in an effort to evaluate their existing water distribution system, determine deficiencies and propose corrective action. The report has been assembled in a format to meet the requirements of the Michigan Department of Environment, Great Lakes, and Energy (EGLE). It is expected this document will be submitted to EGLE as part of an application for funding assistance through the Drinking Water State Revolving Fund program. The need for this study and analysis was determined by the City of Gladstone.

A. Study and Service Area

The City of Gladstone is located in south central Delta County in the Upper Peninsula of Michigan. The study area for this Project Plan is in the City of Gladstone, located primarily in Sections 16, 20, 21, 22, 28 and 29 of Township 40N Range 22W. The proposed project area is limited to all those sections. The City is bound on the north by Brampton Township, the west by Escanaba Township and on the south and east by Little Bay de Noc on Lake Michigan. Refer to Figure 1 for a location map and Figure 2 for a proposed project area map.

B. Population

U.S. Census Bureau data shows the population for the City of Gladstone has been trending up and down since 1970 and has been very inconsistent. Using those trends would not be an accurate representation of the projected population in 20 years. The most recent data from the Census Bureau estimates a decrease in population of -0.2% from 2020 to 2021. Using the same declining trend as the census, the population has been projected through the 20-year planning period.

Table 1: Population

Area	1970	1980	1990	2000	2010	2020	2030	2040
City of Gladstone	5237	4533	4565	5032	4973	5257	5168	5081

*Data from U.S. Census Bureau for 1970–2020

The Lead Service Line Replacement project will affect approximately 825 people. We use a calculation of 2.5 people per service line. 330 services X 2.5 people = 825 people.

C. Existing Environment Evaluation

Cultural and Historic Resources

Per the National Register of Historic Places, there are no historical and archaeological sites within the City of Gladstone. A SHPO section 106 application was submitted with a response dated February 29, 2024 indicating No Adverse Effect; however, it was acknowledged that a shipwreck was identified just off shore near the City Water Plant. All

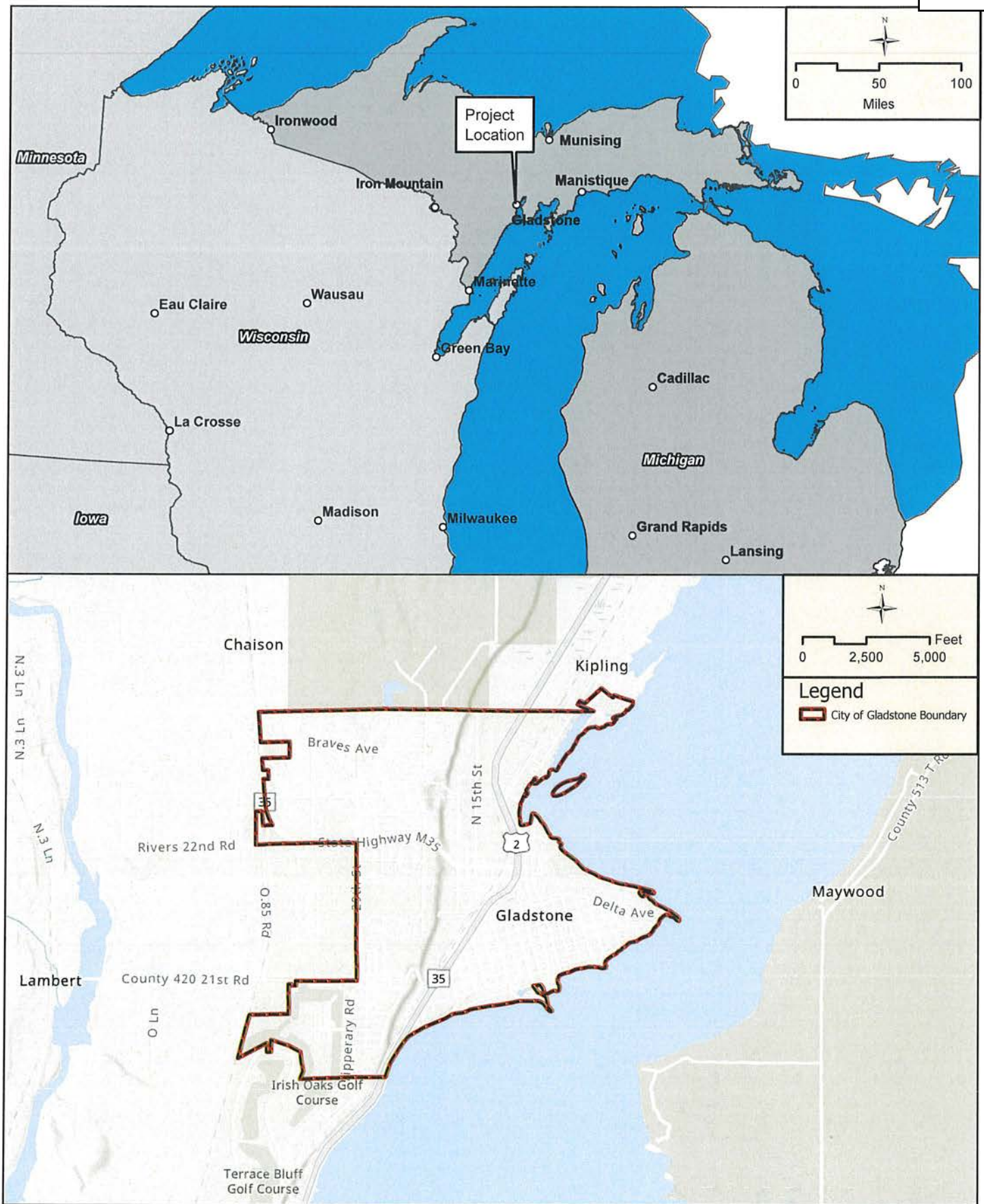


Figure 1 - Project Location Map
City of Gladstone

Project Number | 260343

Date | 3/27/2026

Drawn by | RHH

COLEMAN ENGINEERING COMPANY
1515 Oak Grove Drive
Madison, Wisconsin 53704
(608) 271-1111
www.coleman-engineering.com

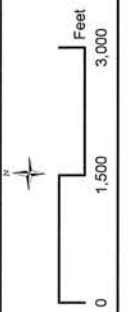
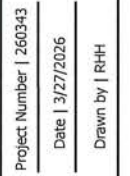


Figure 2 - Proposed Project Area Map
City of Gladstone

construction activities will be within the current right-of-way and will not be within 100-feet of this area.

Air Quality

The air quality near the site is considered to be good but is site specific and has seasonal fluctuations. There are no indications in the scope of work for special air monitoring or air quality testing with the project site. Air quality impacts are not anticipated. Refer to Figure 3.

Wetlands

Impacts to wetlands will be avoided as the installation of new service lines are through residential yards in previously disturbed areas. Refer to Figure 4 for the location of the wetlands.

Great Lakes Shorelands, Coastal Zones, and Coastal Management Areas

The project location does fall into parts of the Coastal Zone Management Boundary and is within the Coastal Zone Management area. Refer to Figure 5.

Floodplains

Floodplains exist on the north and east side of the project location near the shoreline of Lake Michigan. No long-term impacts to the floodplain of Lake Michigan are anticipated as part of this project. Refer to Figure 6.1 and Figure 6.2.

Natural or Wild and Scenic Rivers

There are two major wild rivers in the Gladstone area. The Whitefish River is to the north and the Escanaba River is to the south. Neither river will be impacted by the construction phase of this project. Refer to Figure 7 and Figure 8.

Major Surface Waters

Major surface water is identified as Little Bay De Noc, a bay of Lake Michigan. An EGLE/USACE (U.S. Army Corps of Engineers) Joint Permit is not anticipated to be required. Refer to Figure 9.

Topography

The City is generally flat with slight elevational fluctuations moving toward the lake front. A major vertical elevation change in the form of the Gladstone Bluff (Bluff) divides the City north to south. Elevations west of the Bluff range from 700 to 720 feet above sea level. Elevations east of the Bluff range from 580 to 610 feet above sea level. Refer to Figure 10.

Figure 3 - Air Quality

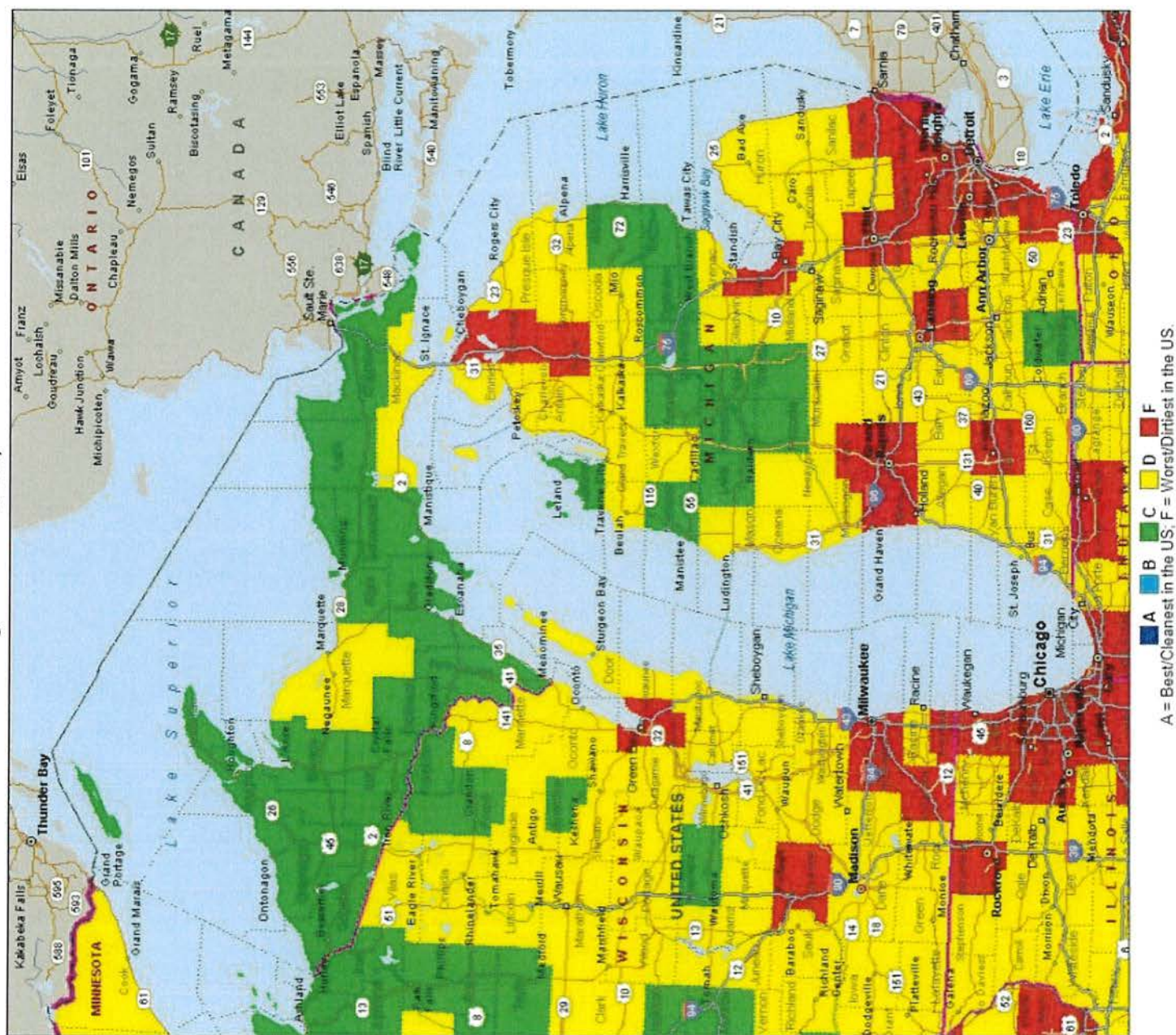


Figure 4 - Wetlands



Figure 5 - Coastal Zones

Delta County
 Brampton Township, T40N R22W
 Gladstone, T40N R22W
 Escanaba Township, T40N R22W
 Wells Township, T39N R22W and T39N R23W
 Escanaba City, T38N R22W, T38N R23W and T39N R22W

The heavy red line is the **Coastal Zone Management Boundary**
 The red hatched area is the **Coastal Zone Management Area**

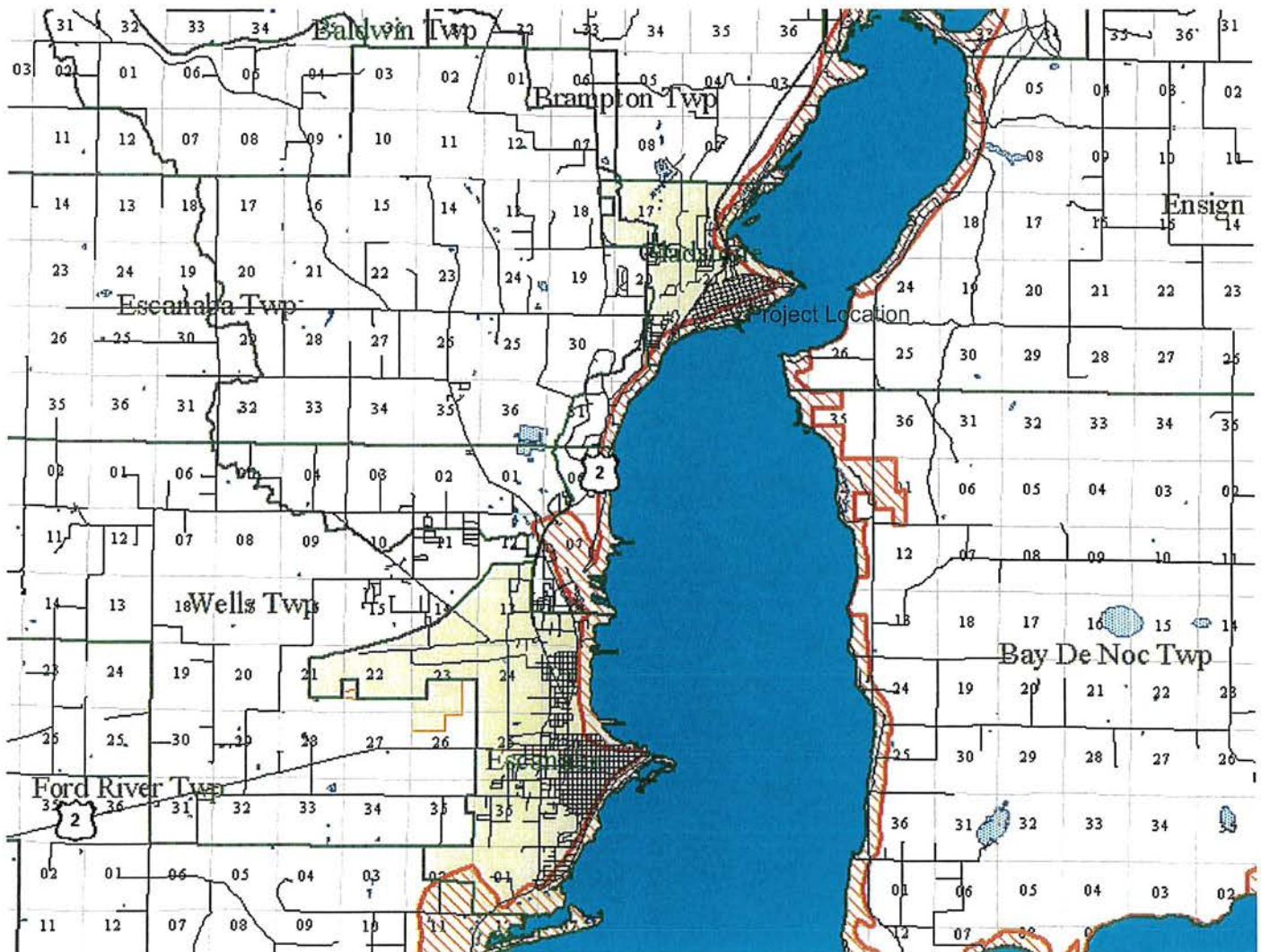
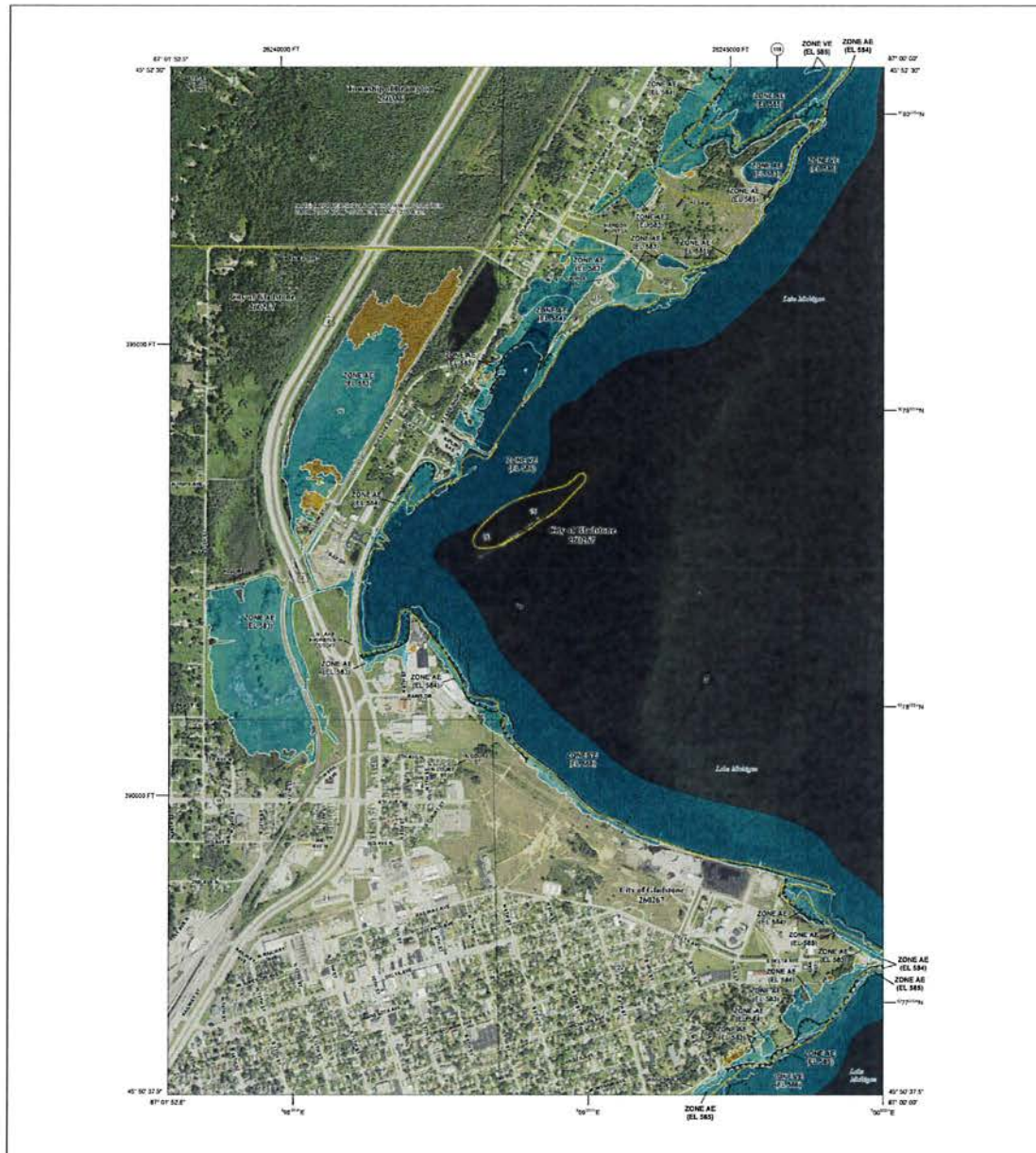


Figure 6.1 - Gladstone FEMA Map-1

Item 16.



FLOOD HAZARD INFORMATION

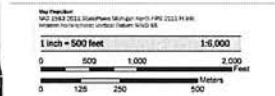
SEE FIRM REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT
THIS INFORMATION DERIVED ON THIS MAP AND SUPPORTING
DOCUMENTATION ARE ALSO AVAILABLE IN DIGITAL FORMAT AT
[HTTPS://MSC.FEMA.GOV](https://msc.fema.gov)



NOTES TO USERS

The information and analysis shown on this Flood Insurance Rate Map (FIRM) is derived from the National Flood Insurance Program (NFIP) data and is subject to change. The information shown on this map is for informational purposes only and should not be used for any other purpose. The information shown on this map is not a guarantee of accuracy and should not be used for any other purpose. The information shown on this map is not a guarantee of accuracy and should not be used for any other purpose. The information shown on this map is not a guarantee of accuracy and should not be used for any other purpose.

SCALE



PANEL LOCATOR



National Flood Insurance Program

NATIONAL FLOOD INSURANCE PROGRAM
FLOOD INSURANCE RATE MAP

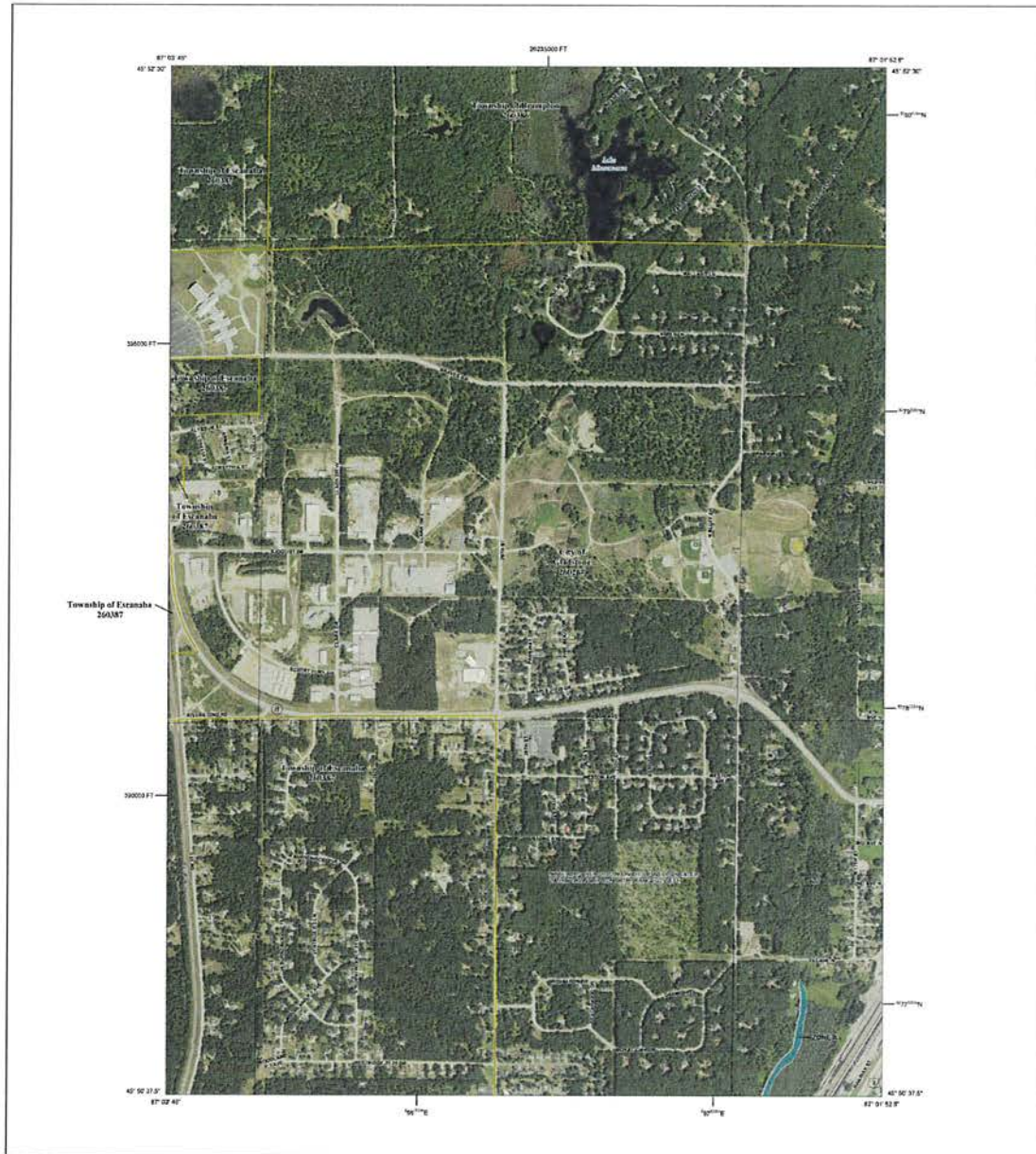
DELTA COUNTY, MICHIGAN
(1418) (1419) (1420)

Panel 607-1105

COMMUNITY	NUMBER	PANEL	SUFFIX
DELTA COUNTY, MICHIGAN	0418	0419	0
DELTA COUNTY, MICHIGAN	0420	0421	0

DATE: 2/24/2023
FIRM NUMBER: 26041C0607D
MAP REVISION: March 2, 2023

Figure 6.2 - Gladstone FEMA Map-2



FLOOD HAZARD INFORMATION

SEE HIS REPORT FOR DETAILS: LEGEND AND INDEX MAP FOR FIRM PANELS. LEGEND
THIS INFORMATION IS PROVIDED FOR YOUR INFORMATION AND SUPPORTING
DOCUMENTATION ARE ALSO AVAILABLE IN DIGITAL FORMATS AT
[HTTPS://MSC.FEMA.GOV](https://msc.fema.gov)

SPECIAL FLOOD HAZARD AREAS

- Without Base Flood Elevation (BFE)
- With BFE or Depth
- Regulatory Floodway
- 0.2% Annual Chance Flood Hazard, Areas of 1% Annual Chance Flood with average depth less than one foot or with drainage areas of less than one square mile
- Future Conditions 1% Annual Chance Flood Hazard
- Area with Reduced Flood Risk due to Levee
- Area with Flood Risk due to Levee
- NO SCREEN
- Area of Undetermined Flood Hazard
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall
- Cross Sections with 1% Annual Chance Water Surface Elevation
- Coastal Tract
- Coastal Tract Baseline
- Portline Baseline
- Hydrographic Feature
- Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary

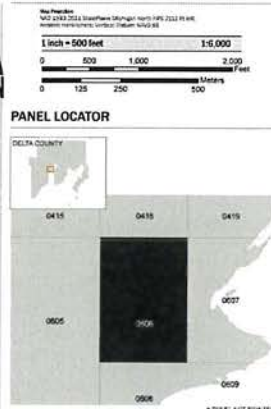
OTHER AREAS OF FLOOD HAZARD

OTHER FEATURES

NOTES TO USERS

The information on this map is derived from the Flood Insurance Map (FIM) 22000, which was prepared by the Federal Emergency Management Agency (FEMA) in cooperation with the Michigan Department of Transportation (MDOT). The map is based on data collected from a variety of sources, including aerial photography, ground surveys, and historical maps. The map is intended to provide a general overview of the flood hazard areas in the study area. It is not intended to be used for engineering or other purposes. For more information, please contact the Michigan Department of Transportation (MDOT) at 1-800-292-5888.

SCALE



FEMA
National Flood Insurance Program

NATIONAL FLOOD INSURANCE PROGRAM
FLOOD INSURANCE RATE MAP
DELTA COUNTY, MICHIGAN
Panel 606a 1105

Panel 606a 1105

COMMUNITY	NUMBER	PANEL	SUFFIX
DELTA COUNTY, MICHIGAN	260400	0605	B
DELTA COUNTY, MICHIGAN	260401	0606	B
DELTA COUNTY, MICHIGAN	260402	0607	B
DELTA COUNTY, MICHIGAN	260403	0608	B
DELTA COUNTY, MICHIGAN	260404	0609	B

VERSION NUMBER: 2.4.3.0
MAP NUMBER: 26041C0606D
DATE: March 7, 2023

Figure 7 - Natural Rivers

MICHIGAN'S DESIGNATED NATURAL RIVERS



Figure 8 - Wild and Scenic Rivers

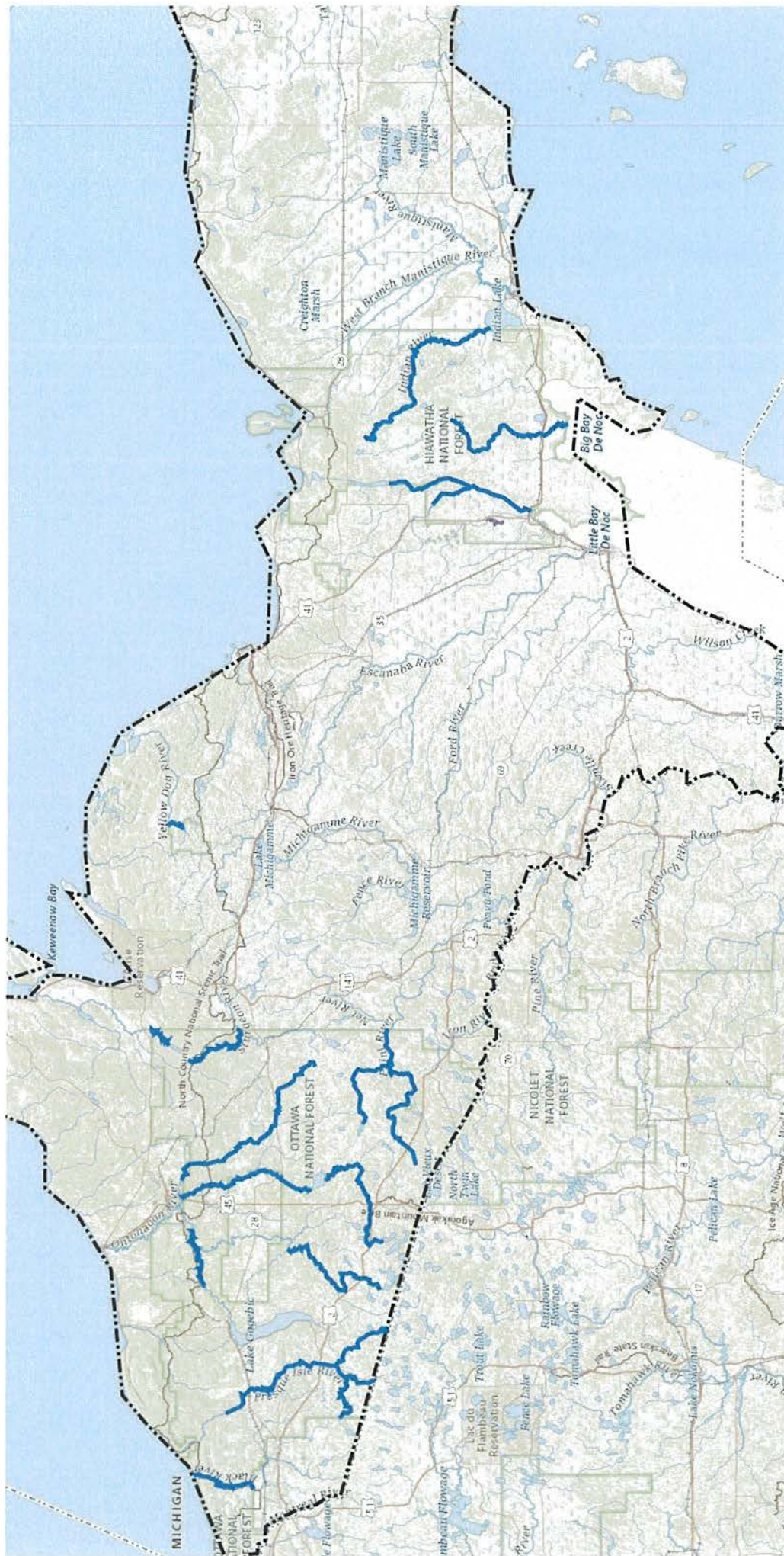
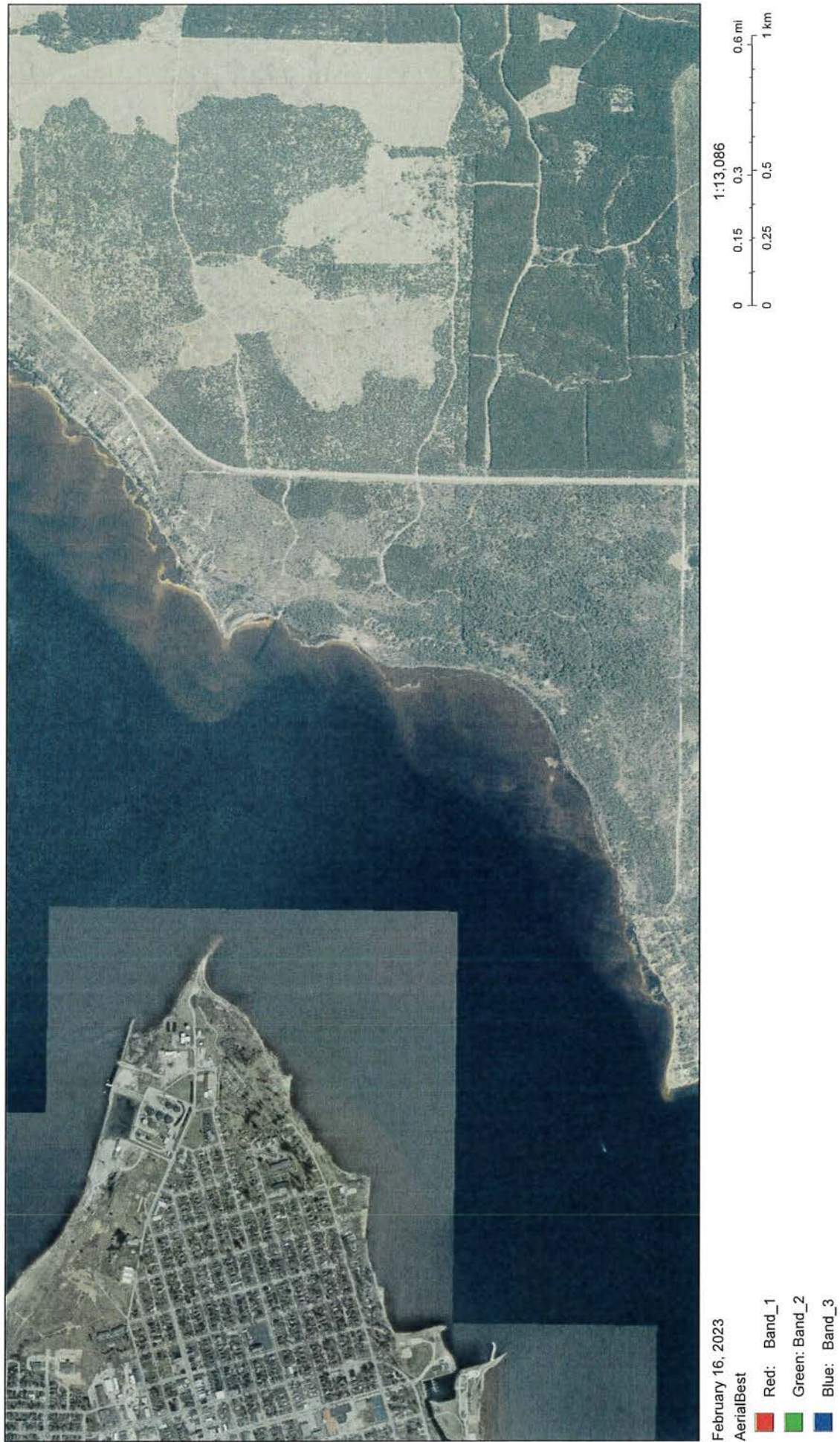


Figure 9 - Major Surface Waters



Map by: State of Michigan - CSS
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Geology

Geologic information of the site location indicates a composition of glacial outwash, sand, gravel and post glacial alluvium. Refer to Figure 11.

Soil Types

Soil types in the proposed project location consist of previously disturbed and developed lands. Soils include wetland soils, sand, muck, peat and marl. Refer to Figure 12.

Agricultural Resources

Agricultural land is not anticipated to be impacted by the project. It does not appear there will be any long-term significant negative impacts on these resources due to the project construction. Refer to Figure 13.

Fauna and Flora

Fauna and flora mainly consist of white pine and white oak in the area. Impacts to wetlands will be avoided as the installation of new service lines are through residential yards in previously disturbed areas. Refer to Figure 14.

All Federal Crosscutter environmental requirements will be met if the project is determined to be fundable through EGLE's DWSRF program.

Figure 11 - Geology

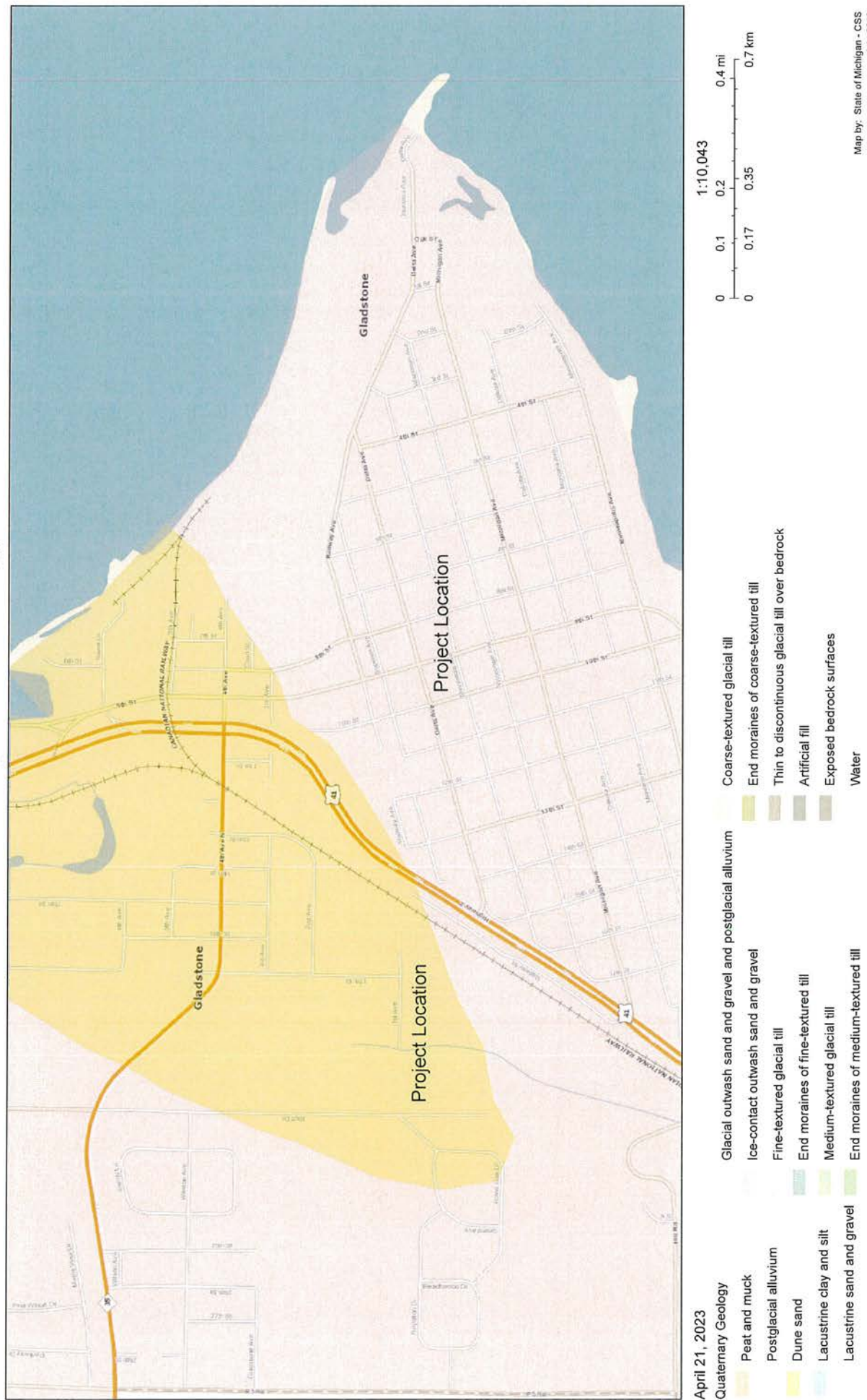


Figure 12 - Soils



April 21, 2023

Soils SSURGO 10 Meter Grid

- Area Not Mapped
- Pits, Quarries, Mines
- Landfill, Made Land, Disturbed, Other
- Urban Land

- Water
- Rock Outcrop
- Other
- Sand
- Loamy Sand
- Silty Clay Loam
- Silt Clay
- Clay
- Muck, Peat, Marl
- Sandy Loam
- Loam
- Silt Loam
- Sandy Clay Loam
- Clay Loam

1:10,043

0 0.1 0.2 0.35 0.4 mi
0 0.17 0.35 0.7 km

Map by: State of Michigan - CSS
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Figure 13 - Agricultural Resources
CDL2022 Area of Interest



Land Cover Categories
(by decreasing acreage)

AGRICULTURE

- Grass/Pasture
- Alfalfa
- Rye
- Oats
- Clover/Wildflowers
- Other Hay/Non Alfalfa

NON-AGRICULTURE*

- Developed/Medium Intensity
- Developed/Low Intensity
- Woody Wetlands
- Developed/Open Space
- Developed/High Intensity
- Deciduous Forest

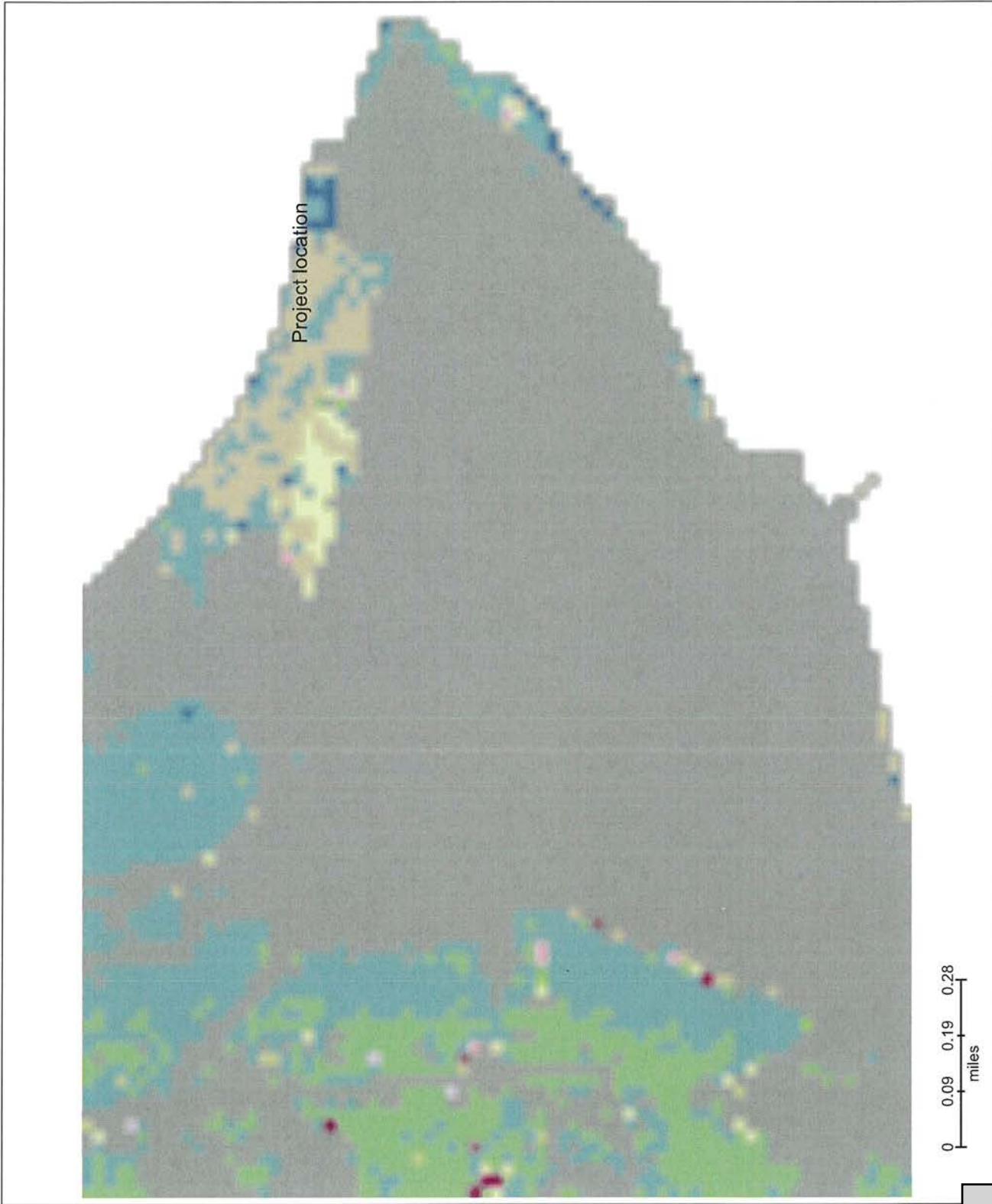


Figure 14 - Fauna and Flora



D. Existing System

Water System

The City of Gladstone owns and operates a public water system which provides potable water to residents within the City limits. There are two metered customers outside of the City limits supplied with water. The system draws raw water from Little Bay de Noc on Lake Michigan through a 24-inch intake pipe and built in crib arrangement. Surface water is treated in a 1.5 MGD conventional surface water treatment plant that utilizes coagulation, flocculation, sedimentation, filtration, disinfection and treated water storage.

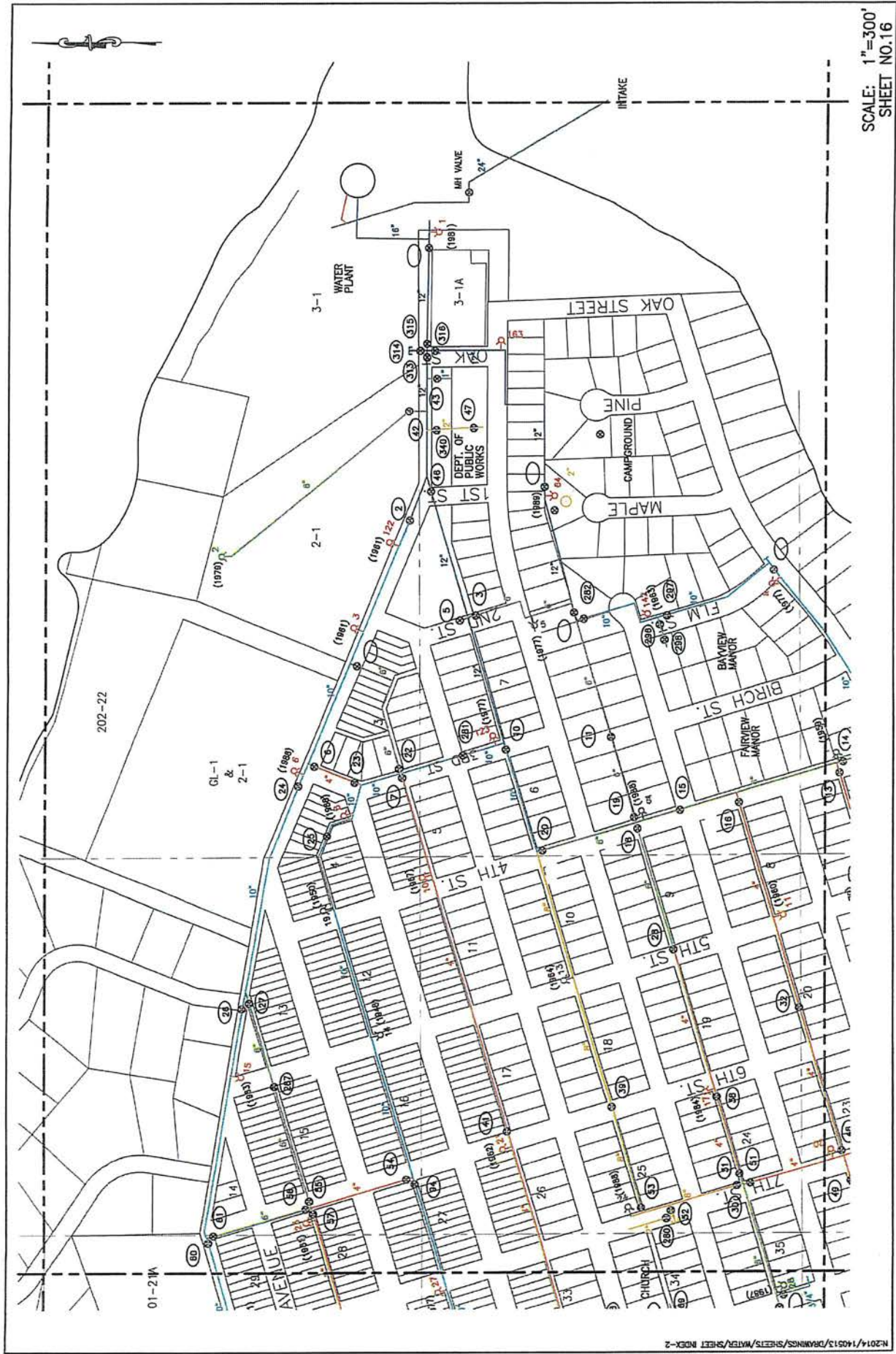
The existing distribution system consists of approximately 215,000-feet of 4-inch to 12-inch water main, a 500,000-gallon finished water storage tank, a 1,000,000-gallon elevated reservoir, a 250,000-gallon elevated storage tank and a booster station near the industrial park. Refer to Figures 15, 16 and 17 for project area components maps.

The Gladstone service area operates in two separate pressure districts. Water produced at the City treatment plant flows from the existing finished water storage tank to the 1,000,000-gallon underground storage tank which services the eastern portion of the City, built below the Gladstone Bluff (Bluff) and generally includes the easterly 50% of the City service area. The Bluff booster pump station draws suction from the ground storage reservoir and pumps to a 250,000-gallon elevated tank. This is the elevated storage for the upper pressure district. The Bluff booster pump station is a 1.5 MGD firm capacity pump station upgraded in 1997. The ground storage structure is approximately 85 years old, and the elevated tank is approximately 40 years old.

Intake and Crib

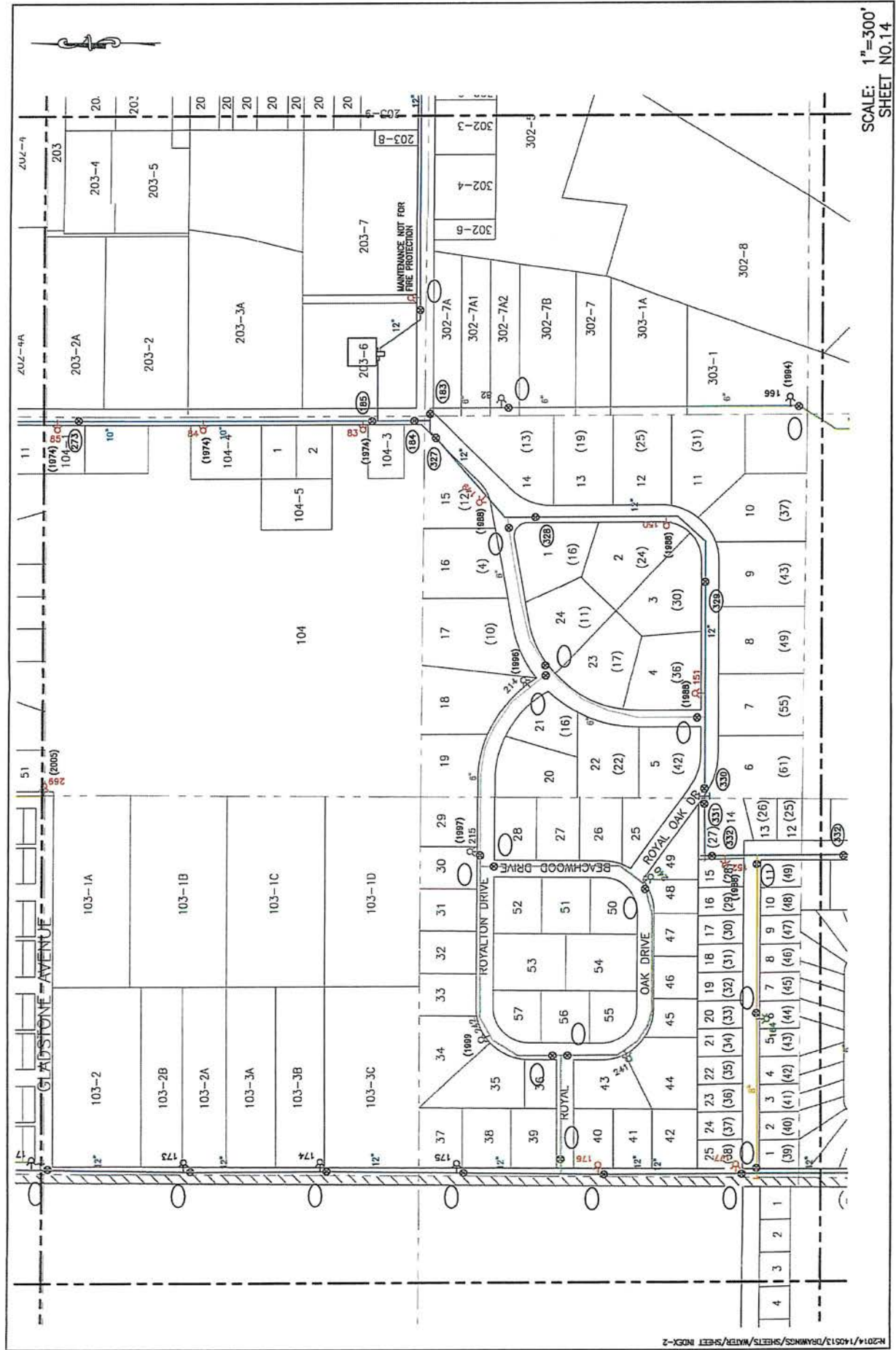
The original raw water intake is a 24-inch inner dimension wood stave pipe and was constructed in 1887. In 1924, a section of the shore portion was replaced with 24-inch steel pipe. The shore portion of the pipe is 14-inch in diameter, connecting the shore well to the 24-inch steel pipe. The condition of the stave pipe and crib structure are summarized in an inspection report from Underwater Construction Corporation dated July 22, 2019. The intake crib is still in service but in poor condition, with screens no longer in place. The crib is a 5-foot square and sits approximately 3 feet, 9 inches above the surrounding lake bottom at a depth of 45 feet. There are four (4) anchor cables on each corner, connected 18 inches below the top, running into the lake bottom. The side consists of horizontal 2-inch by 6-inch planks with 2 inches of spacing between them. The planks are thin and weak and could be moved easily. The top of the crib is made up of 2-inch by 10-inch planks with a 24-inch diameter hole cut out for the intake pipe. All planks are present and gaps up to 3/4-inch have developed. The intake pipe is open to the lake and has no protective screens or grating. There is 100% coverage of zebra mussels inside the pipe, reducing the inside diameter. The water intake and crib structure are to be replaced with a USDA-RD funded project scheduled for 2026-2028.

Figure 15 - Project Area Component Map



This is a detailed street map of a residential neighborhood in Minneapolis, Minnesota. The map shows a grid of streets including Superior Avenue, Minnesota Avenue, Delta Avenue, 15th Street, and 3rd Avenue. Numerous lots are numbered, and various landmarks like 'W.C. Round House' and 'Church' are labeled. The map includes a scale bar (1 inch = 300 feet) and a north arrow.

Figure 17 - Project Area Component Map



The intake is connected to a rectangular concrete shore well, which is 55 feet long by 15 feet wide and has a side water depth between 6 and 10 feet. The shore well is constructed to accept baffling and the concrete is in fair condition.

Surface water is treated in a 1.5 MGD conventional surface water treatment plant that utilizes coagulation, flocculation, sedimentation, filtration, disinfection and treated water storage. Treated water is pumped to the distribution system through a single 12-inch ductile iron water main.

Pipe materials for the distribution lines consist of cast iron, ductile iron and HDPE. Sizing is as follows.

	<u>Ductile/Cast Iron</u>	<u>HDPE</u>
12-inch:	29,324 feet	880 feet
10-inch:	55,903 feet	395 feet
8-inch:	30,099 feet	
6-inch:	80,536 feet	245 feet
4-inch:	17,664 feet	

The condition of the distribution system piping has been summarized in the City of Gladstone Asset Management Plan. The City has summarized the condition, based on the installation year of the main and valve. Groups 1, 2, 3 and 4 (1880–1959) show moderate deterioration; groups 5, 6 and 7 (1960–1989) show minor deterioration; and groups 8, 9 and 10 (1990–present) are considered in excellent condition. Refer to Figure 18 for asset inventory.

Table 1

Directions

- List assets
- Enter asset information
- To add more assets use insert function and add rows then copy first asset row to new rows to transfer formulas
- Enter information in highlighted cells
- Remaining cells will calculate automatically.

[illegible]

A													M
Treatment Assets													
B													
C													
D													
E													
F													
G													
H													
I													
J													
K													
L													
M													
Shenhe Gas Feed System, Pre and Post Chlorination													
22 Delta Avenue	48°50'53"	87°01'11"	CIT, Superior	\$59,518	\$59,400	115	1	2	5	10			
22 Delta Avenue	48°50'53"	87°01'11"	Walrus & Ternan	\$2,601	\$1,800	12	2	1	1	2			
22 Delta Avenue	48°50'53"	87°01'11"	BlackWhite Perflow	\$6,832	\$6,800	28	1	2	1	2			
22 Delta Avenue	48°50'53"	87°01'11"	BlackWhite Perflow	\$6,832	\$6,800	28	1	2	1	2			
22 Delta Avenue	48°50'53"	87°01'11"	Graco pump	\$11,073	\$18,700	12	2	2.5	5	10			
22 Delta Avenue	48°50'53"	87°01'11"	BlackWhite Perflow	\$18,700	\$18,700	30	1	2	3	6			
22 Delta Avenue	48°50'53"	87°01'11"	BlackWhite Perflow	\$9,007	\$9,800	23	2	2	2	4			
22 Delta Avenue	48°50'53"	87°01'11"	BlackWhite Perflow	\$9,007	\$9,800	23	2	2	2	4			
22 Delta Avenue	48°50'53"	87°01'11"	BlackWhite Perflow	\$11,167	\$11,167	30	2	2	2	4			
22 Delta Avenue	48°50'53"	87°01'11"	Well McClan	\$57,200	\$57,200	2	3	3	1	3			
22 Delta Avenue	48°50'53"	87°01'11"		\$23,110		0				0			
Enter asset													5
If Criticality Factor is greater than 16 call will turn RED													

A																	
Storage/Distribution Assets																	
Shut Booster Pump Station (Building, Storage Tank, Pump Vals)																	
															</		

E. Need for the ProjectCompliance Status

The City of Gladstone has identified approximately 330 lead service lines that need replacing in order to comply with the Michigan Lead and Copper Rule.

Orders

There are currently no court orders, Federal or State enforcement orders, or administrative consent orders against the City of Gladstone's water treatment plant or distribution systems.

Water Quality Problems

The ultimate goal of the proposed project is to maintain a sustainable distribution system while protecting the health and safety of the public and natural environment

SECTION 3: ANALYSIS OF ALTERNATIVES

A. Identification of Potential Alternatives

No Action

The No Action alternative would save the City a large amount of capital investment. However, this option would result in adverse impacts to the City and its water and customers. Those negative impacts include the following:

- Non-Compliance with the Michigan Lead and Copper Rule
- Decreased reliability in aging infrastructure, resulting in possible water disruptions to customers.

It is due to these reasons that the City of Gladstone has deemed the No Action alternative not feasible, because it will not address long-term sustainability to the water distribution systems and would place the City in non-compliance with the Michigan Lead and Copper Rule.

Regionalization

Regional alternatives have been considered in the past and would consist of a connection to the City of Escanaba, located 3.5 miles to the southwest, or to Rapid River, located 5 miles to the northeast. Connection to the City of Escanaba has been eliminated as a regionalization alternative due to the lack of treatment capacity at the existing City of Escanaba water treatment plant and the long transmission distance between the two cities. Rapid River does not operate a municipal water system.

The regionalization alternative was not considered further because it would not address the replacement of lead service lines and would place the City in non-compliance with the Michigan Lead and Copper Rule.

Replacement

Complete replacement of the identified 330 lead service lines would put the City of Gladstone in compliance with the Michigan Lead and Copper Rule.

B. Analysis of Principal Alternatives

The three principal alternatives that were considered include:

1. No Action: This alternative would do nothing to put the City in compliance with the Michigan Lead and Copper Rule.

2. System Regionalization: This alternative involves regionalizing a water distribution system but would do nothing to address the replacement of lead service lines which is required to be in compliance with the Michigan Lead and Copper Rule.
3. System Replacement: This alternative involves replacement of 330 lead service lines.

Alternative 1: No Action

This alternative would put the City in Non-Compliance with the Michigan Lead and Copper Rule.

It was for this reason that the no action alternative was deemed not feasible.

Alternative 2: System Regionalization

This alternative involves regionalizing a water distribution system and does not address the need to replace lead service lines to maintain compliance with the Michigan Lead and Copper Rule. It was for this reason that the system regionalization was not chosen.

Alternative 3: System Replacement

This alternative would replace 330 lead water service lines in the project area, improving water quality.

This alternative achieves all the goals of the project and does it in the most cost-effective way. Lead Service Line replacement will put the City in compliance with the Michigan Lead and Copper Rule. Refer to User Costs in the Selected Alternative section for user rate increases.

See Appendix A for a cost estimate of this alternative.

This is why the system replacement alternative was chosen as the preferred option.

C. Monetary Evaluation

Table 2: Present Worth Analysis

Description	Alternative 3
Capital Costs	\$4,041,780
Annual O & M	\$1,304,552
Future Salvage Value	\$0
Present Worth of O & M	\$20,336,873
Present Worth of Salvage Value	\$0
Total Present Worth	\$24,378,653

Note: Federal discount rate of 2.5% for water resources projects was used.

Sunk Costs

Financial commitments made before and during the project planning have not been included in the project cost or cost-effectiveness analysis. The existing facilities and land have been under City control for many years and existing bond indebtedness, if any, has not been included in the cost-effectiveness analysis for the various alternatives. Also, the Project Plan preparation costs have not been included in the cost-effectiveness analyses.

Present Worth

Present worth is the sum that if invested now, at a given interest rate, would provide exactly the funds required to pay all present and future costs. A present worth analysis was used in the monetary evaluation of the alternatives. A planning period of 20 years and a real discount rate of 2.5% was used for this analysis.

Salvage Value

Salvage value is assumed to be \$0. Once a piece of pipe is put in the ground it no longer has a monetary value.

Escalation

Cost estimates for each alternative were done in 2026 dollars and no cost escalator was used.

Interest During Construction

Interest during construction was not applied in the present worth analysis.

Mitigation Costs

No significant structural or nonstructural mitigative measures are expected to be needed for long-term implementation of the project. Temporary construction control measures, such as limiting working hours and installation of soil erosion and sedimentation control measures, are planned to minimize short-term environmental impacts of the construction activities. Short-term mitigation measures have been accounted for in the cost estimates.

User Costs

Refer to user costs in the selected alternative section for details on how the proposed project will affect the City's utility rates.

Delivery Method

The proposed project is intended to be delivered using the design-bid-build delivery method.

D. Environmental Evaluation

Table 3 summarizes the potential environmental impacts due to each alternative.

Table 3: Environmental Evaluation

Category	Alternative 1 No Action	Alternative 2 System Regionalization	Alternative 3 System Replacement
Historical/Archaeological	1	1	1
Air Quality	1	1	1
Wetlands	1	1	1
Coastal Zones	1	1	1
Floodplains	1	1	1
Natural or Wild and Scenic Rivers	1	1	1
Surface Waters	1	1	1
Recreational Facilities	1	1	1
Topography	1	1	1
Geology	1	1	1
Soils	1	1	1
Agricultural Resources	1	1	1
Sensitive Habitats	1	1	1
Threatened/Endangered Species	1	1	1
Unique Features	1	1	1
Total	15	15	15

1 = No Impact, 2 = Some Impact, 3 = Most Impact

None of the considered alternatives are expected to result in long-term impact to historical, archaeological, geological, cultural or recreational resources in the study area. Both action alternatives would have temporary construction related direct adverse impacts to air quality, noise, traffic and material consumption. The action alternatives would have a temporary positive impact on economics through construction related employment and materials purchased. They would also have positive long-term impacts on the area water quality due to a reliable water distribution system.

SECTION 4: SELECTED ALTERNATIVE

A. Relevant Design Parameters

The selected alternative is Alternative 3: System Replacement. This alternative will replace 330 lead water service lines in the project area. All work is expected to take place within existing public right-of-way with the exception of the private side lead water service line replacements. Existing piping will be replaced with adequately sized pipe in accordance with current engineering standards. Construction will consist of open trench excavation for replacement of lead water service lines and restoration of surface features. Directional drilling may be utilized when it is found to be cost effective.

B. Design Criteria

Water System

Design criteria will be in accordance with “Recommended Standards for Water Works – 2012” (Ten States Standards); Michigan’s requirements under the Clean Water Act, Act 399 P.A. 1976; and EGLE’s requirements of 100 gallons per inch diameter per mile per day allowable leakage. The following general criteria should also be observed for water distribution systems:

- a minimum pipe size diameter of 6 inches is required on all municipal water lines (water lines which provide fire protection);
- operating pressures: 35 psi minimum, 150 psi maximum, 20 psi minimum residual during fire flow;
- fire flow: residential 750 GPM, commercial/industrial 2,000 GPM, duration 2 hours;
- water mains shall be subjected to pressure and leakage testing in accordance with AWWA C600; and
- minimum storage: average daily demand.

C. Useful Life

The project will install copper pipe for the water services. These materials all have a useful life of 100 years, which is much longer than the DWSRF loan terms.

D. Schedule for Design and Construction

The following table shows the proposed schedule.

Table 4: Proposed Schedule

Task	Date
Notice of Intent to Apply	October 2025
Overburdened Status Survey Form	March 2026
Draft Project Plan Submittal	May 2026
Advertise for Public Hearing	April 2026
Hold Public Hearing	May 2026
Submit Final Project Plan	June 2026
Project Priority List Announcement	September 2026
Milestone Schedule	October 2026
EA and FONSI	April 2027
Draft Plans and Specs to EGLE	February 2027
Part I Application	May 2027
Part II Application	May 2027
Advertise for Bids	May 2027
Bid Opening	June 2027
Part III Application	July 2027
Loan Closing	August 2027
Construction Award	September 2027
Construction Completion	November 2029

E. Cost Summary**Table 5: Total Project Costs Funded Through DWSRF**

Total Water Related Costs	\$4,041,780
---------------------------	-------------

Refer to Appendix A for a detailed project cost estimate.

F. Authority to Implement the Selected Alternative

The City of Gladstone has successfully implemented numerous public works projects and has proven it has the legal, institutional, financial and managerial resources to accomplish completion of the proposed alternative.

G. User Costs

The City plans to use water user charges to repay the debt for the proposed project. A summary of the water user costs before and after the project is presented in Table 6 and Table 7. These costs are based on the average usage of a residential customer. Average residential usage from City billing records was determined to be 2,774 gallons per month for water. The City has approximately 2,230 residential and commercial water users.

Table 6: Current Utility Rates

Description	Water
Fixed Charge 5/8" meter	\$18.25
Commodity Charge per 1000 gal.	\$6.30
Total Monthly Charge	\$35.73

The City is requesting a 30-year or 40-year loan from EGLE. For the purpose of this report, assumed loan terms of 2.0% interest for 30 years was used in the user cost analysis.

The following table shows the estimated rate increases required to cover the loan payments.

Table 7: Utility Rates After Project

Description	Water
Project Cost Funded through SRF	\$4,041,780
Annual Payment: 2.0% for 30 Years	\$180,465
Monthly Increase per Residential User	\$5.87
Total Monthly Charge Before Project	\$35.73
Total Monthly Charge After Project	\$41.60

H. Overburdened Community Status

The Overburdened Status and Significantly Overburdened Community Status Determination worksheets were submitted to EGLE in March of 2026. At the time of report writing, it is assumed that the City is considered overburdened. Refer to Appendix G.

SECTION 5: EVALUATION OF ENVIRONMENTAL IMPACTS

A. Analysis of the Impacts

Direct Impacts

1. Construction Impacts: Negative impacts to archaeological, historical or cultural resources are not anticipated. All program requirements related to the State Historic Preservation Office (SHPO) will be met as the project development process is completed at a later date. Based on the conceptualized project scope of work, there are no anticipated impacts to cultural or historic properties resulting from this project. Surface water and groundwater will not be negatively impacted by the project. Mitigation measures to control stormwater runoff during construction will be required by the contract documents. There will be short-term impacts to air quality due to fugitive dust from construction activities. This will be mitigated through watering. The project is not expected to have any adverse impacts to floodplains, wetlands, stream crossings, shorelands, prime or unique agricultural lands or threatened and endangered species. All work will be limited to previously developed areas.
2. Operational Impacts: Improvements to the water system will put the City in compliance with the Michigan Lead and Copper Rule and improve water quality.
3. Social Impacts: There will be an increase to water user costs as a result of the project. The City will need to increase rates to pay for the water loan. Refer to the User Cost section on page 34 for rate increase. The project will create short-term economic benefits due to the needed construction workers and materials. The project will also cause short-term traffic delays during construction. Relocation of residents or businesses will not be required. Long-term social impacts will be positive, as this project will increase efficiency and reliability in the project area.

Indirect Impacts

1. Land Development: The areas of improvement are in areas of existing water service and will not change the rate, density, or type of land development. No changes will be made to any transportation routes.
2. Land Use: The project will not make changes to land use.
3. Air and Water Quality: The project will not negatively impact air and water quality.
4. Secondary Growth: The project is not expected to spur secondary growth.
5. Cultural, Human, Social and Economic: Impacts to cultural, human, social and economic resources will be positive, as a sustainable water distribution system will promote public health and safety.
6. Aesthetics: The project will not negatively impact area aesthetics. Minor destruction during construction will be offset by restoration.
7. Resource Consumption: The project will not increase resource consumption in any way. Construction activities will produce extra solid waste, but the extra waste will not be reoccurring over the useful life of the infrastructure.

Cumulative Impacts

The proposed project is not expected to create any adverse impacts to the environment that increase over time or that result from individually minor but collectively significant actions taking place over time.

SECTION 6: MITIGATION

Where adverse impacts due to construction of the proposed project cannot be avoided, mitigation measures will be implemented. Costs for mitigation measures were considered and included, where applicable, in the engineer's opinion of cost. Mitigation measures needed during construction will be included in the construction contract documents.

A. Short-Term Construction Related Mitigation

General Construction

Anticipated construction problems include high groundwater and areas of inferior pipe bedding and backfill soil material. These are normal occurrences with construction in the area. Planning and design will mitigate these issues and should not be a problem for qualified contractors.

Traffic

Short-term street closures and traffic rerouting is expected during construction. Any traffic disruptions that occur due to construction related activities will be organized and controlled to minimize disruption to local, transient, and emergency traffic. All needed barriers and signing or flagging will be in accordance with City, County and Michigan Department of Transportation (MDOT) standards.

Safety

All work shall comply with Federal, State and local laws governing activities, safeguards, devices and protective equipment. Minimum requirements are defined by the U.S. Department of Labor and the Michigan Occupational Safety and Health Act.

Dust and Noise

Construction dust and noise will be required to be kept to a minimum. No on-site burning will be allowed. Water will be used to control fugitive dust.

Erosion

A Soil Erosion and Sedimentation Control Permit will be required for the project. Site specific mitigation measures will be addressed during design and included in the construction contract documents.

Restoration

Damaged roadway, curbing, driveway and sidewalk surfaces will be restored to equal or better condition, in accordance with modern construction standards. Undeveloped areas will be restored with topsoil, fertilizer, mulch and seed or sod as needed.

Utilities

Disruptions of utility services during construction will be kept to the minimum necessary to complete the project. In the event proposed utility upgrades will disrupt service for a long duration, temporary service lines will be required. It is expected there will be minor disruptions when water services going to individual residential houses and businesses are replaced.

Valuable Features

This project is not expected to significantly impact valuable existing features such as mature vegetation. Areas of proposed construction are already fully developed.

Construction Spoils

Disposal of construction spoils in wetlands, floodplains, shorelines or other sensitive areas will not be allowed. Any disposal of material will need to be permitted and disposed of at an approved location.

Permitting

Water permits will be required from EGLE, along with a Soil Erosion and Sedimentation Control Permit from Delta County.

Endangered/Threatened Species

The project is not anticipated to impact endangered or threatened species.

Stream Crossings

The proposed work does not involve any stream crossings.

Wetlands

Impacts to wetlands will be avoided as the installation of new service lines are through residential yards in previously disturbed areas or through the use of directional drilling.

B. Mitigation of Long-Term Impacts

General Construction

No adverse long-term impacts are expected as a result of the proposed project.

Siting Decisions

All construction will take place in already developed street right-of-ways. Exact locations of utilities will be determined during project design.

Operational Impacts

The proposed project will not have an operational impact to the City's water distribution or water treatment systems. The project will be replacing old failing infrastructure.

C. Mitigation of Indirect Impacts

Master Plan and Zoning

Long range planning by the City identified the proposed project areas. These areas are all in previously developed areas and would have no effect on planning and zoning in the City. The work will not impact historical features, agricultural land or other natural features.

Ordinances

Local ordinances are in place regarding minimum building construction, operation standards and site erosion control. Wetlands, floodplains and other sensitive habitats are protected by State laws and permits.

Staging of Construction

Construction activities will be staged in a way to minimize disruption to local residences and businesses.

SECTION 7: PUBLIC PARTICIPATION

A. Public Hearing on Project Alternatives

A public hearing was held at X:XX p.m. on XXXXXXXX, at Gladstone City Hall.

Scott Nowack from Coleman Engineering Company presented on the contents of the Project Plan. Refer to Appendix B for an outline of the presentation, comments after the presentation and the related responses, draft meeting minutes and a sign-in sheet of participants.

The public hearing notice was posted on the City's website on May 11, 2023, which meets the 10-day notice requirement. A screen shot of the posting is included in Appendix F.

B. Adoption of the Project Plan

On May 22, 2023, the City of Gladstone passed a resolution to approve the Project Plan. Refer to Appendix C for the signed resolution.

Update once Public Hearing is determined

City of Gladstone

Drinking Water State Revolving Fund Project

Preliminary Opinion of Cost

LSLR Project

CEC - 10/20/2025

Items	Units	Unit Cost	Total
Lead Service Line Replacements (LSLR)	330	\$ 9,500	\$ 3,135,000

Archeological Monitoring
ELAC = Engineering, Legal, Admin, Contingency

Construction Total	\$	3,135,000
Arch Monitoring	\$	100,000
ELAC	\$	806,780
Grand Total	\$	4,041,780



MICHIGAN DEPARTMENT OF ENVIRONMENT, GREAT LAKES, AND ENERGY

Finance Division

FISCAL YEAR 2027 INTENT TO APPLY FORM

This form must be submitted by all applicants seeking financing through the State Revolving Fund programs in fiscal year (FY) 2027 (October 1, 2026 – September 30, 2027). This includes the Drinking Water State Revolving Fund (DWSRF), Clean Water State Revolving Fund (CWSRF), and Strategic Water Quality Initiatives Fund (SWQIF). The Intent to Apply form may be submitted at any time but is due on or before November 1, 2025. Applicants must complete a separate form for CWSRF and DWSRF, if applying for both.

General InformationDate Submitted: **10/28/2025**ITA Tracking Number: **1028-1943**

Is this project a carry-over from a plan submitted within the previous five fiscal years?

☐ Yes ☒ No ☐ Unknown

Project Name:

City of Gladstone - LSLR Project

Project Need:

Replacement of remaining lead service lines in the City to be in compliance with the State of Michigan Lead Copper rule.

FY27 Project Scope:

Replacement of Lead Service Lines at various locations throughout the City of Gladstone as mandated by the State of Michigan Lead Copper rule.Legal Name of Municipality*: **City of Gladstone**County*: **Delta**Applicant Contact Person Name*: **Rob Spreitzer**Title*: **Superintendent**Phone Number*: **(906) 428-3460**Email*: **rspreitzer@gladstonemi.gov**Alternative Email: **ebuckman@gladstonemi.gov**Consulting Engineer Name: **Scott Nowack, P.E.**Firm: **Coleman Engineering Company**

Phone Number: (906) 774-3440 Email: glessard@coleman-engineering.com

Project Information

Project funding source*:

- ☐ Clean Water State Revolving Fund
☒ Drinking Water State Revolving Fund
☐ Strategic Water Quality Initiatives Fund

Treatment Facility Name (if applicable): **City of Gladstone**

Will the proposed project result in a new or increased discharge requiring NPDES permit issuance?

☐ Yes ☐ No ☐ Unknown

Are you planning on constructing a new well? ☐ Yes ☒ No ☐ Unknown

Proposed Construction Start Date: **12/2026**

FY 2027 Estimated Total Project Cost: **\$ 4,041,780**

(FY 2027 loan amount including any LSLR and/or Emerging Contaminant costs if applicable)

Will the project planning document include future work beyond the FY 2027 loan:
 (This would include projects to be financed by future SRF loan(s) in FY 2028-2031.)

☐ Yes ☒ No ☐ Unknown

FY 2027 Lead Service Line Replacement Cost: **\$ 4,041,780**

Estimated Number of Lead Service Lines replaced by FY 2027 project: **330**

FY 2027 Emerging Contaminant Cost: **\$ 0**

Identify additional funding sources being used on the project (check all that apply):

- ☐ MDOT ☐ USDA
☐ MEDC ☐ Other:

Identify any completed project-related planning documents (check all that apply):

- ☒ Capital Improvements Plan ☒ Project Plan ☐ NASSCO Report
☒ Asset Management Plan ☐ Infiltration & Inflow Study ☐ Master Plan

☒ Preliminary Engineering Report

☐ Environmental Report

☐ Other:

☐ Sanitary Sewer Evaluation Study

☐ Watershed Management Plan

☒ Reliability Study

☒ DSMI

Additional Information

Overburdened Community Status Determination Worksheets for FY 2027 cannot be completed until early 2026. Once the form is available, it will be posted to the [SRF: Affordability Criteria website](#) and information will be sent to all applicants. Note that a new form is required every year for all applicants.

Please note: Applicants for CWSRF funding may be required to use a Qualifications-based Selection (QBS) process to select and hire an architectural and engineering firm for those costs to be eligible for CWSRF funding. This includes planning, design engineering and construction engineering services. Your assigned project manager will discuss these requirements in more detail.

After your submission is received, you will be contacted by an assigned EGLE Water Infrastructure Funding and Financing Section (WIFFS) project manager within the next couple weeks to discuss the next steps. The project manager can help to identify project funding opportunities, challenges, and project planning guidance to assist the efforts of the applicant and their consulting engineer.

For questions, please visit our website at Michigan.gov/CWSRF and Michigan.gov/DWSRF, or contact WIFFS at 517-284-5433 or EGLE-WIFFS@Michigan.gov. You may also contact the [SRF Project Manager](#) located in your EGLE District Office

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. Questions or concerns should be directed to the Nondiscrimination Compliance Coordinator at EGLE-NondiscriminationCC@Michigan.gov or 517-249-0906.

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

APPENDIX G: OVERBURDENED COMMUNITY STATUS WORKSHEETS

Finance Division

Overburdened Preliminary Determination for FY27 State Revolving Fund Projects

Applicant Information

Applicant: City of Gladstone
 ITA Tracking Number: 1028-1943
 Project Name: City of Gladstone - LSLR Project
 Funding Source: DWSRF
 Regional System: ☒ Yes ☐ No

Contact Information

Name of Applicant Contact and Title	Gary Lessard
Email	glessard@coleman-engineering.com
Phone Number	(906) 282-4768

Summary of Determination

Preliminary Determination	Overburdened
SRF Loan Minimum to Maintain or Gain Overburdened Status	\$

The table above displays the preliminary results of the application. If the box displays a significantly overburdened determination then the applicant has a preliminary determination of significantly overburdened for FY27. If the box displays overburdened, whether by calculation or not, the applicant has a preliminary determination of overburdened for FY27.

The following pages break down the information that was submitted and used for the preliminary determination. When a final determination has been made, the applicant will be notified of the result.

City of Gladstone Blended Community Worksheet

Municipality Name	Percent of Flow	MAHI	TVPC	MAHI Contribution	TVPC Contribution
Gladstone city	99.86	\$54,970.00	\$26,036.00	\$54,893.00	\$26,000.00
Escanaba township-Delta County	0.14	\$81,250.00	\$41,604.00	\$114.00	\$58.00
Flow Total	100			Blended MAHI \$55,007.00	Blended TVPC \$26,058.00

Initial Overburdened Screening

MAHI Threshold Qualification	
Overburdened Determination Without Need for Calculation	Overburdened

For determinations made using anticipated debt (i.e., determinations where the change in loan amount will change the applicant status from overburdened to not or vice versa), a final determination will be made based upon the final loan amount after bids/project scope is finalized and not the anticipated amount provided on this form.

If this applicant has applied for overburdened or significantly overburdened status in prior fiscal years, the numbers in the survey (i.e., breakdown of municipalities and their flow amounts, annual payments on existing debt, total OM&R, and REUs) will be compared to check for discrepancies as most of these numbers should be similar year to year. EGLE will contact the applicant if inconsistencies are found, and the final determination may change if the original numbers need to be updated.

I **Gary Lessard** on behalf of **City of Gladstone** hereby certify that the information in this form is complete, true, and correct to the best of my knowledge.

☒ Yes

03/10/2026

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ITA Tracking Number: 1028-1943

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.

Preliminary

PROPERTY MAINTENANCE 2025

PRESENTED BY:
CODE OFFICIAL: GEORGE SAILER
2026

MISSION:

TO PROMOTE AND MAINTAIN A SAFE, HEALTHY,
AND ATTRACTIVE ENVIRONMENT FOR
RESIDENCES, BUSINESSES, AND VISITORS
THROUGH EDUCATION AND ENFORCEMENT OF
CITY CODES AND ORDINANCES IN A FAIR,
CONSISTENT, AND PROFESSIONAL MANNER.

WHAT PROPERTY MAINTENANCE ENFORCEMENT DOES

3

Item 17.

Two main branches of Property Maintenance/Code Enforcement

- Rental Inspection Program
- Code Enforcement

SCOPE OF WORK

- Complaint based and proactive inspections of properties
- Issuance of violation notices
- Compliance timelines & follow-up inspections
- Court preparation and testimony
- Resident education & voluntary compliance assistance
- Fee/Fines/Penalty Collection

COMMUNITY ISSUES ADDRESSED

4

- Unsafe and deteriorating structures
- Overgrown lots & yard debris
- Rodents, pests & fire hazards
- Negative impacts on neighboring properties
- Declining neighborhood appearance & property values
- Other: property line disputes, neighbor complaints, vehicle/recreation vehicles issues

2025 CODE ENFORCEMENT OVERVIEW

5

COMPLAINT	NUMBER
Animals	7
Blight	83
Damage/Structure	4
Grass	102
Parking/Vehicle	32
Property Dispute	4
Snow	111
Tree	1
Other	45
TOTAL COMPLAINTS	389
Complaints Closed	370
Complaints Open	19
Closure Rate	96%
Total Citations	98
Total Costs Citations	\$40,850

COM PARISON TO 2024

COMPLAINT	2025	2024
Animals	7	2
Blight	83	54
Damage/Structure	4	4
Grass	102	108
Parking/Vehicle	32	20
Property Dispute	4	0
Snow	111	45
Tree	1	1
Other	45	38
TOTAL COMPLAINTS	389	272
Complaints Closed	370	253
Complaints Open	19	19
Closure Rate	96%	93%
Total Citations	98	117
Total Costs Citations	\$40,850	\$44,800

RENTAL PROGRAM 2026

Item 17.

- Rentals are inspected on a two-year basis
- 501 Rental Units in the City
- 239 Rental Buildings in the City

OUTCOMES

8

OUTCOMES

- Commend the community - Majority of cases resolved without court action
- High voluntary compliance rate
- Reduced repeat violations
- Improved neighborhood conditions
- Enforcement focuses on compliance, not punishment

OTHER BENEFITS

- Reduced calls for police, fire & public works
- Stabilized neighborhoods; protect property values and tax base
- Prevent neighborhood decline & higher future costs
- Supports safe, clean and stable neighborhoods
- Safe, clean neighborhoods will attract people to buy and build residences in the city.





AFTER PHOTO



Item 17.

GOALS 2026

- Adopt New Property Maintenance Code
- Evaluate Junk Vehicle Ordinance
- Consider Methods for Collection of Fees/Fines
- Develop Condemned Home Database
- Develop Process for Before/After Photo's
- Develop Blight Removal Program

THANK YOU

Questions, Concerns,
Issues???