

Village of Baldwin

Baldwin, MI 49304

REGULAR MEETING,

for July 13 , 2026

Location of meeting: Village of Baldwin Hall
620 Washington St., Baldwin MI 49304

Meeting was called to order at 6:02 PM.

Pledge of Allegiance was recited.

Roll call: President Harold Nichols, Tim Jannereth, Curtis Miller, Kelly Zoellner, Pam Anderson Theresa Lamb, Clerk

Absent:

Guests: Attorney Cindy Wotila

. Agenda:

- K. Zoellner moves to accept the agenda, supported by T. Jannereth, All Ayes. 0 Nays, 1 Absent, Motion Carried.

Minutes:

- The minutes from the June 8, 2026 meeting were approved with 2 corrections date of meeting and missing sentence on Sheriff Report. A motion from K. Zoellner, and support from T. Jannereth, brought an all Ayes, 0 Nays, 1 absent vote. Motion carried.
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Financial Report:

- Financial reports for the month of June were Accepted as presented. T. Jannereth moved with support from C. Miller. All Ayes. 0 Nays, 1 absent. Motion Carried.

Payment of Bills:

- The bills for the month of June 2026 were presented to the council for payment approval. A motion from P. Anderson, and support from T. Jannereth brought a roll call vote : President Nichols, Aye., K. Zoellner, Aye., C. Miller, Aye. and T. Jannereth, Aye. All Ayes, 0 Nays, 1 absent. Motion carried.

Public Comment:

- The council heard from the Mr. and Mrs. Largin speaking of their disapproval of the potash off loading that will take place on railroad property in the next few years.
- Commissioner Welford was not in attendance. \

Sheriff Report: Sheriff Martin was not in attendance.

Attorney Report:

- Ms. Wotila presented a petition for the annexation of the 19 acres in the proposed industrial park.
- She also gave her opinion on the Planning Commission's questions on the topic of lowering the mandated 1,100 square footage for residential homes, to 900 sq ft. She further stated, the commission needs to consider zoning of single wide mobile homes, modular homes and pre-fab homes.
- Ms. Wotila also reported she continues to work with the Zoning Administrator on issues with the current Master Plan, she proposed a presentation to the Planning Commission as to the interface between the Planning Enabling Act and the Zoning Enabling Act.
- Attorney Wotila followed up on the Agreement for Services with the DDA, and discussed the terms of the agreement with the board. The Agreement is set to be executed at the next DDA meeting on July 20, 2026.

Building and Grounds, Airport:

- Airport: Nothing at this time.
- SPARK GRANT Update: Fencing is up on the new pickleball court, electric and infrastructure for the splash pad are currently underway.
- *** Proposals for a partial or full resurface of the Village Hall/ garage storage bays was presented to the council. The cost to do the Administration portion of the bldg.. is \$38,056.00 and the entire bldg. cost is \$88,982.00.** The Clerk/Accountant gave her opinion on funding the project, recommending a 60/40% split between the Equipment Fund, and the Property Tax Fund. This would provide for the entire building to be resurfaced, without disrupting the budgetary balances for the next fiscal year.
A motion from P. Anderson, supported by T. Jannereth brought a unanimous roll call vote from the council. President Nichols, Aye., T. Jannereth, Aye., C. Miller, Aye., K. Zoellner, Aye. and P. Anderson, Aye. All Ayes, 0 Nays, 0 Absent. Motion carried.

DDA/ PURE MARKETTE:

- Pure Markette continues to attract many visitors weekly.

WWTP/Water:

- **The Council was presented with a 5 year proposal for servicing 8 backup generators.** 1 at the WWTP, 2 Lift Stations, 4 Wells and 1 at Village Hall. The Level 1 contract from **Wolverine Power Systems** will cost a total of \$11,330.00/yr. The Sewer Fund portion, \$4,885.00, Water Fund portion \$5,270.00, and the Equipment Fund, \$1,180.00. Committing to a 5yr contract will insure the

current rates for 5 concurrent years. **A motion from K. Zoellner and support from C. Miller brought a roll call vote to accept the 5 yr contract with Wolverine Power. President Nichols, Aye., T. Jannereth, Aye. P. Anderson, Aye., C. Miller, Aye, and K. Zoellner, Aye. All Ayes, 0 Nays, 0 Absent. Motion carried.**

- Please see IAI written report.

Streets and Equipment:

- Waiting for quote from LCRC on pothole repair and edge ruts throughout the Village of Baldwin.

Clerk/Office Mgr:

- 1st and 2nd Quarter Budget Amendments were presented to council, only 2 amendments were necessary in 2 Quarters:

101-265-865-000	General Fund Insurance	Increase Budget to \$9,000.00 from \$8,500
101- 000-410-000	General Fund Per. Prop Tx	Decrease Budget to \$36,000 from \$36,500
203-441-933-000	Local St Fund Rout. Main.	Increase Budget to \$20,000 from \$10,000
203-441-939-000	Local St Fund Street Const.	Decrease Budget to \$15,000 from \$25,000

Planning/Zoning:

Nothing to report at this time.

Ordinance Enforcement:

- See written report.

New Business: Reappoint Diane Smolinski to a new 5yr term to expire 8/22/2031
Reappointment Tabled, President Nichols wants to meet with the Housing Commission Board.

Old Business: .None

Adjournment:

P. Anderson moved to adjourn the council meeting at 8:15 pm, with support from T. Jannereth. All Ayes, 0 Nays, 0 Absent. Motion carried.

Next Meeting : August 10, 2026 @ 6:00pm

Minutes taken and typed by
T. Lamb, Village Clerk

