



GLADSTONE CITY COMMISSION REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue
November 27, 2023
6:00 PM

MINUTES

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

Clerk Berry called the roll:

PRESENT

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

No public comment.

Motion made by Commissioner Akkala, Seconded by Commissioner Pontius to approve the consent agenda.

MOTION CARRIED

Motion made by Mayor Thompson, Seconded by Commissioner Styczynski to table the Jones Property Lake Shore Drive to December 11, 2023 Regular Meeting.

MOTION CARRIED

Motion made by Commissioner Styczynski, Seconded by Mayor Pro-Tem Mantela to approve the sale of the 2.3-acre Industrial Park Lot, 699 Clark Drive East, to Mr. Robert Bosk for \$20,000 as recommended by Gladstone EDC.

MOTION CARRIED

Motion made by Commissioner Akkala, Seconded by Mayor Thompson to approve the Gladstone Downtown Development Authority's application for the MACC FY24 Region 1b Minigrants Projects Round 2 for \$4,000 for the Gladstone Farmers Market.

MOTION CARRIED

Motion made by Mayor Thompson, Seconded by Commissioner Akkala authorize miscellaneous invoices, special assessment invoices, and past due utility balances as follows:

Special Assessments Off to Winter 2023 Property Taxes

Name	Parcel Number	Current Installment	10% Penalty	Total
Assessment #315 Dakota Avenue Project				
Jeremy & Jessica Brock	040-012-00	\$ 123.16	\$ 12.32	\$ 135.48
Maria Maniaci	040-007-50	\$ 123.16	\$ 12.32	\$ 135.48
		\$ 246.32	\$ 24.63	\$ 270.95
Assessment #316 Michigan Avenue Project				
Brian Bizeau	057-010-00	\$ 81.40	\$ 8.14	\$ 89.54
Peter & Jolie Dzanbdzoff	066-008-00	\$ 123.20	\$ 12.32	\$ 135.52
William & Kelly Cavanaugh	073-012-00	\$ 123.20	\$ 12.32	\$ 135.52
Nicholas McGuire	083-004-00	\$ 123.20	\$ 12.32	\$ 135.52
		\$ 451.00	\$ 45.10	\$ 496.10
Assessment #318 9th Street Project				
Scott Anderson	275-008-00	\$ 133.50	\$ 13.35	\$ 146.85
Heather Aos	041-005-50	\$ 160.20	\$ 16.02	\$ 176.22
James Belanger	043-023-00	\$ 112.14	\$ 11.21	\$ 123.35
Stephen & Staci Berg	047-010-00	\$ 186.90	\$ 18.69	\$ 205.59
Jay Bostwick	041-007-00	\$ 93.45	\$ 9.35	\$ 102.80
John Caldwell	046-010-00	\$ 224.28	\$ 22.43	\$ 246.71
Aaron Carlson	275-019-00	\$ 168.21	\$ 16.82	\$ 185.03
China Lilly	047-024-00	\$ 512.64	\$ 51.26	\$ 563.90
Robyn Daley	047-008-00	\$ 224.28	\$ 22.43	\$ 246.71
Amanda & Matthew Debauche	060-010-00	\$ 120.15	\$ 12.02	\$ 132.17
Lori & Duane Nelson	405-029-00	\$ 133.50	\$ 13.35	\$ 146.85
Theresa Doneau	041-006-00	\$ 213.60	\$ 21.36	\$ 234.96
Anthony Emmi	041-007-90	\$ 93.45	\$ 9.35	\$ 102.80
Thomas Garvey	046-008-00	\$ 146.85	\$ 14.69	\$ 161.54
Taiko Goodman	048-021-00	\$ 112.14	\$ 11.21	\$ 123.35
Brock & Nicole Gundry	275-025-00	\$ 133.50	\$ 13.35	\$ 146.85
Mary Hale	044-005-00	\$ 299.04	\$ 29.90	\$ 328.94
Ashley Hoffman	041-007-30	\$ 93.45	\$ 9.35	\$ 102.80
CJ Holdings	621-018-00	\$ 1,148.10	\$ 114.81	\$ 1,262.91
Craig & Margaret Johnson	042-008-00	\$ 149.52	\$ 14.95	\$ 164.47
David King	042-007-00	\$ 74.76	\$ 7.48	\$ 82.24
Rebecca & John Leonoff	015-015-00	\$ 373.80	\$ 37.38	\$ 411.18

Name	Parcel Number	Current Installment	10% Penalty	Total
Maria Maniaci	040-007-50	\$ 373.80	\$ 37.38	\$ 411.18
John & Lisa Martin Jr	047-009-00	\$ 186.90	\$ 18.69	\$ 205.59
Matthew Martin	051-012-00	\$ 373.80	\$ 37.38	\$ 411.18
Devin Mathieson	405-018-00	\$ 133.50	\$ 13.35	\$ 146.85
Robyn Starr	276-011-00	\$ 267.00	\$ 26.70	\$ 293.70
James Nelson	060-002-00	\$ 112.14	\$ 11.21	\$ 123.35
Samantha Tyson & David Alvarado	048-019-00	\$ 149.52	\$ 14.95	\$ 164.47
Tim Nickell	029-009-00	\$ 149.52	\$ 14.95	\$ 164.47
Justin Poquette	030-011-00	\$ 149.52	\$ 14.95	\$ 164.47
Matthew Persondek	060-001-00	\$ 112.14	\$ 11.21	\$ 123.35
James Renner Sr	042-004-00	\$ 112.14	\$ 11.21	\$ 123.35
Shannon & Paul Reynolds	060-004-00	\$ 224.28	\$ 22.43	\$ 246.71
James & Lori Rian	047-001-00	\$ 971.88	\$ 97.19	\$ 1,069.07
Mallory Nelsen	039-007-00	\$ 373.80	\$ 37.38	\$ 411.18
Jeffrey & Tammy Rose	275-017-00	\$ 435.21	\$ 43.52	\$ 478.73
Leslie Savola	275-022-00	\$ 200.25	\$ 20.03	\$ 220.28
Clinton & Amelia Seawright	621-007-00	\$ 165.54	\$ 16.55	\$ 182.09
Kenneth & Shannon Taylor	051-001-00	\$ 373.80	\$ 37.38	\$ 411.18
Carl Wight	043-016-00	\$ 74.76	\$ 7.48	\$ 82.24
Michael Williams	047-020-00	\$ 112.14	\$ 11.21	\$ 123.35
		\$ 9,959.10	\$ 995.91	\$ 10,955.01

Assessment #319 4th Street Paving

Theresa & Glen Green	004-017-00	\$ 302.10	\$ 30.21	\$ 332.31
Marvin & Ashley Cherette	006-007-00	\$ 302.10	\$ 30.21	\$ 332.31
Gerald Koski II	004-015-00	\$ 422.94	\$ 42.29	\$ 465.23
Angelina Moore	016-012-00	\$ 60.42	\$ 6.04	\$ 66.46
Steven & Terri Sargent	012-027-00	\$ 302.10	\$ 30.21	\$ 332.31
Kim Marie Schultz	016-011-00	\$ 60.42	\$ 6.04	\$ 66.46
		\$ 1,450.08	\$ 145.01	\$ 1,595.09

Assessment #321 15th Street Paving

Keith & Laurel Allen	353-013-00	\$ 179.57	\$ 17.96	\$ 197.53
Steven Clausen	616-094-00	\$ 1,311.52	\$ 131.15	\$ 1,442.67
Gregory Balenger	616-042-00	\$ 224.47	\$ 22.45	\$ 246.92
Zachary Beaudre	621-063-10	\$ 296.62	\$ 29.66	\$ 326.28
Paula Brown & Roger Fritz	616-029-00	\$ 457.25	\$ 45.73	\$ 502.98
Gerlad Clausen	616-047-00	\$ 513.06	\$ 51.31	\$ 564.37

Name	Parcel Number	Current Installment	10% Penalty	Total
Assessment #322 North Bluff Drive Project				
Barnhart	371-010-00	\$ 267.71	\$ 26.77	\$ 294.48
John & Mary Dawson	617-004-70	\$ 397.34	\$ 39.73	\$ 437.07
Tracy & Sara Harris	371-044-00	\$ 386.29	\$ 38.63	\$ 424.92
Tyler Haddon	570-004-00	\$ 303.56	\$ 30.36	\$ 333.92
Brandon Harris	371-018-00	\$ 193.00	\$ 19.30	\$ 212.30
James & Margie King	373-060-00	\$ 339.41	\$ 33.94	\$ 373.35
Cynthia & Jamie LaFave	371-037-00	\$ 234.59	\$ 23.46	\$ 258.05
Jason & Tera LaFond	371-014-00	\$ 267.71	\$ 26.77	\$ 294.48
Jason & Kim LaPlant	371-012-00	\$ 267.71	\$ 26.77	\$ 294.48
Dave & Donna Larson	371-036-00	\$ 234.59	\$ 23.46	\$ 258.05
Nicholas Larson	371-042-00	\$ 287.53	\$ 28.75	\$ 316.28
Raymond & Linda Maki	371-017-00	\$ 193.15	\$ 19.32	\$ 212.47
Seth Miller	177-001-00	\$ 372.53	\$ 37.25	\$ 409.78
Sherry Myers	371-025-00	\$ 253.95	\$ 25.40	\$ 279.35
Sherry Myers	371-013-00	\$ 267.71	\$ 26.77	\$ 294.48
James Ott	371-048-00	\$ 276.04	\$ 27.60	\$ 303.64
Norman Parish & Elizabeth Irving	570-002-00	\$ 303.56	\$ 30.36	\$ 333.92
Anthony & Faye Runkel	570-001-00	\$ 303.56	\$ 30.36	\$ 333.92
Timothy Seger	371-020-00	\$ 256.68	\$ 25.67	\$ 282.35
Jamie Siedlecki	371-027-00	\$ 507.75	\$ 50.78	\$ 558.53
Leon Smiltneck	617-009-00	\$ 568.55	\$ 56.86	\$ 625.41
Elsie & Homer Stafford	570-011-00	\$ 303.56	\$ 30.36	\$ 333.92
Linda Peterson	371-039-00	\$ 418.51	\$ 41.85	\$ 460.36
Mary Stock	371-023-00	\$ 316.72	\$ 31.67	\$ 348.39
Andrew & Kimberley Tryan	620-002-70	\$ 345.01	\$ 34.50	\$ 379.51
Jason Vanbrocklin	371-040-00	\$ 131.09	\$ 13.11	\$ 144.20
Marc & Katrina Viau	620-007-40	\$ 444.37	\$ 44.44	\$ 488.81
		\$ 8,442.18	\$ 844.22	\$ 9,286.40
Assessment #323 Southwest Paving Project				
TLC Properties	385-001-00	\$ 737.58	\$ 73.76	\$ 811.34
UP Properties Inc.	385-003-00	\$ 193.34	\$ 19.33	\$ 212.68
Lusardi Subs Inc	385-004-00	\$ 241.37	\$ 24.14	\$ 265.51
		\$ 1,172.29	\$ 117.23	\$ 1,289.52
Total To Write Off to Taxes		\$ 34,800.69	\$ 3,480.07	\$ 38,280.76

UTILITIES
OFF TO TAXES
Winter 2023

Account No	Parcel ID	Acct Name	Service Address	Owner Name	Owner Street	City, State, Zip	Electric	Fire	Protection	Refuse	Sewer	Water	Compost	Utility Balance	10% Pen	Total	Notes		
1213-31	052-031-007-00	Della Hilde	408 N 9th St	Clara Sawright	526 S Kent 17 75 Dr	Esanaba, MI 49837	\$ 194.47	\$ 5.50	\$ 67.57	\$ 124.81	\$ 18.51	\$ 16.51	\$ 232.90	\$ 23.29	\$ 194.47	\$ 19.45	\$ 213.92	enforced off turned on for an inter-donor & new 2nd bill	
1434-33	052-339-001-00	Kassia Simonsky	532 N 16th St	Michael Willis	1706 N Lakeside Dr	Gladstone, MI 49837	\$ -	\$ -	\$ 162.62	\$ -	\$ -	\$ 75.12	\$ 237.74	\$ 23.77	\$ 261.51	\$ 26.15	\$ 287.66	enforced off & landlord placed in their name, tenant still living there	
1624-31	052-175-023-00	Kelly Norkool	433 29th St	Kelly Norkool	433 29th St	Gladstone, MI 49837	\$ -	\$ -	\$ 46.73	\$ 189.24	\$ 99.25	\$ 21.23	\$ 877.77	\$ 87.78	\$ 955.55	\$ 95.55	\$ 1,051.10	enforced off turned on for an inter-donor & new 2nd bill	
1628-30	052-382-033-00	Laurie Mason	5 Annin St	Laurie Mason	5 Annin St	Gladstone, MI 49837	\$ 313.41	\$ 7.21	\$ 46.73	\$ 189.24	\$ 99.25	\$ 21.23	\$ 877.77	\$ 87.78	\$ 955.55	\$ 95.55	\$ 1,051.10	enforced off & landlord placed in their name, tenant still living there	
2072-42	052-030-002-00	Tama Wingo	509 Dakota Ave	Jeff Diebold II	703 Michigan Ave	Gladstone, MI 49837	\$ 219.45	\$ 24.10	\$ 235.20	\$ 1,037.48	\$ 175.10	\$ 104.74	\$ 1,805.07	\$ 180.61	\$ 1,985.68	\$ 198.57	\$ 2,184.25	enforced off turned on for an inter-donor & new 2nd bill	
2366-32	052-099-011-00	OT Road Sports	1023 Delta Ave	Dan Brown Jr	1036 LL Rd	Royal River, MI 49878	\$ 287.76	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 287.76	\$ 28.78	\$ 316.54	enforced off turned on for an inter-donor & new 2nd bill		
2901-30	052-377-048-00	Frances Ott	11 McLeister Dr	James Ott	PO Box 18308	Utica, MI 48318	\$ 105.29	\$ 8.40	\$ -	\$ -	\$ -	\$ 23.04	\$ 138.73	\$ 13.87	\$ 152.60	\$ 15.26	\$ 167.86	enforced off turned on for an inter-donor & new 2nd bill	
2986-34	052-019-004-00	Cassandra Schreck	515 Michigan Ave	Leslie Benschuler	515 Michigan Ave	Gladstone, MI 49837	\$ 23.85	\$ 1.60	\$ 16.62	\$ 148.00	\$ 74.50	\$ 4.90	\$ 263.47	\$ 26.35	\$ 290.22	\$ 29.02	\$ 319.24	enforced off turned on for an inter-donor & new 2nd bill	
3071-33	052-082-008-00	Uyler Land Rentals	1236 Michigan Ave	Brendan Debold	1236 Michigan Ave	Gladstone, MI 49837	\$ 22.24	\$ 1.27	\$ 8.17	\$ 18.37	\$ 9.34	\$ 3.77	\$ 63.16	\$ 6.32	\$ 69.48	\$ 6.95	\$ 76.43	enforced off turned on for an inter-donor & new 2nd bill	
3203-42	052-048-023-00	Karla Andrews	904 Minnesota #1	Sherrin Holdings LLC	E-4021 E Londe Spur Rd	Clubbun, MI 49816	\$ -	\$ 9.15	\$ 119.19	\$ 222.90	\$ 119.83	\$ 55.02	\$ 526.09	\$ 52.61	\$ 578.70	\$ 57.87	\$ 636.57	enforced off turned on for an inter-donor & new 2nd bill	
3220-36	052-099-018-00	Brendon Strom	1014 Minnesota Ave	Jeff Diebold II	703 Michigan Ave	Gladstone, MI 49837	\$ 314.99	\$ 7.13	\$ 46.73	\$ 307.21	\$ 157.87	\$ 21.28	\$ 855.55	\$ 85.55	\$ 941.08	\$ 94.11	\$ 1,035.19	enforced off turned on for an inter-donor & new 2nd bill	
3234-43	052-065-006-00	Charles Thomas Baker III	1111 Minnesota Ave #2	Spectral Holdings LLC	E-4021 E Londe Spur Rd	Clubbun, MI 49816	\$ -	\$ 1.93	\$ 12.48	\$ 16.79	\$ -	\$ 5.76	\$ 36.96	\$ 3.70	\$ 40.66	\$ 4.07	\$ 44.73	enforced off turned on for an inter-donor & new 2nd bill	
3948-31	052-078-005-00	Joan Willis	1310 Secor Ave	DSV SPV LLC	PO Box 1348	Leominster, SC 29071	\$ 922.15	\$ 6.08	\$ 39.43	\$ 164.09	\$ 86.22	\$ 17.37	\$ 835.34	\$ 83.53	\$ 918.87	\$ 91.89	\$ 1,010.76	enforced off turned on for an inter-donor & new 2nd bill	
4063-31	052-378-374-00	Ryan Tallberg	50 Triguery Ave	Eric Tallberg	78738 Sun Rise Canyon A	Palmdale, CA 92211	\$ -	\$ 4.93	\$ 24.01	\$ 56.67	\$ 27.33	\$ 14.95	\$ 127.89	\$ 12.79	\$ 140.68	\$ 14.07	\$ 154.75	enforced off turned on for an inter-donor & new 2nd bill	
4423-30	052-581-007-00	Anne Harris	50 Wackerren	Anne Harris	3 Annin St	Gladstone, MI 49837	\$ 388.36	\$ -	\$ 130.74	\$ -	\$ -	\$ 60.40	\$ 579.50	\$ 57.95	\$ 637.45	\$ 63.75	\$ 701.20	enforced off turned on for an inter-donor & new 2nd bill	
4457-32	052-515-001-00	New Property Management LLC	915 Blackwell Ave	New Property Maint LLC	PO Box 2496	DePue, WI 54115	\$ 40.73	\$ -	\$ 13.76	\$ -	\$ -	\$ -	\$ -	\$ 54.49	\$ 5.45	\$ 59.94	\$ 5.99	\$ 65.93	enforced off turned on for an inter-donor & new 2nd bill
Business							\$ 2,634.70	\$ 87.32	\$ 917.25	\$ 2,285.66	\$ 788.25	\$ 516.69	\$ 7,119.87	\$ 711.99	\$ 7,831.86				
Landlord							\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Back to Bank							\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Enforced shut-off							\$ -	\$ 1,553.57	\$ 26.74%										
Vacant							\$ -	\$ -	\$ 0.00%										
Prev Owner/Tenant							\$ -	\$ 3,914.07	\$ 54.97%										
Subtotal							\$ -	\$ 5,808.89											
All Others							\$ -	\$ 1,309.98	\$ 18.40%										
Total							\$ -	\$ 7,119.87											

Compressions (match w/ 10% penalty)
Summer 2023 \$7,987.45

Winter 2022 \$3,996.47 (large commercial balance)
Summer 2022 \$28,346.93
Winter 2021 \$4,487.88
Summer 2021 \$7,268.48 (large commercial balance)
Winter 2020 \$21,956.01
Summer 2020 \$12,246.63

MOTION CARRIED

Manager Buckman reported the following:

- Successful Deer Season
- Met with attorney for the Sault Tribe regarding their medical clinic where they have applied to have the land put in their tribal land trust. I filed a letter of opposition, and we are discussing a possible agreement
- Met with Public safety & 911 regarding using our tower for some of their equipment
- Financial Opportunities Committee met
- O'Connor Letters
- Happy Thanksgiving

Motion made by Mayor Thompson, Seconded by Commissioner Pontius to set a work session for Monday, December 11, 2023 at 4:00 PM City Hall for Committee to present to full Commission.

MOTION CARRIED

The year-to-date financials were presented to the Commission

There being no further business before the Commission, Mayor Thompson adjourned the meeting at 6:54 PM.

Mayor Joe Thompson

City Clerk Kimberly Berry