

GLADSTONE



GLADSTONE CITY COMMISSION REGULAR MEETING

City Hall Chambers – 1100 Delta Avenue

May 22, 2023

6:00 PM

PRESENT: Mayor Joe Thompson, Commissioners Judy Akkala, Brad Mantela, Rob Pontius, and Greg Styczynski

ABSENT: None

Mayor Joe Thompson called the meeting to order, Commissioner Brand Mantela gave the invocation, followed by the Pledge of Allegiance and Clerk Kim Berry called the roll.

Mr. Brett Niemi, WPPI and Mayor Thompson presented WPPI Public Power Scholarship Recipients Miss Kaitlyn Demeuse and Miss Mya LaFave \$1,000 each.

Gladstone BraveBots gave a presentation of EVE the robot. Mr. Brett Niemi, WPPI and Mayor Thompson presented the Gladstone BraveBots a donation in the amount of \$1,000.00.

Mayor Thompson opened the Public Hearing for the Water Department Project Planning Document for Water System Improvements at 6:16 PM.

The following individual made public comments:

Mr. Mike O'Connor, 526 Minnesota Avenue

Mr. Scott Nowack, Coleman Engineering provided a summary of the project and answered questions.

Mayor Thompson closed the public hearing at 6:31 PM.

**CITY OF GLADSTONE RESOLUTION No. 2023-06
ADOPTING A FINAL PROJECT PLANNING DOCUMENT
FOR WATER SYSTEM IMPROVEMENTS
AND DESIGNATING AN AUTHORIZED PROJECT REPRESENTATIVE**

Motion by Commissioner Judy Akkala; seconded by Commissioner Brad Mantela to:

WHEREAS, the City of Gladstone, Michigan recognizes the need to make improvements to its existing water treatment and distribution system; and

WHEREAS, the City of Gladstone, Michigan authorized Coleman Engineering Company to prepare a Project Planning Document, which recommends the construction of water distribution system replacement and lead service line replacement in designated areas; and

WHEREAS, said Project Planning Document was presented at a Public Hearing held on May 22, 2023 at 6:00 P.M. and all public comments have been considered and addressed;

NOW THEREFORE BE IT RESOLVED that the City of Gladstone, Michigan formally adopts said Project Planning Document and agrees to implement the selected alternative (Alternative 3).

BE IT FURTHER RESOLVED that the City Manager, a position currently held by Eric Buckman, is designated as the authorized representative for all activities associated with the project referenced above, including the submittal of said Project Planning Document as the first step in applying to the State of Michigan for a Drinking Water State Revolving Fund Loan to assist in the implementation of the selected alternative.

Yeas: Mayor Joe Thompson, Commissioners Judy Akkala, Brad Mantela, Rob Pontius, and Greg Styczynski

Nays: None

Abstain: None

Absent: None

RESOLUTION DECLARED ADOPTED

The following individuals spoke under public comment:
Delta County Commissioner District 2 Steve Viau

Motion by Commissioner Styczynski; seconded by Commissioner Pontius to approve the consent agenda as presented.

MOTION CARRIED UNANIMOUSLY

Motion by Commissioner Mantela; seconded by Commissioner Styczynski to approve the Gladstone Robotics UP Color Run on Sunday, September 10, 2023.

MOTION CARRIED UNANIMOUSLY

WPPI Energy "Leading with Purpose" Presentation by Valy Goeprich, Vice President of Operations:

LEADING WITH PURPOSE

Updates for WPPI Energy Member Governing Bodies

Valy Goepfrich
VP Operations
vgoepfrich@wppienergy.org

Gladstone City Commission
May 22, 2023



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WPPI BY THE NUMBERS

- Public power joint action agency formed in 1980
- 51 Members, 3 States
- Governed by Board of Directors
 - One representative for each member
 - 11-member Executive Committee elected by the Board
- Peak demand: 999 megawatts (MW) ⁽²⁰²²⁾
- Total assets: \$751.3 million ⁽²⁰²²⁾
- Annual budget: \$524.4 million ⁽²⁰²³⁾



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OUR MISSION

To help member utilities accomplish more by working together for reliable, affordable, responsible electricity, forward-thinking services and effective advocacy.

OUR VISION

WPPI Energy members will set the standard for locally owned utilities working together to help their communities thrive.

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MEMBER-FOCUSED BUSINESS PLAN

Driven By Shared Purpose



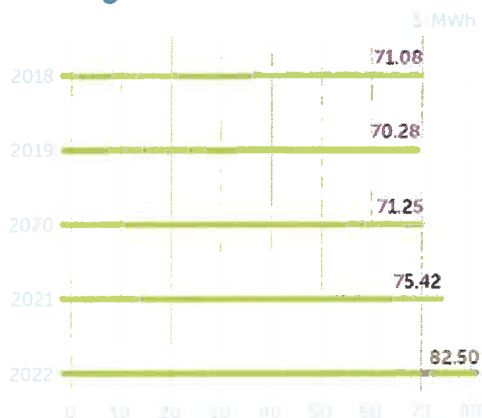
- Shaped by feedback from all members
- Key Objectives
 - Reliable, cost-effective, responsible power supply
 - Forward-looking services
 - Effective energy policy advocacy
- 2023 Top Initiatives
 - Long-term resource planning
 - Member interconnection process for solar
 - Organizational staff development

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POWER COSTS REMAIN COMPETITIVE

Average Power Cost to Members



2022 Costs
WPPI 9.5% above budget as high natural gas costs drive up market energy prices

Falling natural gas costs, lower market energy prices

Improvement in 2023

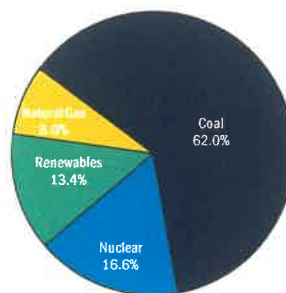
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RESOURCES

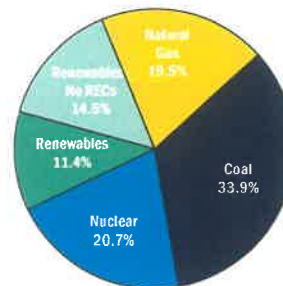
Diverse, Competitive, Responsible

- 431 MW owned resources
- No single unit provides more than 10% total capacity
- Diverse purchased power suppliers and staggered contract lengths
- Manageable future capacity needs
- Decreasing dependence on coal

2010 Fuel Mix



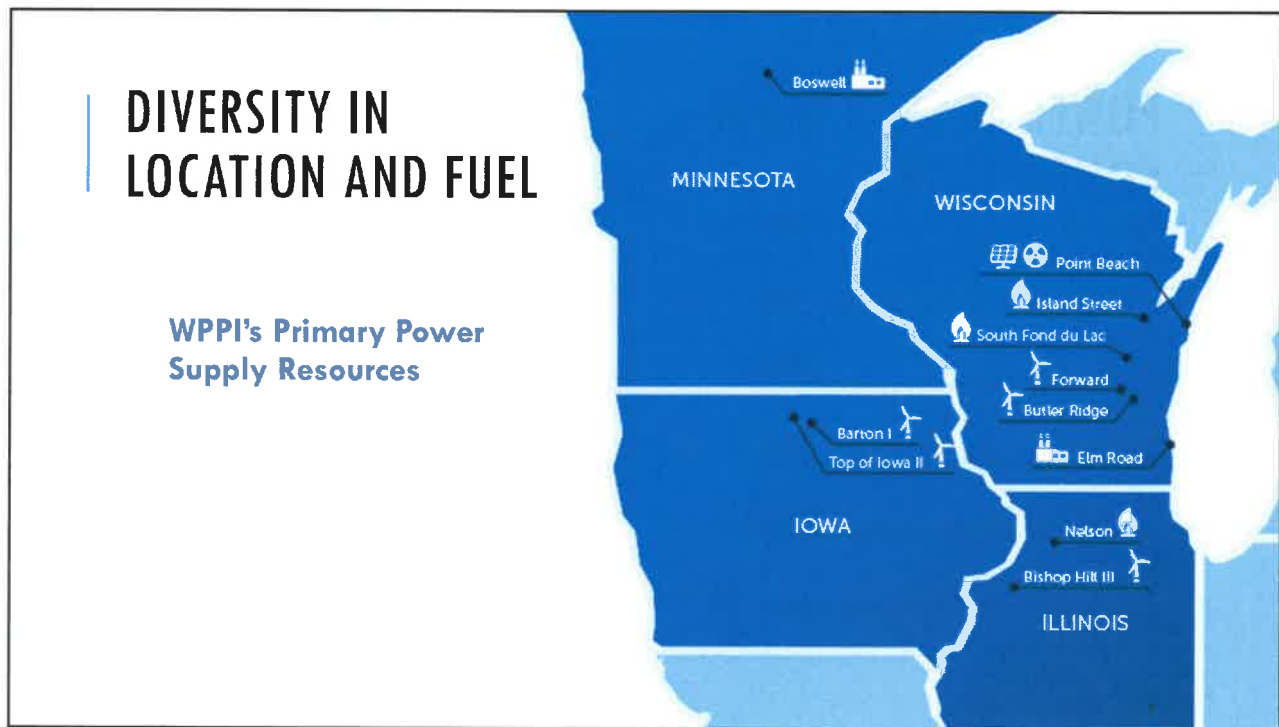
2022 Preliminary Fuel Mix*



*The area of the chart labeled "Renewables" represents the portion of electricity received from renewable sources for which WPPI Energy received and has not sold the associated Renewable Energy Credits (REC). These RECs may in the future be used by WPPI Energy to comply with regulatory requirements, retired for other purposes or sold to third parties. The portion of the chart labeled "Renewables, No RECs" represents the portion of electricity received from renewable sources for which WPPI Energy did not purchase the associated RECs in the first instance, or for which the associated RECs have been sold.

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ENVIRONMENTAL RESPONSE

WPPI is targeting net-zero carbon by 2050

- We are on-track for a 45% reduction in CO₂ emissions from 2005 levels by 2025
- Engaged at the highest level of the company
 - Mike Peters served on WI Governor's Task Force on Climate Change and is a member of APPA Climate Task Force
- Reliability and costs are equally important
 - Reaching goal in a cost-effective way will require continuing improvements in technology

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KEEPING COSTS DOWN: 2023A BONDS

Refunding of WPPI's 2013A Bonds Outstanding

- Approximately \$112 million of 2013A bonds
 - Callable on July 1, 2023
 - Bonds maturing between 2024-2037
- Transaction closed on April 6, 2023
 - 2.97% rate locked in as of May 5, 2022
 - Transaction to provide significant savings through 2037



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LEADING WITH PURPOSE

Continued strength in joint action.

- WPPI members remain engaged and unified for the shared purpose of helping their communities thrive.

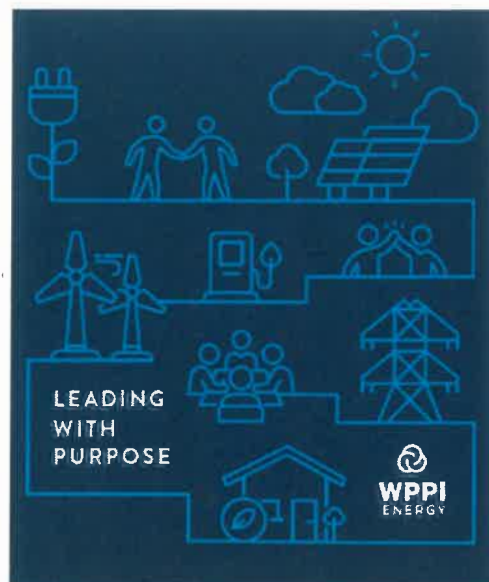
Reliable, affordable, responsible.

- We remain focused on delivering your community reliable wholesale power at a competitive cost while also reducing CO2 emissions.

Setting the standard.

- As a WPPI member, your community has helped build forward-thinking programs and services and a shared voice for energy policy advocacy that are unparalleled in our industry.

Thank you for helping to lead the way.



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QUESTIONS?

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THANK YOU

wppienergy.org
(608) 834-4500

Follow us on:    

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Motion by Commissioner Akkala; seconded by Commissioner Pontius to appoint Mr. Nathan Neumeier to the Gladstone Downtown Development Authority, with a term expiration date of May 2025.

MOTION CARRIED UNANIMOUSLY

Motion by Commissioner Styczynski; seconded by Mayor Thompson to reappoint Mr. Kyle Closs for reappointment to the Downtown Development Authority, with a term expiration of May 2027.

MOTION CARRIED UNANIMOUSLY

**City of Gladstone
County of Delta
Resolution No. 2023-07**

RESOLUTION AUTHORIZING A CLAIM FOR THE PROTECTING MI PENSION GRANT

Motion by Commissioner Brad Mantela; seconded by Commissioner Judy Akkala to:

WHEREAS, Public Act 166 of 2022, Section 979a(1) appropriated funds to the Michigan Department of Treasury (Treasury) for the Protection MI Pension: Michigan Local Pension Grant Program (Protecting MI Pension) for qualified units that operate a qualified retirement system, and

WHEREAS, a “qualified unit” means a city, county, township, village, or road commission that operates a qualified retirement system as defined in Public Act 166 of 2022, section 979a (7)c, and

WHEREAS, a “qualified retirement system”, as defined in Public Act 166 of 2022, section 979a(7)(b), means a retirement pension benefit within a retirement system, as defined in section 3 of the protecting local government retirement and benefits act, Public Act 202 of 2017, MCL 38.2803, of a qualified unit, with a funded ratio below 60 percent based on the last report filed as required by section 5 of the protecting local government retirement and benefits act, Public Act 202 of 2017, MCL 38.28035, as of December 31, 2021, and

WHEREAS, qualified units with a qualified retirement system are eligible to submit a claim for a grant award for an amount to increase the funding of the qualified retirement system liabilities to 60 percent funded or to a cap of \$170,000,000, whichever amount is less, and

WHEREAS, qualified units with qualified retirement systems shall comply with “grant award requirements”, and

WHEREAS, “grant award requirements” are defined in Section 979a (2)(a)-(f) of Public Act 166 of 2022, and further detailed as part of the Protecting MI Pension grant application (Treasury Forms 5886 and 5887), and

WHEREAS, Treasury requires each qualified unit’s governing body to adopt a resolution authorizing the Chief Administrative Officer to file a claim for an award for the Protecting MI Pension Grant Program, and

WHEREAS, City of Gladstone acknowledges that it: (i) is a “qualified unit”; (ii) operates a “qualified retirement system”; (iii) agrees to comply with “grant award requirements”; (iv) authorizes the Chief Administrative Officer to file a claim for a grant award on behalf of the local government;

And thus, is eligible to participate in a Protecting MI Pension Grant Program;

NOW, THEREFORE, BE IT RESOLVED THAT the City of Gladstone Commission hereby authorize participation in the Protecting MI Pension grant program (and on behalf of the City of Gladstone) authorizes Eric Buckman, City Manager to provide this resolution indicating its approval to Treasury, and to submit and execute documents requested by Treasury relating to the Protecting MI Pension grant program requirements.

YEAS: Mayor Joe Thompson, Commissioners Judy Akkala, Brad Mantela, Rob Pontius, and Greg Styczynski

NAYS: None

RESOLUTION DECLARED ADOPTED.

Motion by Commissioner Mantela; seconded by Commissioner Styczynski to approve request for disbursement of funds draw #10 totaling \$945,955.00 for the Wastewater Improvements Project.

MOTION CARRIED UNANIMOUSLY

Motion by Mayor Thompson; seconded by Commissioner Styczynski to appoint Commissioners Judy Akkala and Brad Mantela to the Funding Options Committee (FOC) to work with staff to review funding options available to the City.

MOTION CARRIED UNANIMOUSLY

Motion by Commissioner Akkala; seconded by Mayor Thompson to approved Resolution No. 2023-08 as presented.

MOTION CARRIED UNANIMOUSLY



Local Government Approval For On-Premises Tasting Room Permit
(Authorized by MCL 436.1536)

Instructions for Applicants:

- You must obtain a recommendation from the local legislative body for a new On-Premises Tasting Room Permit application.

Instructions for Local Legislative Body:

City of Gladstone Resolution No. 2023-08

- Complete this resolution or provide a resolution, along with certification from the clerk or adopted minutes from the meeting at which this request was considered.

At a regular meeting of the City of Gladstone council/board
(regular or special) (township, city, village)
called to order by Mayor Joe Thompson on 05-22-2023 at 6:00 PM
(date) (time)
the following resolution was offered:
Moved by Commissioner Judy Akkala and supported by Mayor Joe Thompson
that the application from Saunders Point Brewing, LLC
(name of applicant - if a corporation or limited liability company, please state the company name)

for a **NEW ON-PREMISES TASTING ROOM PERMIT**

to be located at: 1000 Delta Avenue, Gladstone, MI 49837

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are N/A

Vote

Yeas: 5

Nays: 0

Absent: 0

I hereby certify that the foregoing is true and is a complete copy of the resolution offered and adopted by the City of Gladstone
council/board at a regular meeting held on 05-22-2023
(regular or special) (date) (township, city, village)

Kimberly Berry

Print Name of Clerk

Kimberly Berry

Signature of Clerk

05-22-2023

Date

Under Article IV, Section 40, of the Constitution of Michigan (1963), the Commission shall exercise complete control of the alcoholic beverage traffic within this state, including the retail sales thereof, subject to statutory limitations. Further, the Commission shall have the sole right, power, and duty to control the alcoholic beverage traffic and traffic in other alcoholic liquor within this state, including the licensure of businesses and individuals.

Please return this completed form along with any corresponding documents to:

Michigan Liquor Control Commission

Mailing address: P.O. Box 30005, Lansing, MI 48909

Hand deliveries: Constitution Hall - 525 W. Allegan Street, Lansing, MI 48933

Overnight deliveries: 2407 N. Grand River Avenue, Lansing, MI 48906

Fax to: 517-763-0059

Motion by Commissioner Mantela; seconded by Commissioner Akkala to appoint Mayor Joe Thompson and Commissioner Greg Styczynski to the Ski Hill Subcommittee.
MOTION CARRIED UNANIMOUSLY

Motion by Commissioner Akkala; seconded by Mayor Thompson to approve the City of Gladstone and IBEW Local Union No. 876 contract effective April 1, 2023 – March 31, 2026 with corrections on page 1 Section 2 to remove “Regular” from second sentence and Section 2 A remove “permanent”; Article 4 Section 2 to remove “permanent”.
MOTION CARRIED UNANIMOUSLY

Motion by Commissioner Mantela; seconded by Commissioner Styczynski to enter closed session at 7:50 PM to consider personnel evaluations of City Manager Eric Buckman and City Clerk Kim Berry who have selected closed session as allowable under the Open Meetings Act 267 of 1976 (15.268) Section 8 item a.

Commissioner Mantela	Yes
Commissioner Pontius	Yes
Commissioner Styczynski	Yes
Commissioner Akkala	Yes
Mayor Thompson	Yes

MOTION CARRIED UNANIMOUSLY

Mayor Thompson called the meeting back into open session at 9:24 PM with no action taken in closed session.

Motion by Mayor Thompson; seconded by Commissioner Akkala that both Manager Eric Buckman and Clerk Kim Berry received excellent evaluations and to increase Manager Buckman’s annual salary to \$89,250.00.
MOTION CARRIED UNANIMOUSLY

There being no further business before the Commission; Mayor Thompson adjourned the meeting at 9:25 PM.

Mayor Joe Thompson

City Clerk Kimberly Berry