

CITY OF REED CITY
REGULAR COUNCIL PROCEEDINGS
July 13, 2026

Mayor Pro Tem Trevor Guiles called the meeting to order at 5:30 P.M. in Council Chambers, 227 E. Lincoln Avenue, Reed City, Michigan.

Present Trevor Guiles, James Anderlohr, Brad Nixon, Nicole Woodside, Charles Lupo and Nate Bailey. One Council seat vacant. Also in attendance: City Manager Rich Saladin, Wastewater Treatment Plant Superintendent Curt Brackenrich, Wastewater Treatment Plant Superintendent Bryan Pontz, DPW Superintendent Rich Rehkopf, City Clerk Chastity Eads, City Attorney Dave Porteous and City Treasurer Kadee Kidd. The meeting was opened with the Pledge of Allegiance. There were citizens in the audience.

Agenda Motion by Nixon, seconded by Guiles, **CARRIED**, to approve the agenda as amended by adding item #8 City Wide Citizen Resource Manager under New Business and adding item #3 appointing a council member to the Planning Commission under Mayor's report. Affirmed by voice vote.

Audience comments
None

Minutes Motion by Woodside, seconded by Bailey, **CARRIED**, to accept the minutes of the June 8, 2026, regular meeting as presented. Affirmed by voice vote.

Bills Motion by Woodside, seconded by Bailey, **CARRIED**, to approve paying bills in the total amount of \$627,835.36 as presented. Roll call vote. Voting yes were Anderlohr, Guiles, Lupo, Nixon and Bailey, and Woodside.

Reports Fire Chief Jeffrey Stein, Police Chief Christopher Lockhart, Rich Rehkopf, DPW, and Curt Brackenrich, WWTP, filed written reports. Kadee Kidd provided by email, Financial Reports, including a Revenue/Expenditure Report as of June 30, 2026. Motion by Bailey, seconded by Anderlohr, **CARRIED**, to Department Head written reports as submitted. Affirmed by voice vote.

County Commissioner Russ Nehmer provided a written report from the July County Commission meeting as presented. Motion by Woodside, seconded by Lupo, **CARRIED**, to accept the County Commissioner report into record as submitted. Affirmed by voice vote.

Old Business

Resolution 2026-22 Adopt 2025 Master Plan

Motion by Anderlohr, seconded by Lupo, **CARRIED**, to adopt Resolution 2026-22 City Council Resolution to Adopt 2025 Master Plan. Roll call vote. Voting yes were Lupo, Guiles, Anderlohr, Bailey, Woodside and Nixon.

CITY OF REED CITY OSCEOLA COUNTY, MICHIGAN

Resolution No. 2026-22

CITY COUNCIL RESOLUTION TO ADOPT MASTER PLAN

WHEREAS, the Michigan Planning Enabling Act (MPEA) authorizes the Planning Commission to prepare a Master Plan for the use, development and preservation of all lands in the City; and

WHEREAS, the Planning Commission prepared a proposed new Master Plan and submitted the plan to the City Council for review and comment; and

WHEREAS, on February 9, 2026, the City Council of Reed City received and reviewed the proposed Master Plan prepared by the Planning Commission and authorized distribution of the Master Plan to the Notice Group entities identified in the MPEA; and

WHEREAS, no comments were submitted to City Council upon expiration of the notice period; and

WHEREAS, the Planning Commission held a public hearing on January 5, 2026 to consider public comment on the proposed new Master Plan, and to further review and comment on the proposed new Master Plan; and

WHEREAS, on July 6, 2026, the Planning Commission adopted a Resolution to Approve the Master Plan and Recommend Adoption to City Council; and

WHEREAS, City Council held a public hearing on June 8, 2026 to consider public comment on the proposed Master Plan; and

WHEREAS, the City Council finds that the proposed new Master Plan is desirable and proper and furthers the use, preservation, and development goals and strategies of the City; and

WHEREAS, the MPEA authorizes the City Council to assert by resolution its right to approve or reject the proposed Master Plan;

THEREFORE BE IT HEREBY RESOLVED AS FOLLOWS:

1. *Adoption of January 2026 Master Plan.* The City Council hereby approves and adopts the proposed 2025 Master Plan, including all of the chapters, figures, maps and tables contained therein. Pursuant to MCL 125.3843 the City Council has asserted by resolution its right to approve or reject the proposed Master Plan and therefore the approval granted herein is the final step for adoption of the plan as provided in MCL 125.3843 and therefore the plan is effective as of July 13, 2026.
2. *Findings of Fact.* The City Council has made the foregoing determination based on a review of existing land uses in the City, a review of the proposed Master Plan provisions and maps, input received from the Planning Commission and public hearing, and with the assistance of a professional planning group, and finds that the new Master Plan will accurately reflect and implement the City goals and strategies for the use, preservation, and development of lands in the City of Reed City.
3. *Effective Date.* The Master Plan shall be effective as of the date of adoption of this resolution.

The foregoing resolution offered by Council Member Anderlohr. Second offered by Council Member Lupo.

Upon roll call vote the following voted:

"Aye": Guiles, Nixon, Woodside, Lupo, Anderlohr, and Bailey (list names of members voting "aye")

"Nay": _____ (list names of members voting "nay")

Abstain: _____ (list names of members abstaining from voting)

RESOLUTION DECLARED ADOPTED.

Chastity Eads

Chastity Eads, City Clerk

CERTIFICATE

I certify that this is a true and complete copy of a resolution adopted by the City Council of the City of Reed City, Osceola County, Michigan, at a regular meeting held on July 13, 2026, which was conducted, and public notice given in compliance with, the Open Meetings Act, Act 267 of the Public Acts of Michigan of 1976, as amended.

DATED: July 13, 2026

Chastity Eads

Chastity Eads, City Clerk

Updated Council Rules

Motion by Anderlohr, seconded by Lupo, **CARRIED**, to approve the proposed Council Rules update as presented. Affirmed by voice vote.

New Business

City Hall Closing to Public on August 7, 2026

Motion by Anderlohr, seconded by Nixon, **CARRIED**, to approve closing City Hall to the public on August 7, 2026, for a records day. Affirm by voice vote.

Resolution 2026-23 Certification of Additional Street to the City of Reed City Act 51 Local Street System

Motion by Anderlohr, seconded by Bailey, **CARRIED**, to adopt Resolution 2026-23 for Certification of Additional Street to the City of Reed City Act 51 Local Street System. Roll call vote. Voting yes were Lupo, Guiles, Anderlohr, Bailey, Woodside and Nixon.

**CITY OF REED CITY,
OSCEOLA COUNTY, MICHIGAN
RESOLUTION 2026-23**

**RESOLUTION FOR CERTIFICATION
OF ADDITIONAL STREET TO THE CITY OF REED CITY**

ACT 51 LOCAL STREET SYSTEM

At a regular meeting of the City Council of Reed City, Michigan, held at the City Hall on July 13, 2026.

PRESENT: Lupo, Anderlohr, Guiles, Bailey, Nixon, Woodside

ABSENT: _____

The following resolution was offered by member Anderlohr and supported by member Bailey.

WHEREAS the City of Reed City is requesting formal acceptance of a portion of S. Mill Street.

AND WHEREAS it is necessary to furnish certain information to the State of Michigan Department of Transportation to place this street within the City Street System for the purpose of obtaining funds under Act 51, P.A 1951 as amended.

NOW THEREFORE IT IS RESOLVED:

1. That said street is described as:

Part of Section 9, T17N-R10W, City of Reed City, Osceola County, State of Michigan. A part of the Southeast $\frac{1}{4}$ of said Section, said centerline being more particularly described as commencing at the Southeast corner of said Section; thence N89°31'45"W, along the South Section line, 1279.81 feet; thence S31°27'08"E, 21.55 feet to the centerline of Bittner Avenue and the point of beginning; thence N31°27'08"W, 94.58 feet; thence N07°57'27"W, 80.25 feet; thence N01°00'00"W, 66.27 feet to the centerline of Todd Avenue and the point of ending. Being 241.10 feet in total length.

2. That said street is located within the City of Reed City right-of-way and is under the control of the City of Reed City.
3. The said street is a public street and used for public street purposes.
4. That said street is accepted in the City of Reed City street system and open to the public for public use on or before _____.

ADOPTED:

AYES: Anderlohr, Nixon, Woodside, Bailey, Lupo, Guiles

NAYES: _____

Chastity Eads

Chastity Eads
City Clerk

I hereby certify that the foregoing is a true and complete copy of a Resolution adopted at a Meeting of the Council of the City of Reed City, Osceola County, Michigan, held on the 13th day of July, 2026, the original of which is on file in my office and available to the public. Public notice of said meeting was given pursuant to and in compliance with the Open Meetings Act, Act 267 of Public Acts of 1976.

Chastity Eads

Chastity Eads, Clerk
City of Reed City
207 East Lincoln Avenue
Reed City, Michigan 49677
Telephone No.: (231)832-2245

Resolution 2026-24 Recommendation for Planning Commission to hold a Public Hearing on Amending Zoning Ordinance Sections 1258.04 and 1258.02

Motion by Anderlohr, seconded by Nixon, **CARRIED**, to adopt Resolution 2026-24 to Recommend Planning Commission to hold a Public Hearing on Amending Zoning Ordinance Sections 1258.04 and 1258.02. Roll call vote. Voting yes were Lupo, Guiles, Anderlohr, Bailey, Woodside and Nixon.

**CITY OF REED CITY
OSCEOLA COUNTY, MICHIGAN
RESOLUTION NO 2026-24**

**RESOLUTION DIRECTING THE PLANNING COMMISSION TO SCHEDULE A
PUBLIC HEARING TO CONSIDER AMENDING ZONING ORDINANCE SECTIONS
1258.02 AND 1258.04**

The City of Reed City, Osceola County, Michigan

RESOLVES

At a regular meeting of the City Council of Reed City, Osceola County, Michigan, held in the City Hall on the 13th day of July, 2026, at 5:30 p.m., local time.

PRESENT: Lupo, Anderlohr, Guiles, Bailey, Nixon, Woodside

ABSENT: _____

The following resolution was offered by Anderlohr and seconded by Nixon .

Council Member, Roger Meinert's Resignation, Effective June 26, 2026

Motion by Bailey, seconded by Anderlohr, **CARRIED**, to accept the resignation of Council Member Roger Meinert, effective June 26, 2026. Affirmed by voice vote.

Veterans Memorial Concept & Cost PSA from Fleis & VandenBrink

Motion by Anderlohr, seconded by Bailey, **CARRIED**, to move forward with the Veteran's Memorial Concept and Cost PSA from Fleis & VandenBrink for the amount of \$8,100 as presented. Roll call vote. Voting yes were Lupo, Guiles, Anderlohr, Bailey, Woodside and Nixon.

Designate Treasurer, Kadee Kidd as acting City Manager from July 22-28

Motion by Woodside, seconded by Anderlohr, **CARRIED**, to designate Treasurer, Kadee Kidd as acting City Manager from July 22nd to July 28th. Roll call vote. Voting yes were Lupo, Guiles, Anderlohr, Bailey, Woodside and Nixon.

WWTP Project Change Order 15 (net deduction)

Motion by Bailey, seconded by Anderlohr, **CARRIED**, to WWTP Project Change Order 15 Net Deduction for the amount of \$79,843.20 as presented. Roll call vote. Voting yes were Lupo, Anderlohr, Bailey, Woodside and Nixon. Voting no was Guiles.

City Wide Community Resource Manager

Council Member Bailey led the discussion on having a city-wide community manager platform. Benefits and cost were shared about Go Gov software versus creating a city owned system. Council Member Bailey will present additional information at the next meeting. No action was taken at this time.

Consent Agenda

Motion made by Anderlohr, seconded by Woodside, **CARRIED**, to approve Consent Agendas as submitted. Affirmed by voice vote.

City Manager Report

In addition to the submitted written report, City Manager Saladin reported that the City is making progress toward meeting the essential standards required to become a Redevelopment Ready Community. A Consumers Energy Tree Grant application was submitted for 2026. The City also received a Cargill grant in the amount of \$2,500 to support tree planting and replacement efforts. The City's financial audit is scheduled for the week of October 12. City Manager Saladin expressed his appreciation to DPW for their ongoing maintenance and upkeep of the City's parks, noting that he has received numerous compliments regarding their appearance and condition. City Manager Saladin also expressed gratitude and recognition for Curt Brackenrich upon his retirement as Wastewater Treatment Plant Superintendent at the end of July, thanking him for his years of dedicated service to the City.

Mayor Report

Discussion regarding designation of an Acting Mayor for the August meeting. City Attorney, Dave Porteous shared information on the Charter provision referencing those who are present at the August meeting should designate an Acting Mayor at the start of the meeting.

Motion made by Lupo, seconded by Nixon, **CARRIED**, to confirm the Council appointment of James Anderlohr to the Planning Commission. Affirmed by voice vote.

Bill Review Reminder for August 2026 – Brad Nixon

Attorney Report

City Attorney, Porteous shared information on the new State Statute 2026 PA 17 Terms for Elected City Officials.

Council Comments

Council Members shared general comments and updates.

Audience comments

No Audience comments.

Adjournment Mayor Pro Tem Guiles adjourned the meeting at 6:42 P.M.

Chastity Eads

Chastity Eads, City Clerk