Gratiot County Board of Commissioners

Dave Owens, Chair
George Bailey Jan Bunting
Tim Gay Steven Sopocy

Tim Dolehanty, County Administrator
Angie Thompson, Clerk
214 E. Center Street, Ithaca, MI 48847
989-875-5215 (Clerk)

A Regular Full Board Meeting of the Board of Commissioners of Gratiot County was held Tuesday, September 15, 2026, beginning at 4:30 PM in the Gratiot County Courthouse Commissioners Room.

A. Call to Order by Chair Owens at 4:30 p.m.
B. Roll Call of Commissioners, Present: George Bailey, Jan Bunting, Tim Gay, Steve Sopocy, and Dave Owens. Absent: None. Also present: Administrator Tim Dolehanty and Clerk Angie Thompson.
C. Invocation by Commissioner Bailey.
D. Pledge of Allegiance to the Flag of the United States of America.
E. Additions/Deletions to Agenda and approval.
   1.
   Board Action: Motion by Bailey, second by Sopocy to approve the amended agenda. Motion Carried 5-0.
F. Declaration of Conflicts of Interest.
G. Consideration to Commence the public Hearing regarding the adoption of FY 2026-2027 Budget for Gratiot County.
   Board Action: Motion by Bailey, second by Sopocy to go into Public Hearing regarding the adoption of FY 2026-2027 Budget for Gratiot County at 4:33 p.m. Motion carried 5-0.
   1. Discussion of the FY 2026-2027 Gratiot County Budget.
   2. Public Comment.
   3. Consideration to adjourn the public Hearing.
      Board Action: Motion by Bailey, second by Gay to go into the Regular meeting at 4:34 p.m. Motion carried 5-0.
H. Consideration to Commence the public Hearing regarding the Lakeside Estates Brownfield Plan.

Board Action: Motion by Bailey, second by Sopocy to enter into Public Hearing regarding the Lakeside Estates Brownfield Plan at 4:34 p.m. Motion carried 5-0.

1. Discussion of the Lakeside Estates Brownfield Plan. Please visit: https://bit.ly/pine-river-brownfield for plan details.
2. Public Comment,
   Mr. objection to Brownfield Plan.
   Ali Barnes would like the Board to look at the impact the Brownfield will have, and she has handed out a list of 20 questions—that is in Extra's.
   Wade Resident of Lakeside Estates is worried about road is not maintained. How is the road going to support the building of 19 homes.
3. Consideration to adjourn the public Hearing.
   Board Action: Motion by Gay, second by Bailey to enter the Regular meeting at 4:45 p.m. Motion carried 5-0.

I. Brief public comment on agenda items.
The Board welcomes all public input and appreciates adherence to the time limits established. Each period shall be limited to one 3-minute comment per period.

J. Consideration of Consent Calendar: Board Minutes, Communications and recommendations from committees.
   1. Commissioner's Minutes from September 1, 2026.
   2. Communications.
      a. Gratiot County Drain Notices
      b. Gratiot County Road Commission Minutes.
      c. Department of Agriculture and Rural Development.
         Board Action: Motion by Bailey, second by Sopocy to approve the minutes and accept the communication. Motion carried 5-0.

K. Administrator's Report.
   Handed out a flier about National Association of Counties Membership. With some of the research they do, example of that is the Data Centers.
   Simmons vs Gratiot County FOIA appeal the legal team submitted wanting everything to be dismissed and the ruling came back in the Counties favor.

L. Commissioner Committee Reports.
   Commissioner Bailey: Layfette Township Hall is coming along. Wheeler normal meetings, they are dealing with having their computer compromised earlier this year. Advisory meeting for the Airport. North Star meeting, they still have problems with people living in campers. Saturday there is a Fly in at the Airport at 11 am. Tir e pick up in Alma between 8 am – 4 pm. At the Fair Grounds- they take up to 8 tires per person.

Commissioner Owens: Wanted to give Praise to Fred did a Great Job with the FEMA for Gratiot County.
Commissioner Bunting: MAC Conference. They were able to hear from both people running for Governor.
Commissioner Gay: City of Alma meeting, they had a building removed on Prospect Street. They are having a used book sale. The transportation contract was passed. They will be having a tour at the Cemetery. Mental Health meeting presentation on intense mental health cases.
Commissioner Sopocy: Elba Township meeting, new township hall is continuing to be improved. MAC conference, they talked about how the DNR are going to handle the Deer population. RANGE have better photos that could be used with our GIS. There was talk about the DATA centers. Housing affordability- Sopocy's concern giving tax money away over time, and the stress it will be on the County. They also had Candidates for this Election that is coming up. New Haven- concerns the Transmission line and Blight. Fulton Township big issues Perrinton is looking at hiring a person to handle the Sewer.

M. Consideration of New Business.

1. Consideration to approve Resolution 26-457 to Approve General Appropriations for Fiscal Year 2027.
   Tim went over some handouts—see Extra's.
   Kim VanHoose supports the Budget.
   MSU Extension supports the Budget.
   Keegan Equalization supports the Budget and will answer questions on the L-4029.
   Jon Rayburn Parks and Recreations support the Budget.
   Marion indigent Defense supports the budget.
   a. Animal Control-Jaime Haase.
      Would like the Staff to have an increase from what they are making now. They start out at $16.71 grade 2. Would like to bring them up to the rate as a Correction Officer, moving them to Grade 7 at a rate of $21.31 an hour.
   b. Prosecutor Attorney Office request.
      Laura will be only administrative as of October 1st, Laura will be gone at the first of the year. Hiring Asst. Prosecutors is very difficult, they found a person with 5 years' experience and would like them to start October 1, 2026.

   Board Action: Motion by Sopocy, second by Bailey to approve Resolution 26-457 to approve General Appropriations for Fiscal Year 2027. Roll Call: Yes: Bunting, Gay, Sopocy, Bailey, and Owens. No: None. Motion carried 5-0.
   Board Action: Motion by Sopocy, second by Bunting to approve the Prosecutor's office to hire an Assistant Prosecutor Attorney on October 1, 2026.

Roll Call: Yes: Gay, Sopocy, Bailey, Bunting, and Owens. No: None. Motion carried 5-0.

2. Consideration to approve Resolution 26-458 to Approve Annual Compensation for Non-Judicial Countywide Elected Officials and their Chief Deputies.
   Laura Bever asked to adjust requesting increase for the Attorney's in the office. The Chief was making about the same as the Prosecutor. Right now the 4 % increase-between, requesting on January 1- the Prosecutor will have a different gap between, and would like to work with the Administrator to get a proposal together.
   Board Action: Motion by Sopocy, second by Bailey to approve Resolution 26-458 to approve Annual Compensation for Non-Judicial Countywide Elected Officials and their Chief Deputies. Motion carried 5-0.
3. Consideration to approve Resolution 26-459 to Adopt Medical Benefit Contribution Limit for Calendar Year 2027.
   Board Action: Motion by Sopocy, second by Bunting to approve Resolution 26-459 to Adopt Medical Benefit Contribution Limit for Calendar Year 2027. Motion carried 5-0.
4. Consideration to approve Resolution 26-460 to Approve National Association of Counties Membership.
   Board Action: Motion by Sopocy, second by Bunting to approve Resolution 26-460 National Association of Counties Membership. Motion carried 5-0.
5. Consideration to approve Resolution 26-461 to approve the Brownfield Plan for Lakeside Estates Development, Pine River Township, Michigan, Pursuant to and in accordance with the provisions of Act 381 of the Public Acts of the State of Michigan of 1996, as Amended.
   Kasey the need for the Master Plan that we need housing. Brownfield house Tift. 5.4 Million investment to the County. The developer is taking the risk for the up front cost.
   Board Action: Motion by Bunting, second by Gay to table this so questions can be answered. Motion carried 5-0.
6. Consideration to approve Resolution 26-462 to approve Lease Agreement- Jon Rayburn.
   Board Action: Motion by Sopocy, second by Bunting to approve Resolution 26-462 to approve Lease Agreement with City of Alma. Motion carried 5-0.
7. Soil Conservation District- Kevin Craig.
   Board Action: Motion by Bunting, second by Sopocy to approve $125,000.00 to the Soil Conservation Department. Not Called.

   Board Action: Motion by Gay, Second by Bunting to table the motion for the until the next meeting to have an agreement for the Soil Conservation District.

Motion carried 5-0.

N. Consideration of Unfinished Business.

O. Discussion and Report on Finance and Budget Matters.

1. Consideration of Claims.

Board Action: Motion by Gay, second by Bailey to pay the expenditures. Motion carried 5-0

2 . Treasurer's Reports.

Board Action: Motion by Bailey, second by Sopocy to approve the treasurer report and put it on file. Motion carried 5-0.

P. Consideration to enter the Airport Meeting.

Board Action: Motion by Gay, second by Bailey to go into the Airport meeting. Motion carried 5-0.

Enter the Airport meeting at 7:02 p.m.

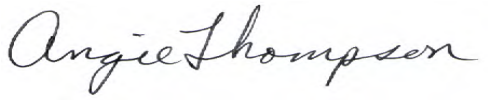
Regular Meeting reconvened at 7:17 p.m.

Q. Additional public comment.

Tami wanted the board to know that Lakeside Community has built her dream home.

R. Adjournment.

Board Action: Motion by Bailey, second by Gay to adjourn at 7:25 p.m.. Motion carried 5-0.



Angie Thompson, Gratiot County Clerk

Approved