

FINAL

Minutes VILLAGE OF HONOR

Regular Council Meeting

10922 Platte Street Honor, MI 49640

June 9, 2025

Meeting Called to order by President Theobald at 6:02pm.

Pledge of Allegiance Recited

Roll Call: Council- Denoyer, Theobald, Hepner, Wendel, Fuller PRESENT

Staff: Reed, Roth, Brow, Leone, Naulty PRESENT

Approval of Minutes: Motion by Theobald, second by Denoyer to approve May 12, 2025 regular council meeting minutes with amendment to page 8 replacing the name of the farmer to Hangover Hops LLC. 5/5 Ayes **MOTION PASSED.**

Board Comments on Agenda:

Approval of Agenda: Motion by Theobald, second by Hepner to approve agenda as presented. 5/5 Ayes **MOTION PASSED.**

Public Comments:

Steve Stephens- Indicated that Eden Hill nursery is closing. This is where the flowers for the flower pots placed in the village come from. He has reached out to Greystone to see if they may be able to provide flowers next year. He is also checking with a few others for price comparison. Steve suggested sending a letter of gratitude to Eden Hill for providing flowers over the years.

Diana Ross- Diana expressed frustration the village didn't provide trash pick up for the Homestead Township annual dump day. She asked the council what services her taxes were paying for as she is not provided sewer services on her road (Scenic Dr), street lights, etc. President Theobald explained that her taxes pay for street maintenance, plowing in the winter and that there was ample notification that the Village would not take part in dump day via letters mailed to residents, notification on sewer bills as well as at public meetings. President Theobald also indicated that her taxes to Homestead Township pays for the annual dump day. The Village chose not to participate in curbside pick up this year due to rising cost to the Village.

Andrew Smith- Thanked the Insurance company for putting siding on the food pantry building. It looks very nice!

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Special Guests/Presentations- NONE

Jennifer Wilkins- Jen, the President of the Village of Elberta shared about their experience with investing with MiClass. She shared a handout showing the breakdown of investment sub-accounts so money can be invested/earned and saved for specific things like streets, park & rec, building and maintenance etc. She explained that the money is readily available within a day or two with no penalty. She suggested having TWO admins for the MiClass account. President Theobald asked that we place MiClass on next month's agenda to have the council vote to move some funds and begin investing through MiClass.

Dennis Rodzik- Dennis addressed the council and public asking to lower the sewer rates. When the sewer system was redesigned in 2005 the Village received a grant for a waste hauler station that generates revenue for the Village. Dennis spoke about the average income of Village residents and how the sewer rate affects Village residents. He proposed the council move a portion of the revenue accrued from the waste hauler station to the RRI account and apply a larger portion of the revenue to the REUs to offset the rising sewer rate for Villagers. He suggested the council use the previous year's revenue to apply to current year rates. He explained that the USDA & EGLE has 4 bond covenants that the Village is obligated to maintain; however by using the funds from the waste hauler station the Village would not be violating any of those bond covenants. He encouraged the council to evaluate the revenue and make a decision to use those funds as a credit to residents in the future. He further explained that this would need to be evaluated yearly and a rate change would be necessary yearly.

President Theobald explained to Dennis that Michigan Rural Water recently provided a rate study for the Village and like Dennis suggested they had applied a modest portion of the waste hauler revenue to the study to come up with the suggested sewer rate and recommended yearly increase. He also pointed out that the waste hauler revenue is not guaranteed revenue. If the waste hauler that currently brings the Village the majority of that revenue found better rates somewhere else and decided to leave, which has happened in the past, it would decrease that revenue and this proposal would not work to maintain lower rates. President Theobald agreed its a reasonable request and suggested the council take Dennis's request into consideration over the next month and make a decision at next month's meeting.

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Planning Commission: Rosemary Naulty

Since the Village is not ready to hire a consultant to revise the Zoning Ordinance at this time the Planning Commission will be targeting a few areas that we recognize need revision. Blight/Maintenance, Signage and minimum square footage for a residence will be addressed in that order. Rosemary encouraged attendance and input at the PC meetings on the first Wednesday of the month at 5:30 to revise those areas.

Rosemary also spoke about looking for grants to offset the cost of revising the current zoning ordinance. She indicated that the USDA does not have funds available for these items at this time. However the consultant previously mentioned, Arthor Mullen is keeping an eye out for available grants for the Village.

Three Land Use permits have been submitted in the last month. Two have been approved and a third was denied. The LUP that was denied was for Sweets Bar & Grill to install a fence around the parking lot in the rear of their building to make a beer garden. Rosemary indicated a SPECIAL Land Use Permit would be necessary for Sweets Bar in order to notify the public of his intent. At that time Bill Sweet chose not to apply for a SLUP.

The council participated in some training as they are the Zoning Board of Appeals. They received information on what types of things may come to them for decision, how those issues are handled and resolved.

County Commissioner- Tim Markey

The Board of Commissioners approved putting an addition on EMS Station 3 in Frankfort.

Dog licences are now available online through a new website called WEBTECS.

The Commissioners agreed to purchase 28 new AED (automatic electronic defibrillator) machines that will be available to local municipalities.

FIRE

Homestead Township has had 145 incense this year. In the month of May the Village of Honor had 11 incidents where fire/rescue was requested. It is wildland fire season, be careful if you're burning!

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Financial Reports- Brow *(Waste Hauler report update)**

Financial Correspondence: Honor Bank Hacking- The Village bank account was included in a security breach. Their concern is that someone could make fake checks with the Village account number. No fraudulent activity has been identified as of now. We have been notified of the options to close the general account and open a new account, change the account we use to a different account we already have, or do a double reconciliation through the bank program called Positive Pay.

Truth in Taxation- Headly rollback complete, slight roll back this year as per normal. Last year's millage rate was 7.1125 this year it is 6.9247; a reduction of .1878 in this year's millage rate.

Bank Reconciliations- Christy the Treasurer will be adding a bank reconciliation to the financial reports every month that requires signature. Reconciliations need to be completed within 45 days of the close of a statement and a signature is required. This signature should be someone other than the treasurer (Clerk). She asked there be a line added to the agenda for council's approval monthly. Christy provided previous month's reconciliations to the council for review. All balanced.

Paperless Billing- After training with BS&A we have learned that the program is capable of executing paperless billing. Each resident would need to sign up for it and provide their email address. This would save the Village money on printing bills quarterly as well as postage. Christy believes we could have this ready to execute by the 4th quarter if the council approves. Will be on next month's agenda to vote on allowing paperless billing and notification to residents.

Fire Escrow- We have been approved as of July 1st 2025. If there are any fires in the Village, insurance companies will be notified that we are ready to hold funds for remediation of the site. No action is needed by the Village at this time.

Bond Information- Trustee Denoyer had asked for all bond account totals. The Village bonds total just under 2 million. Our smallest bond debt is 80k. There are enough funds sitting in two different CDs to pay that amount off. By paying that bond off it would save the Village \$35k in interest over the life of the loan. There is currently \$107,135.05 sitting in CDs right now.

Christy reported that all accounts are healthy, money going out is going out timely and money coming in is coming in timely and correctly. The Sigma funds are coming in, and there are no issues with revenue sharing.

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We have received our first ACH payment from LCSA with no issue.

Motion to approve financial report and bank reconciliations as presented by Theobald, second by Wendel. **Roll Call: Ayes: Fuller, Denoyer, Wendel, Theobald, Hepner. Nays:None. Motion Passed.**

Budget Amendments: None

Submission of Bills/Checks-Reed: \$16,628.95

Consumers amt. pd \$ 2,518,09

Motion to approve submission of bills as presented by Denoyer, second by Wendel. **Roll Call:Ayes:Hepner, Denoyer, Theobald, Fuller, Wendel. Nays:None. Motion Passed.**

Correspondence:

Incoming:

Mr. Saffron email- Two emails were read aloud regarding the current Zoning Ordinance adoption as well as rising sewer rates and discussed amongst the council. President Theobald asked the Deputy Clerk to research the Zoning Ordinance adoption legality. The issue of raising or lowering sewer rates is intended to be on next month's meeting agenda. Mr.Saffron's concerns were heard and acknowledged by all.

Thank you card from Terri Corner for Stacey Alley speed bumps was read aloud.

Outgoing: None

Old Business-

1. Increase DPW Cell phone to \$60/month and auto pay or pay 1 month ahead
This billing date falls right after monthly meetings which in turn makes for a late payment if paid on the following month's agenda. The monthly bill has risen due to fees. The Deputy Clerk attempted to change the billing date with the company but they could not do so.
Motion to approve up to \$60 a month on auto pay by Theobald, second by Hepner. Roll Call: Ayes: Fuller, Theobald, Denoyer, Hepner. Nays: Wendel. Motion Passed.
2. Spectrum bill-permission to pay via ACH \$160/month Recurring Upon Receipt
This bill is \$160 recurring monthly but the billing date falls right after the monthly meeting. Every other month we receive a bill showing a balance of \$320 because

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they have not received payment for the previous month's bill. To rectify this payment via ACH is available upon receipt of the bill.

Motion to put Spectrum on auto pay via ACH by Wendel, second by Theobald. Roll Call: Ayes: Hepner, Denoyer, Theobald, Fuller, Wendel. Nays:None. Motion Passed.

3. Dark Skies

At last month's meeting the council adopted a Resolution to rescind the Dark Skies Initiative. The Council agreed to address lighting in the Village by creating a lighting committee to bring information to the council. A Dark Sky committee was composed of President Theobald, Trustee Dallas Denoyer and Village resident Dennis Rodzik. President Theobald will also bring to PC to address lighting ordinances.

New Business:

1. Debra Reed Retirement/Resignation

Resignation was read aloud. Motion to accept resignation by Theobald, second by Wendel. All in favor. Motion Passed.

2. Advertise Clerk position 2 wks Record Patriot

With the resignation of the Clerk, an advertisement of the position must be placed in the Record Patriot seeking new candidates. Council reviewed previous advertisements and made revisions.

Motion to approve up to \$200 to advertise Clerk position by Theobald, second by Denoyer. Roll Call: Ayes: Wendel, Fuller, Denoyer, Hepner, Theobald. Nays: None. Motion Passed.

3. New Clerk official job description

A new job description for the clerk was introduced, this description includes statutory duties as well as added responsibilities identified by the Village as necessary to complete the task of Clerk for the Village.

Motion to approve official job description for Clerk by Theobald, second by Hepner. All in favor. Motion passed.

4. Bank Signator removing Debra Reed adding Jessica Roth RES# 107-25

With the resignation of the Clerk Debra Reed, a new signator for banking is needed. This resolution removes Debra Reed and adds Deputy Clerk Jessica Roth.

Motion to approve Resolution 107-25 to allow Deputy Clerk Jessica Roth as a signator for Honor Bank by Theobald, second by Hepner, Roll Call: Ayes: Denoyer, Hepner, Fuller, Theobald, Wendel. Nays: None. Motion Passed.

5. Playground material purchase

Playground is coming along, fence posts are in the ground and equipment will be picked up soon. With that being said there are some additional materials needed. Quotes were provided for miscellaneous materials like mulch. AJ excavating is volunteering time and some materials. The playground committee is asking for some funds to be approved to spend on miscellaneous materials. Exact amounts needed could vary. These are playground funds raised and intended for this use.

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Motion to approve up to \$5,000 for material aggregate underneath astroturf by Theobald, second by Wendel. Roll Call: Ayes: Fuller, Theobald, Wendel, Hepner, Denoyer. Nays: None. Motion Passed.

Motion to approve upwards of \$3,000 for hardwood mulch or sand for base material by Theobald, second by Hepner. Roll Call: Ayes: Denoyer, Fuller, Theobald, Hepner, Wendel. Nays: None. Motion Passed.

6. Honor Bank account hacking

Trustee Wendel expressed his perspective about positive pay needing to be approved daily. Theobald pointed out that the Treasurer is not in office every day to approve transactions through positive pay. The council discussed with the Treasurer about using another account the Village owns but is currently not using.

Motion to move funds from the General account to the unused account by Theobald, second by Wendel. Roll Call: Ayes: Wendel, Denoyer, Theobald, Fuller, Hepner. Nays: None. Motion Passed.

7. Ordinance 33 Overnight Parking Res#108-25

Resolution 108-25 was introduced to return overnight parking to winter only, not year round. Council discussed parking on Henry St. as well as the road repairs necessary if cars are repeatedly parked overnight in the same spot. Trustee Wendel expressed his concern about increased road maintenance.

Motion to amend Ordinance 33 Winter Parking by Theobald, second by Hepner. Roll Call: Ayes: Fuller, Hepner, Theobald, Denoyer, Wendel. Nays: None. Motion Passed.

8. Bond Figures & Payoff

Treasurer provided all bond information to the council. After review the council discussed paying off the lowest bond owed vs. investing the money they would use to pay off any bond. The Council and Treasurer discussed moving funds from CDs, investing money in MiClass, and paying off bonds. Trustee Denoyer addressed funds set aside for phosphorus remediation that are now not needed for that use. Council discussed interest rates and best use of funds. No agreement was reached, more information was requested from the Treasurer to make a final decision. Tabled for next month.

9. Paint for street curbs

Trustee Denoyer suggested that the corner curbs in the village and no parking areas need yellow paint. President Theobald asked that the DPW look into getting the specific paint and/or speak to BCRC/MDOT to get this accomplished.

Reports:

1. Maintenance- Leone

Irrigation is going well. Pond is down to 8ft. They are still planning on tilling and reseeded the field after the first harvest in July. The water additive has been submitted to EGLE, waiting on approval. Quotes to come for additive and electrical work needed. The O2 sensor has been replaced and is working well. There were two alarms in May. Both alarms were a screen fault which were

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determined to be from power fluctuations from Consumers. Some adjustments were made and have been running smoother since. A demo Ventrec was provided by a company out of Grand Rapids, DPW will use this item for a few days to see how well it would work for the Village. This item would replace the Gravelly. Trustees were encouraged to explore this item while it was available to the Village for future purchase proposals. Christmas lights at the park are completely removed. Porta potties and trash cans have been placed at the park.

2. Street Administrator- Leone

Spring street clean up is complete, routine maintenance will continue. Cold patching will begin soon. Street lines on Deadstream were painted in conjunction with BCRC. They look great. The Gate was removed, speed bumps and signs were installed in Stacey Alley. New handicap sign was installed in the Village hall parking lot. Radar signs will be placed in the next couple weeks. Flower pots have been placed around the Village.

3. Ordinance Officer- NONE

4. Park Committee- Roth, Hepner Farmers Market has begun for the summer. Things are going smoothly. The park looks great. A lot more people have been using the park.

5. Playground Committee- Denoyer The grading of gravel looks great.

6. Sewer Committee- Theobald, Wendel, Leone

General Discussion

Doug Durkee- DPW should not be placing the playground work as priority. There are roads in the Village that need work. Potholes need patching. Also, thank you for the speedbumps in the alley. Speeds through the alley are much slower and desirable.

Dennis Rodzik- Spoke about the covenants in regard to paying off bonds. He also shared an experience about the paint for street curbs. A police officer attempted to ticket a citizen for parking violation, parking where there should be yellow paint and there is no visible paint. The citizen was not ticketed ultimately due to the fact that it wasn't visibly marked as a no parking zone with yellow paint.

Andrew Smith- When it comes to the pothole issue, which potholes would be a priority? Doug Durkee indicated there is a bad pothole on South Street as well as Henry Street.

Christy Brow- Thank you to DPW (Dan) for making two trips to pick up yard waste.

Adjournment: 8:13pm

Motion by Theobald, Second by Wendel. Ayes:5 Nays:0

Respectfully submitted by:

Deputy Clerk Jessica Roth for Clerk Deb Reed