The Council for the Village of Hillman met in regular session on Tuesday, June 16, 2026, at 6:00 p.m. in the east-end of the conference room of the Hillman Community Center at 24220 Veterans memorial Highway, Hillman, MI 49746. Present: President Dave Hornbacher. Trustees: Tom Bouchey, Jonathan Smith, Velma Brown and Steve Orlandi. Absent: Dave Post. Clerk: Ann Williams. Employees: Emma Niswonger, Logan Vaughn and Bruce Brown. Visitors: Ron Floer, Katie Wolf with Habitat for Humanity, Judy Nichols, Daryl Peterson, Rebecca Rivard and Charles Arbour with Montmorency County Road Commission.

President Hornbacher opened the meeting at 6:00 p.m. with the pledge of allegiance.

Trustee Smith made a motion and was supported by Trustee Orlandi to approve the agenda. All in favor. Motion carried.

Trustee Bouchey made a motion and was supported by Trustee Brown to approve the minutes from June 2, 2026. All in favor. Motion carried.

Trustee Orlandi made a motion and was supported by Trustee Bouchey to pay the bills including the additional ones with check numbers 38538 through 38572. All in favor. Motion carried.

President Hornbacher made a motion and was supported by Trustee Smith to close the regular meeting and enter into the Public Hearing for MSHDA/Habitat CDBG (Community Development Block Grant) Grant. All in favor. Motion carried.

The floor was opened to **Katie Wolf from Habitat for Humanity**. She answered several questions the Village had regarding the grant as follows:

1. Is the parcel plat done? Her answer was its being worked on right now and should be available for the Council to review and approve at the next meeting on July 7, 2026.
2. Is the engineering started for the project? Her answer was that Huron Engineering is currently working on it and again it should be ready for review at the next council meeting. Everything will be preliminary and no work can start in the field until the grant has gone all the way through.
3. Are the home designs done? Her answer was that the homes are designed according the preference of the home buyers. Yes they have several basic

designs including stick built and modular homes, but they are tailored to each buyer. And several homes can be built simultaneously.

4. Is Habitat working on getting people qualified to purchase the homes? Her answer is that there are 45 people who are in the process of being qualified in the Northeast region. She said she will get a more accurate number for the Hillman area.
5. If the homes are not built within the grant window who pays the money back? Her answer was that she has made it very clear to the state and grant people that Habitat for Humanity would pay funds back. But they would be willing to do a Memorandum of Understanding with the Village pointing that out.
6. Is Habitat going to do a performance bond? This question was not addressed or answered.

President Hornbacher asked why the new paragraph was included in the new Resolution 2026-12. Her answer was that the grant people included it and wanted it in there. And the money amounts were different from last year's Resolution 2025-14 because the new Resolution did not include the properties on Pine Street, so the money amounts were lower.

Darryl Peterson asked what the SEV (State Equalized Value) amount was on the two homes on Pine Street. Katie's answer was that she did not know the SEV or the taxable amount of the homes, but that they were appraised at $275,000. Darryl also asked if the streets would be paved or would the homes be built on gravel streets. **President Hornbacher and Rebecca Rivard** confirmed that the streets would be paved and part of the CDBG Grant for paving.

There were no more questions pertaining to the MSHDA/Habitat CDBG Grant. **President Hornbacher made a motion and was supported by Trustee Smith to close the hearing and return to regular meeting. All in favor. Motion carried.**

President Hornbacher read Resolution 2026-12 Village of Hillman Funding for Partnership with Habitat for Humanity Northeast Michigan for Infrastructure and Affordable Housing Authority.

Trustee Orlandi made a motion and was supported by Trustee Brown to approve Resolution 2026-12 Village of Hillman Funding for Partnership with Habitat for Humanity Northeast Michigan for Infrastructure and Affordable Housing Authority. All in favor. Motion carried.

VILLAGE OF HILLMAN FUNDING FOR PARTNERSHIP WITH HABITAT FOR HUMANITY NORTHEAST MICHIGAN FOR INFRASTRUCTURE AND AFFORDABLE HOUSING AUTHORIZING RESOLUTION
RESOLUTION 2026-12

WHEREAS the Michigan State Housing Development Authority through the MI Neighborhood Community Development Block Grant program has accepted a letter of intent to submit a full grant application for $1,239,000 million; AND

WHEREAS, the Village of Hillman, Michigan, is committed to increasing availability of affordable housing for current residents and interested individuals and families who want to live and work in the Village of Hillman; AND

WHEREAS, the Village of Hillman desires to request $1,239,000 million in CDBG funds in partnership with Habitat for Humanity Northeast Michigan to assist with and extend infrastructure to Orchard Pines Subdivision, Phase ll, which will include roads, water, electricity and sewer for the development of up to 14 homes and is consistent with the local Community Development Plan as described in the Application; AND

WHEREAS, the Village of Hilman commits local funds and in-kind services in the amount of $30,000.00 and Habitat for Humanity Northeast Michigan commits $1,270,000 million to the proposed project; AND

WHEREAS, the Village of Hillman will serve as the fiduciary agent and contract manager of the grant award through project completion and work in partnership with Habitat for Humanity Northeast to ensure all guidelines and requirements for the grant are followed as the MSHDA CDBG program directs; AND

WHEREAS, the proposed project will benefit all residents within the Village limits and 65 percent of the residents of the Village of Hillman are low- and moderate-income persons as determined by census data provided by the U.S. Department of Housing and Urban Development; AND

WHEREAS, local funds and any other funds to be invested in the project have not been obligated/incurred and will not be obligated/incurred prior to a formal grant award, completion of the environmental review procedures, and a formal written

authorization to obligate/incur costs from the Michigan State Housing Development Authority.

NOW, THEREFORE, BE IT RESOLVED that the Village of Hillman herby designates David J. Post, Village Manager as the authorized Unit of General Local Government (UGLI) official to certify the MSHDA MI Neighborhood CDBG Application, the person authorized to sign the Grant Agreement and payment requests, and the person authorized to execute any additional documents required to carry out and complete the grant.

_____ _____

Dave Hornbacher, President Ann Williams, Clerk

_____ _____

Date Date

Becky Rivard apprised the Council that Huron Engineering is recommending to award Payne & Dolan for the project paving company. **President Hornbacher made a motion and was supported by Trustee Orlandi to award Payne and Dolan the paving contract for the Category B Grant and to allow Dave Post as the signer for the Grant. All in favor. Motion carried.**

Becky Rivard reported that there are two different causes for delay on the Well Project, which include:

1. EGLE has been slow to respond with approval on Well 7.
2. The electrical design has not been completed.

Becky stated that she needs both components in order to submit to the grant committee. She did report that if the well-drilling extended into the school calendar, she would make sure that a caveat would be included in the contract by working on weekends to expedite and not interfere as much with the school. She also explained that she is hopeful to obtain bids for the project in the next few weeks, get the 2 wells drilled this year and then replace well 7 next year.

Trustee Orlandi made a motion and was supported by Trustee Brown to rescind the Council action approved on June 2, 2026, authorizing their certification and placement of delinquent water and sewer utility charges on the summer property tax roll. All in favor. Motion carried.

President Hornbacher made a motion and was supported by Trustee Bouchey to certify unpaid water and sewer utility charges that remain 6 months delinquent as of June 1, 2026, together with any authorized penalties, interest, and fees, to the summer property tax roll in accordance with the applicable local ordinance and Michigan Law. All in favor. Motion carried.

Trustee Brown reported that the trees are getting cut right now on the south end of the airport. She asked that John at the DPW could be advised that the well is running nonstop and Mark has to shut it off at night. She also reminded the Council they need to approve new hangar rental contracts.

President Hornbacher introduced **Logan Vaughn** as the new Park Manager. **Logan** did apprise the Council there have been several complaints from campers that not everyone staying in the campground abides by the posted speed limit and suggested speed bumps. He had quote prices of $145 a piece for a unmounted

After some discussion the Council agreed to purchase a couple speed bumps without a mounting kit to see how it fairs out, review and see if they need to purchase mounting kits with the additional speed bumps. **President Hornbacher made a motion and was supported Trustee Orlandi to purchase 2 speed bumps at $145 each along with tax and shipping. All in favor. Motion carried.**

Judy Nichols reminded the Council that Brush Creek Mill will be celebrating 20 years of operation in a ceremony on June 26, 2026, at 11:00 a.m. She invited the Council and asked for RSVP so she could accommodate food for them. She also asked that John at the DPW look into the lights at the front of the building of Brush Creek Mill. He may need the cherry picker to change bulbs.

Emma reported that trainers from BS&A will be here all week and next week for training.

Trustee Smith made a motion and was supported by Trustee Bouchey to adjourn the meeting. All in favor. Motion carried.

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President Dave Hornbacher Clerk Ann Williams