

City of Plainwell



Brad Keeler, Mayor
Lori Steele, Mayor Pro-Tem
Cathy Green, Council Member
Roger Keeney, Council Member
Randy Wisnaski, Council Member

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"The Island City"

AGENDA

Plainwell City Council

Monday, June 09, 2025 - 7:00PM

Plainwell City Hall Council Chambers

1. Call to Order
2. Invocation
3. Pledge of Allegiance
4. Roll Call
5. Approval of Minutes – 05/27/2025 Regular Meeting
6. Public Comments
7. County Commissioner Report
8. Agenda Approval
9. Mayor's Report
10. Recommendations and Reports:
 - A. City of Plainwell – Boards and Commissions Appointment List
Council will consider confirming the Mayor's appointment of several community members to various boards and commissions.
 - B. City of Plainwell – Water Tower Maintenance and Painting
Council will consider approving a contract with Fedewa Inc. to complete the water tower painting and upgrades under the supervision of Dixon Engineering for the cost of \$84,499.00.
 - C. City of Plainwell – Selection of Mill Property Developer
Council will consider instructing City Manager Lakamper to enter into negotiations to establish a development agreement with _____, for the creation of a housing development on Parcels 2 and 4 of the Mill property, and to negotiate the terms of conveyance for the same parcels.
11. Communications: The May 2025 Investment and Fund Balance reports.
12. Accounts Payable - \$109,567.77
13. Public Comments
14. Staff Comments
15. Council Comments
16. Adjournment

Agenda Subject to Change

Note: All public comment limited to two minutes, when recognized please rise and give your name and address.
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Reports & Communications:

A. City of Plainwell – Boards and Commissions Appointment List

Several board members' terms end on June 30, 2025. Clerk Leonard has confirmed with each candidate their willingness to serve for another term. Appointments are made by the Mayor, and subject to confirmation from Council. The City is currently accepting applications for the Planning Commission.

Recommended action: Consider confirming the Mayor's appointment of several community members to various boards and commissions.

B. City of Plainwell – Water Tower Maintenance and Painting

The water tower inspection for the City of Plainwell is handled by Dixon Engineering per EGLE requirements. Dixon Engineering provided recommendations for tower maintenance. Dixon put together a proposal for the City to paint and update the water tower, and received eight bids for the project. Dixon has recommended Fedewa Inc. for this project.

Recommended action: Council will consider approving a contract with Fedewa Inc. to complete the water tower painting and upgrades under the supervision of Dixon Engineering for the cost of \$84,499.00.

C. City of Plainwell – Selection of Mill Property Developer

The City owns approximately 15 acres of vacant land of the former paper mill complex which it has been marketing to area developers for a number of years and with the help of the MEDC. In November of 2023 the City released a request for qualifications from interested developers. The City did not receive any interest at the end of that request period. After that closed we were contacted by five separate developers who wanted to look at the land. Three of which engaged in preliminary conversations with the City. Ultimately two, Allen Edwin Homes and Watts Homes and Construction, wanted to move forward with the cities preference for building single family homes and condos. Both presented their concepts at the first city council meeting in May. At the second may meeting the City held an all boards workshop to discuss the proposals. The Council is being asked to select one developer with whom to enter into negotiations to establish a development agreement.

Recommended action: Council will consider instructing City Manager Lakamper to enter into negotiations to establish a development agreement with _____, for the creation of a housing development on Parcels 2 and 4 of the Mill property, and to negotiate the terms of conveyance for the same parcels.

Reminder of Upcoming Meetings

- June 10, 2025 – DDA/BRA/TIFA – 7:30am
- June 12, 2025 – Parks & Trees – 5:00pm
- June 18, 2025 – Planning Commission – 6:30pm
- **June 23, 2025 – City Council – 7:00pm**

Agenda Subject to Change

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