



VILLAGE OF ONTONAGON

Founded in 1843

315 Quartz Street
Ontonagon, Michigan 49953
Phone: 906-884-2305 Fax: 906-884-4369
TDD: 1-800-649-3777
Website: www.villageofontonagon.org

AGENDA

VILLAGE COUNCIL MEETING
MAY 12, 2025 - 5:00 P.M. - 315 QUARTZ ST.
FINANCE COMMITTEE MEETS AT 4:30 P.M.

Pamela Coey
President

Sarah Hopper
President Pro-Tem

William DuPont
Village Manager

Tanya Weisinger
Interim Clerk

TRUSTEES
Lyle Perry
Mike Rebholz
Debra Seid
Dorothy Sharkey
Matt Wiesen

1. PLEDGE OF ALLEGIANCE
2. CALL TO ORDER – ROLL CALL
3. PUBLIC COMMENT (Five Minute Limit Per Individual on Agenda and Non-Agenda Items)
4. APPROVAL OF CONSENT AGENDA: DDA Ad Hoc April 24, 2025; Rec Center Ad Hoc April 30, 2025 and Finance Committee April 28, 2025
5. APPROVAL OF AGENDA
6. APPROVAL OF BILLS
7. APPROVAL OF COUNCIL MINUTES: April 28, 2025 and Closed Session April 28, 2025
8. REPORTS:
 - a. Manager Report
9. UNFINISHED BUSINESS
 - a. MERS Updates
 - b. OASD Bus Garage Lease (Community Development)
 - c. Request to purchase Village property (Community Development)
 - d. Marina Easement Request (Community Development)
10. NEW BUSINESS
 - a. 2021-006 Purchase Policy 4-12-21
 - b. DDA Restart
 - c. Community Development Committee Recommendations
 - d. Pickleball Request
 - e. Steel Street Request
11. ANNOUNCEMENTS – OTHER COUNCIL BUSINESS
 - a. Leaf Pickup
12. ADJOURNMENT

The Village of Ontonagon is an equal opportunity provider and employer. Complaints of discrimination should be sent to:

USDA, Director, Office of Civil Rights, Washington, DC 20250-9410 .



Village of Ontonagon DDA Ad Hoc Meeting
Village Council Chambers
April 24th, 2025

Meeting was called to order at 12:00 noon

Members present: Pam Coey, Dorothy Sharkey, Matt Wiesen

Guests present: none

There was discussion about known DDA history and many questions about what steps would be needed to have a viable and functioning DDA again. Review of MCL Act 57 of 2018 part 2 and comparing it to our current Village ordinance, it was determined that our ordinance was slightly more restrictive than state law. Amending our ordinance to match State requirements may be helpful in assembling enough people willing to serve on a new DDA board.

1. It is recommended that the council amend our current DDA ordinance to remove the wording which restricts any person (except Village president) from serving on the DDA if they also serve on another governing body within the count.
2. It is also recommended that after we verify that there are less than 100 people residing within the district, the ordinance would be amended to remove the requirement that 1 member must reside in the district.
3. We will actively seek out people within the district who are willing to serve on the DDA.

Our current ordinance from our zoning book draft states:

“The governing body of the DDA shall be a board which shall consist of the president of the village and eight other members appointed by the president of the village with the approval of the village council. At least five of the members of the board shall be persons having an interest in property located in the downtown district. At least one of the members shall be a resident of the downtown district. No person except the village president may simultaneously serve on this board and the governing bodies of the village, township, school or county...”

State law (MCL - Section 125.4204)

“ (1) Except as provided in subsections (7), (8), and (9), an authority shall be under the supervision and control of a board consisting of the chief executive officer of the municipality or his or her designee from the governing body of the municipality and not less

than 8 or more than 12 members as determined by the governing body of the municipality. Members shall be appointed by the chief executive officer of the municipality, subject to approval by the governing body of the municipality. Not less than a majority of the members shall be persons having an interest in property located in the downtown district or officers, members, trustees, principals, or employees of a legal entity having an interest in property located in the downtown district. Not less than 1 of the members shall be a resident of the downtown district, if the downtown district has 100 or more persons residing within it..."

Meeting ended at 1:34 pm

04/30/2025

Village of Ontonagon

Village Council Recreation Ad Hoc Committee

Called to order at 10:00PM

Spoke about re-writing organizing ordinance. Possibly dis-band Commission.

Discussed leasing requirements:

\$300.00 Deposit (returned post cleaning and material pick-up)

Liability insurance for event duration (start to finish)

\$250.00 per day facility rental (11:00 AM to 11:00 AM)

\$400.00 flat rate Friday AM to Monday AM rate

\$100.00 per dumpster empty

Cooler rental power will be billed at actual cost (to be deducted from deposit)

All consumables provided by renter

Inventory of facility tables and chairs

Moved by Seid, seconded by Rebholz to adjourn.

Adjourned at 11:13AM

04/28/2025

Village of Ontonagon

Village Council Finance Committee

Called to order at 4:30PM

Present: Hopper, Seid, Rebholz

Review of the bills being paid \$24,624.96

Total \$24,624.96

Reviewed General Fund, Water and Sewer, Streets, Marina.

Moved by Seid, seconded by Rebholz to adjourned

Adjourned at 4:59

ONTONAGON VILLAGE COUNCIL MEETING

HELD AT 5:00 PM ON MONDAY, APRIL 28, 2025

AT 315 QUARTZ STREET, ONTONAGON

PRESENT: Lyle Perry, Mike Rebholz, Debra Seid, Dorothy Sharkey, Matt Wiesen, Pro-Tem Sarah Hopper, President Coey

ABSENT: None

At 5:00 p.m. the meeting was called to order by President Coey and the Pledge of Allegiance was recited.

CALL TO ORDER – ROLL CALL

PUBLIC COMMENT (Five Minute Limit per Individual on Agenda and Non-Agenda Items):

None

APPROVAL OF CONSENT AGENDA: Finance Committee April 14, 2025; Personnel Committee March 31, 2025 & April 9, 2025.

A motion was made by Seid, second by Rebholz (CARRIED), to approve the consent agenda as presented.

ROLL CALL

AYE: Seid, Rebholz, Hopper, Perry, Sharkey, Wiesen, Coey

NAY: None

APPROVAL OF AGENDA:

A motion was made by Hopper, second by Perry (CARRIED), to approve the agenda as amended.

AYE: Hopper, Perry, Rebholz, Seid, Sharkey, Wiesen, Hopper

NAY: None

APPROVAL OF BILLS:

A motion was made by Rebholz, second by Wiesen (CARRIED), to approve the bills as presented.

ROLL CALL

AYE: Rebholz, Wiesen, Hopper, Perry, Seid, Sharkey, Coey

NAY: None

APPROVAL OF COUNCIL MINUTES: April 14, 2025

A motion was made by Sharkey, second by Hopper (CARRIED), to approve the minutes as amended.

ROLL CALL

AYE: Sharkey, Hopper, Perry, Rebholz, Seid, Wiesen, Coey

NAY: None

REPORTS:

a. Financial Reports

Financial reports are available on the website. The manager said the audit is underway.

UNFINISHED BUSINESS:

a. MERS Update

MERS payment \$55,986.00 due on 5/20 was made 4/24/25. Next payment is due 6/20/2025 and will be made towards the end of May. The Michigan Enhancement Grant will cover the next 11 months and the grant will close out in March 2026.

b. North Iron Church – Lakeshore Park June 1, 2025

North Iron Church will perform cleanup of park.

c. OASD Bus Garage Lease

Unfinished item and remain on future agendas. DPW to work on sewer and water infrastructure options.

d. Request to purchase Village property

Manager reviewed with council. Land surveyor discussed concern with Manager of who is owner of property 6641-561-016-10. Manager to continue working with land surveyor.

NEW BUSINESS:

a. Food Truck Rally June 24, 2025

Round table discussion. Council determined Quartz Street to be utilized contingent upon office staff following up with The Squeeze and Eagles Club on this closure and date.

b. Zoning Coordinator

A motion was made by Seid, second by Perry (CARRIED), to appoint Mike Rebholz as interim Zoning Coordinator.

ROLL CALL

AYE: Seid, Perry, Hopper, Sharkey, Wiesen, Coey

NAY: None

ABSTAIN: Rebholz

A motion was made by Wiesen, second by Hopper (CARRIED), to compensate Zoning Coordinator at rate of 50% of applicable permit fees for fiscal 4/1/24 to 3/31/2025, and moving forward until a staff employee can assume the zoning coordinator position.

Compensation to be paid quarterly.

AYE: Wiesen, Hopper, Perry, Seid, Coey, Sharkey

NAY: None

ABSTAIN: Rebholz

c. GEI Proposal – River Street Garage

A motion was made by Hopper, second by Seid (CARRIED), to approve GEI proposal for the River Street garage.

ROLL CALL

AYE: Hopper, Seid, Rebholz, Sharkey, Coey

NAY: Perry, Wiesen

d. Ruotsala Construction Application for Payment No. 3

A motion was made by Perry, second by Rebholz (CARRIED), to approve Ruotsala Construction Application for Payment No. 3.

ROLL CALL

AYE: Perry, Rebholz, Hopper, Seid, Sharkey, Wiesen, Coey

NAY: None

e. Settlement Agreement Request (Closed Session MCL 15.268A)

A motion was made by Rebholz, second by Wiesen (CARRIED), that the Village Council enter a closed session to consider dismissal, suspension or disciplining of, or to hear complaints or charges brought against, or to consider a periodic personnel evaluation of, a public officer or employee if requested by the named person. This closed session is permitted under MCL 15.268(a) and requires a majority vote. Closed session at 5:53 p.m.

ROLL CALL

AYE: Rebholz, Wiesen, Hopper, Perry, Seid, Sharkey, Coey

NAY: None

A motion was made by Rebholz, second by Seid (CARRIED), to end the closed session MCL 15.268(a) at 6:02 p.m.

ROLL CALL

AYES: Rebholz, Seid, Hopper, Perry, Sharkey, Wiesen, Coey

NAY: None

A motion was made by Rebholz, second by Seid (CARRIED), to return regular council session at 6:02 p.m.

ROLL CALL

AYES: Rebholz, Seid, Hopper, Perry, Sharkey, Wiesen, Coey

NAY: None

A motion was made by Hopper, second by Perry (CARRIED), to decline the last chance settlement agreement between the Village of Ontonagon and Seth Solberg.

ROLL CALL

AYES: Hopper, Perry, Rebholz, Seid, Sharkey, Wiesen, Coey

NAY: None

f. Recreational Center Ad Hoc Committee

A motion was made by Rebholz, second by Seid (CARRIED), to establish a Recreational Facility Ad Hoc Committee to address short term issues and run from present to 11/16/2025.

Members: Coey, Seid, Rebholz

ROLL CALL

AYE: Rebholz, Seid, Hopper, Perry, Sharkey, Wiesen, Coey

NAY: None

A motion was made by Perry, second by Hopper (CARRIED), to put Seid, Rebholz and Coey on the Recreational Ad Hoc Committee.

ROLL CALL

AYE: Perry, Hopper, Rebholz, Seid, Sharkey, Wiesen, Coey

NAY: None

Council referred the Recreation Commission Ordinance to the Community Development Committee for updating the ordinance. Return to council with suggest changes to ordinance.

g. DDA Ad Hoc Meeting

DDA Ad Hoc members reviewed their 4/24/25 meeting synopsis with Council. Round table discussion. Ad Hoc to work on getting DDA membership.

ANNOUNCEMENTS – OTHER COUNCIL BUSINESS

a. OMA Training June 2, 2025 from 2:00 p.m. – 3:00 p.m.

Training will be provided by Brad Neuman with Michigan State University. Manager will invite community townships and commissions to attend.

b. Village Building

Round table discussion on Village building 317 River Street. Wall collapse issue. Manager to get asbestos testing performed for building.

Council person asked about opening the compost brush dump. Round table discussion. Brush dump remains closed to the public.

The 50th anniversary on 4/30/2025 of the Fall of Saigon. Fly your POW flag.

A motion was made by Sharkey, second by Rebholz (CARRIED), to reschedule regular 5/26/25 Village Council Meeting to 5/27/25 due to the Memorial Day holiday.

ROLL CALL

AYES: Sharkey, Rebholz, Hopper, Perry, Seid, Wiesen, Coey

NAY: Perry

It was moved by Rebholz, second by Hopper to adjourn at 6:31 p.m.

AYE: Rebholz, Hopper, Perry, Seid, Sharkey, Wiesen, Coey

NAY: None

ABSENT: Coey

Meeting Minutes taken by Interim Clerk, Tanya Weisinger.

Tanya Weisinger, Interim Clerk

Approved

MERS UPDATE

To: Village Council

From: William DuPont, Village Manager

Date: May 12, 2025

Subject: Hospital MERS Update

We paid MERS \$55,986 on April 24th. This payment was due on May 20th. We are current with our MERS payments and our next payment will be due on June 20th. We will be making this payment towards the end of May.

At this time, the Michigan Enhancement Grant that the Village received will cover the next 11 monthly payments. We expect to close out this grant in March of 2026.

Thank you for your time.

Telephone Company Right-of-Way Easement

Village of Ontonagon % Village Clerk, whose address 315 Quartz St., Ontonagon, MI 49953, the Undersigned Grantor (and each and all of them if more than one) for the sum of \$1.00 dollars, do hereby grant and convey to Ontonagon County Telephone Company, a Michigan Corporation, whose address is 618 River Street, Ontonagon, Michigan 49953, its successors, assigns, lessees, licensees and agents, a perpetual easement to construct, reconstruct, operate, maintain and remove such communications facilities as Grantee may require upon, over, under and across the following described land which the Grantor owns or in which the Grantor has any interest, to wit:

Land situated in the Township of Ontonagon, County of Ontonagon, Michigan.

A strip of land, one (1) Rod in width, the centerline of which will be the first cable placed thereunder, route of said strip is generally known and agreed to on the properties described as:

All of Lots 1 & 2, Block 2 of Assessors Plat of Donnelly's Subdivision No. 3 of Government Lots 5, 6 and S1/2 of 7, Section 25, T52N, R40W, Ontonagon Township, County of Ontonagon, State of Michigan. Being more particularly described in Liber 58, Page 3, Ontonagon County Records.

PARCELS: 41 522 001 00

See Exhibit A attached hereto and made a part hereof.

Situated in County of Ontonagon, State of Michigan.

Grantee shall have the right to ingress and egress over and across the land of the Grantor to and from the above-described property. Grantee shall be responsible for all damage caused to Grantor arising from Grantee's exercise of the rights and privileges herein granted.

The Grantor reserves the right to occupy, use, and cultivate said Easement for all purposes not inconsistent with, nor interfering with the rights herein granted.

The rights, conditions and provisions of this easement shall inure to the benefit of and be binding upon the heirs, personal representatives, successors and assigns of the respective parties hereto.

Any claim, controversy or dispute arising out of this Agreement shall be settled by arbitration in accordance with the applicable rules of the American Arbitration Association, and judgment upon the award rendered by the arbitrator may be entered in any court having jurisdiction thereof. The arbitration shall be conducted in the county where the property is located.

MCL 207.505 (a)

MCL 207.526 (a)

Signed and delivered this _____ day of _____, A.D., 20_____

Grantor: _____

Name, typed or printed Title

Work Order: 942-0584

Exchange: M-64

STATE OF _____) COUNTY OF _____)

On the _____ day of _____, 20____, personally appeared before me, _____, signer(s) of the above instrument, who duly acknowledged to me that (he) (she) (they) executed the same.

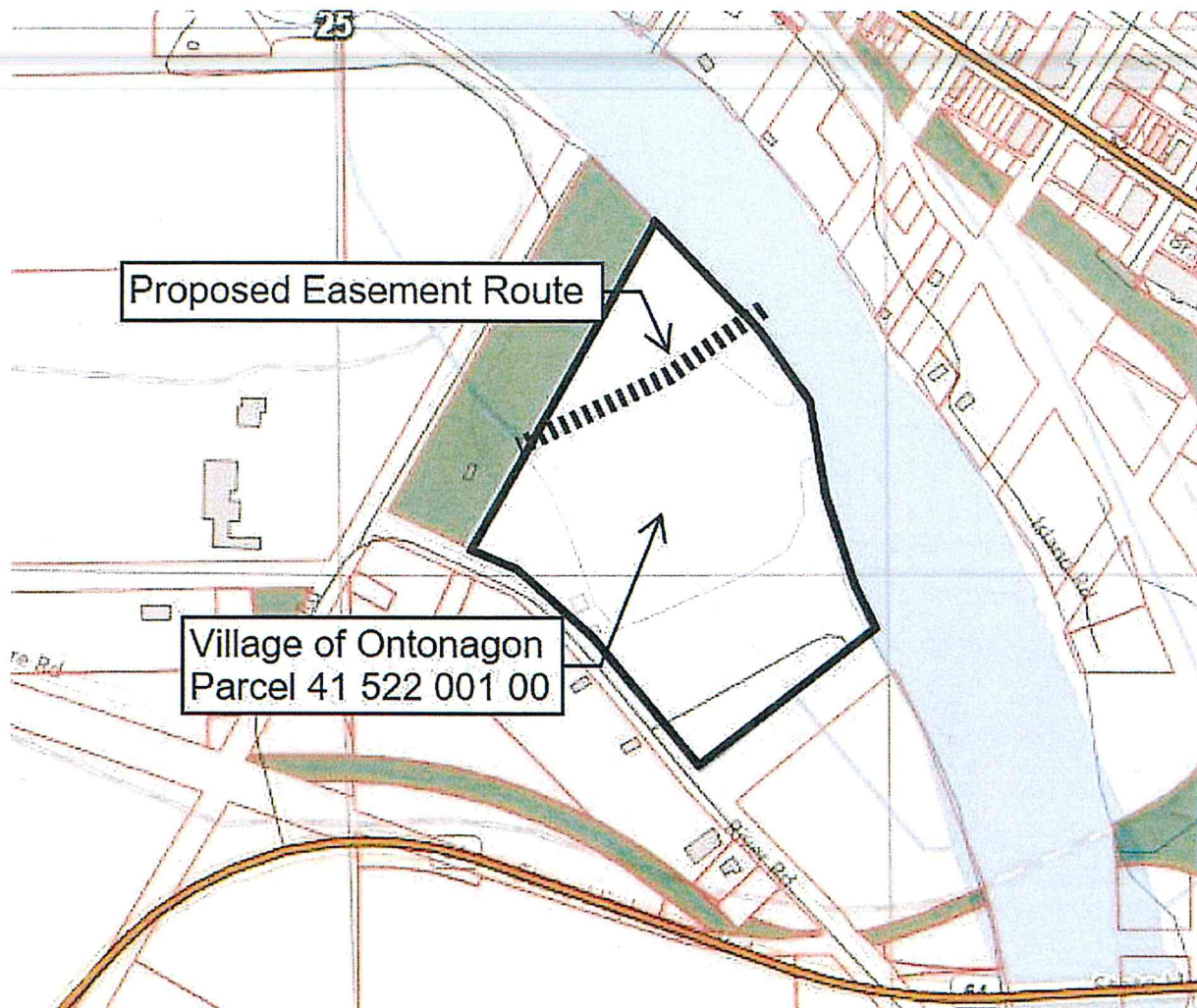
WITNESS my hand and official seal this _____ day of _____, 20_____.

Notary Public

Commission Expires _____

Drafted by:
Brooke Hills, JSI
Right-of-Way Agent
P.O. Box 537
Ripon, WI 54971

Exhibit A



NOT TO SCALE
SEC 25, T52N, R40W
VILLAGE OF ONTONAGON
ONTONAGON COUNTY, MI
ONTONAGON COUNTY TELEPHONE COMPANY



Willie DuPont <wdupont@villageofontonagon.org>

Easement Agreement

2 messages

Brooke Hills <Brooke.Hills@jsitel.com>

Thu, May 8, 2025 at 8:47 AM

To: "wdupont@villageofontonagon.org" <wdupont@villageofontonagon.org>

Good morning William,

I am reaching out to see if you have an update on the easement document that was on your April 14, 2025 agenda. Was this approved? If so, will you please return it to me at PO Box 537, Ripon, WI 54971. If it was not, I am available to answer any questions or go over any concerns the Board has.

Thank you,

Brooke Hills**Right of Way Supervisor | JSI**

Office (435)623-6669

Mobile (920)904-0184

brooke.hills@jsitel.com



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Brooke Hills <Brooke.Hills@jsitel.com>

Thu, May 8, 2025 at 11:26 AM

To: "wdupont@villageofontonagon.org" <wdupont@villageofontonagon.org>

I have confirmation from our engineering department that Ontonagon Telephone has an existing 4" pipe under the river at the marina location they are wanting to utilize. I did not find a recorded easement to reference but there may be one from years ago with the village or previous landowners. Would you like to continue discussions for the existing conduit location or further discuss an alternate location?

[Quoted text hidden]

[Quoted text hidden]

**POLICY 2021-006
VILLAGE OF ONTONAGON
PURCHASE POLICY**

Intent & Purpose

This Purchase Policy, authorized by the Village Council, is to establish that purchases made on behalf of the Village of Ontonagon be conducted in a fair, accountable and orderly manner. Neither this policy, nor the adopted Village Budget, shall be interpreted as a mandate to spend Village funds.

Purchase Agent

The Village Manager (or Interim Village Manager) shall act as the Purchasing Agent for the Village of Ontonagon and each of its departments, and including but not limited to its boards, commissions, committees, component units and entities created pursuant statute or ordinance. The manager (or interim manager) shall be responsible for or authorize the making of all purchases or selling or disposing of surplus or obsolete materials or property of the Village.

Budget Approval

No purchase shall be made on a budgetary line item with insufficient funds. A budget amendment must be approved before the Purchase Agent may authorize a purchase.

Pre-Approved Expenses

The following expense may be paid upon authorization of the Purchase Agent provided funds are available:

1. Bond payments for interest and/or principal.
2. Employee payroll, taxes and benefits
3. Utility payments
4. Any other payments within the spending limits to avoid late charges or fees.

Spending Limits

The spending limits are authorized by the Village Council as part of the Annual Budget Resolutions for the current fiscal year. The Village Council shall set the upper Procurement Procedure limits for Best Price, Best Quote, Formal Quotes, and Formal Bids for the following categories:

1. Capital Purchases & Projects: \$3,000 - \$10,000
2. General Purchases: \$500 - \$5,000
3. Contracted Services: \$1,000 - \$5,000

Procurement Procedure

The prices for products and services shall be solicited and authorized as follows:

1. Best Price: The DPW and Water Department supervisor may authorize purchase based on the best available price for a product or service up to the established spending limits.
2. Best Quote: The DPW and Water Department Supervisor shall *seek and document* not less than three (3) quotes, via phone, fax, e-mail or mail, from likely vendors for a product or service within the established spending limits. The Purchasing Agent shall concur with the purchase price.
3. Formal Quotes: The Purchase Agent shall request in writing and obtain not less than three (3) written quotes from likely vendors for a product or service within the established spending limits. The Finance Committee shall concur with the purchase price.
4. Formal Bids: The Purchase Agent shall publish notice or may solicit in writing from likely vendors formal bids for the purchase of products or services exceeding the established spending limits. The Village Council shall authorize the purchase price by roll call vote.

Qualified Bidder Lists

The Village of Ontonagon shall develop a Qualified Bidders List (QBL). The QBL will be developed by the Purchasing Agent and maintained by the Village Clerk. The Purchasing Agent will seek qualified service vendors annually following the adoption of the village budget by solicitations from local media and posting on the village website. Vendors shall provide, at a minimum, their name, address, telephone number, e-mail address, current licensing information, and current insurance information. Bidders must have no unresolved past or current work performance issues at the time of vendor registration. Open performance issues may cause bidder exclusion until remedied to the satisfaction of the Village.

As needed, the Village Clerk may also solicit additional bidders throughout the fiscal year by the utilizing methods listed above. The QBL shall be posted on the Village Website.

The QBL of both construction and maintenance trades will be utilized when seeking bidders for village projects. Vendors are encouraged to register by trade class for all work for which they hold license. Although vendors may also register at the time of bidding, inclusion on the QBL will assure them inclusion on village project bids. Village projects out for bid will be posted on the village website. Unless registered with the village as noted above, it is the service vendor's responsibility to be aware of projects out for bid. Bid results and Bid Awards will be posted with the Village Council meeting minutes.

Local Vendor Discretion

The Village Council, Purchase Agent and Employees of the Village of Ontonagon each have the discretion to award purchases to local vendors when in the best interest of the Village. This section of the Purchase Policy is merely a guide and shall not be interpreted as an obligation or mandate on behalf of the Village. Local preference shall in no way limit, restrict, mandate or obligate the Village in any manner for purchasing goods and services. The term "local vendor" shall mean any individual, agent or business located within the Village of Ontonagon, Ontonagon Township, or Ontonagon County, in order of preference.

The Purchasing Agent may give preference to a local vendor if the purchase price or quote is within 10% of the lowest price or quote for the product or service of equivalent specifications. For formally bid products or services, if all other relevant factors are met, the Purchasing Agent is authorized to negotiate with a local vendor to reduce their bid to that of the lowest responsive, responsible bid received from a non- local vendor. The Village Council reserves the right to consider any formal bid from a local vendor that is within 15% of the lowest bid price.

Time & Delivery

The Purchasing Agent may consider Best Time and Delivery as a factor when evaluating lower cost quotes or bids when Products or Services solicited will impact the operations of the Village. All purchases shall be within authorized spending limits.

MiDeal

The Purchasing Agent may purchase products or services under MiDeal (the State of Michigan extended purchase program) contracts when the items provide a cost advantage to the Village. MiDeal purchases are deemed to have met the Procurement Procedure.

Co-op Purchases

The Purchasing Agent may purchase products or services in cooperation with other units of government or agencies when the items provide a cost advantage to the Village. Purchases made through another agency are deemed to have met the Procurement Procedure.

No Bid Proposals

The Purchase Agent may request proposals for additional products or services from existing providers without soliciting bids, only if the proposal is for an extension of a current project or for the purchase of additional units. Spending limits must be followed.

Single Vendor

Due to the fact that there are some products or services that are only available through a single vendor, the Purchasing Agent may waive formal quotes or bids for purchases up to \$15,000.

Purchase Orders

All purchases over \$100 shall require a purchase order.

Employee Purchases

Village Employees may make local purchases up to \$500 with consent of their supervisor.

Use of Credit Cards or Accounts

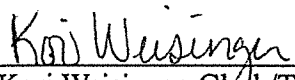
All employees who make purchases on behalf of the Village, using a Village credit card or account, shall provide a receipt, invoice or other documentation as proof of such purchase. Documentation must be promptly provided to the Village Clerk. All employees must have authorization to possess and use a Village credit card. Employees shall be liable for any undocumented credit card charges that occur while the card is in their possession. No personal purchases shall be made on any Village credit card or accounts. Any employee who violates this policy will be subject to disciplinary action up to discharge, restitution and legal prosecution.

Emergency Spending

If events or a situation warrants; the Village President is authorized to suspend the Purchase Policy for up to 48 hours. The Purchase Agent, with concurrence of the Village President, may make necessary expenditures related to the specific situation or event.

Cost Reductions in Projects, Contracts and Grants

The Purchase Agent is authorized to approve any project change orders, changes in vendors, products or contracts, which result in a lower price for the same product or service. The Purchase Agent is authorized to apply for and accept any grants which result in lower purchase costs or no costs to the Village for the purchase of products or services.


Kori Weisinger, Clerk/Treasurer



Willie DuPont <wdupont@villageofontonagon.org>

Use of the Rec Building for pickleball

1 message

glhawley1 <glhawley1@gmail.com>

Tue, May 6, 2025 at 12:26 PM

To: "wdupont@villageofontonagon.org" <wdupont@villageofontonagon.org>

To whom it may concern,

My husband John and I are interested in using the Rec center for pickleball. The current tennis courts by the high school are quite rutted and deteriorating and make it difficult to play pickleball above a novice level. We plan on asking a couple of organizations in town for donations to buy portable nets and paint for the floor. We are willing to do the labor to get the courts painted and set up for use. We also think it would be a good idea to place a "donation" box at the Rec center (and possibly the tennis courts) to have people donate as they use the facilities. I do not believe that the painted lines will affect the use of the rec center for any other function.

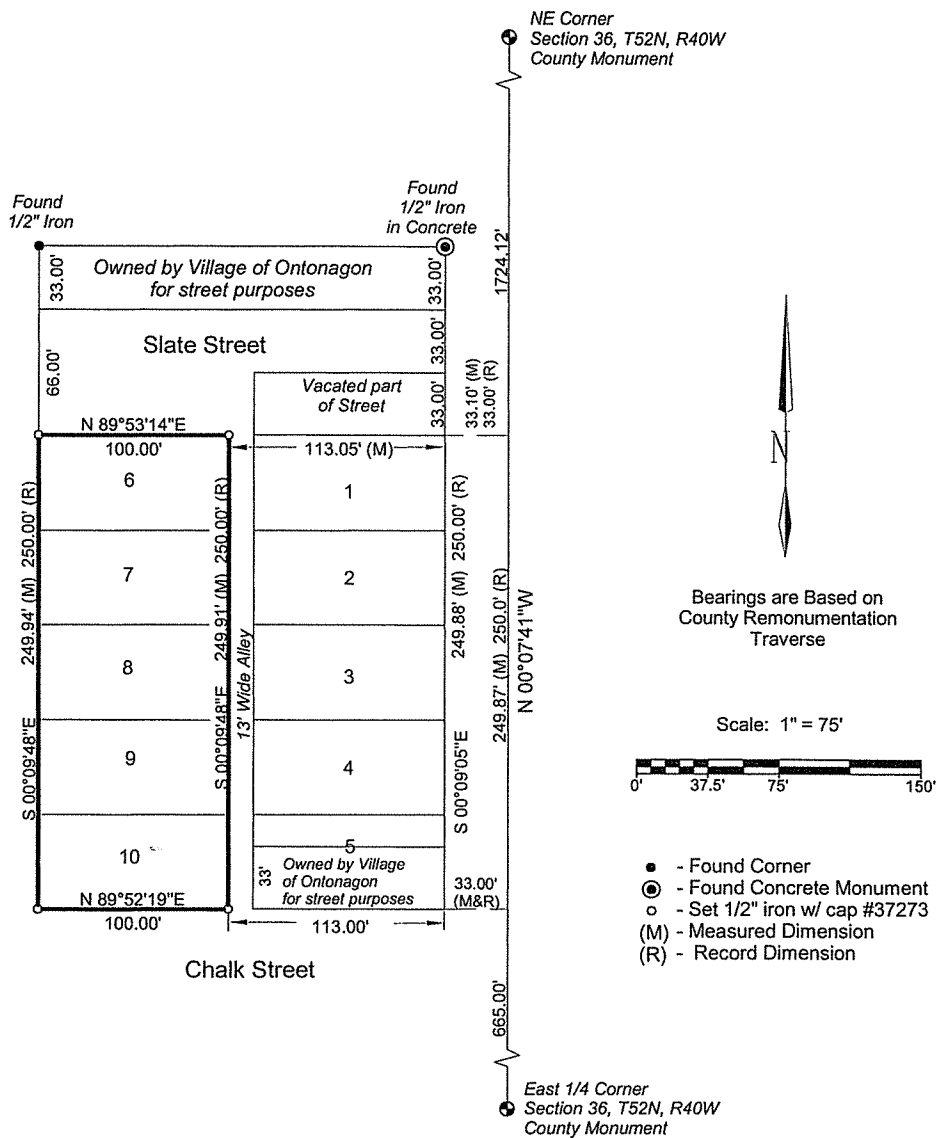
We appreciate your consideration for our request and look forward to your response.

Respectfully,

Geri and John Hawley

PLAT OF SURVEY

Lots 6, 7, 8, 9 and 10, Block 7 of Gardner's
Addition to the Village of Ontonagon,
Ontonagon County, Michigan.



JOSEPH C. DOMITROVICH, P.S. 37273

I hereby certify that I have surveyed the parcel of land described and delineated hereon, that said survey was performed with an error of closure no greater than 1 in 5000, that there are no encroachments other than shown.

SURVEY FOR:

Robert Wagner

DATE: June 11, 2008



TIMBERLINE LAND SURVEYING
P.O. Box 63, Ontonagon, MI 49953
(906)884-6080 FAX(906)884-6080

SCALE: 1" = 75'

SHEET 1 OF 1

FIELD: JCD/LMR

JOB: 790-00

BOOK: 52-39 #10

FILE: 790-00

QUIT CLAIM DEED

The Grantors, **RALPH G. BAKER AND DOREENE F. BAKER (His Wife)**, of 150 Baker Lane, Ontonagon, Michigan 49953;

quit claim to **SCOTT E. BAKER, DOTTIE A. MOTLEY AND RANDY H. BAKER, AS JOINT TENANTS**, of 609 South 4th Street, Ontonagon, Michigan 49953, the following described premises situated in the Village of Ontonagon, County of Ontonagon and State of Michigan:

The South 33.00 feet of Lot Four (4) and the North 17.00 feet pf Lot Five (5), Block Seven (7), Gardner's Addition to the Village of Ontonagon.

Subject to easements, exceptions and reservations of record; zoning ordinances or regulations, if any; and those matters discoverable by an inspection or an accurate survey of the land.

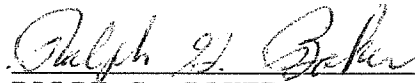
EXCEPTING all ores and mineral rights interests of record; and subject to any mining development right thereof.

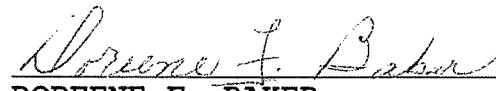
This law office has not been requested to verify the accuracy of the description, nor of the adequacy of the owner's title with respect to the subject property.

FOR THE SUM OF ONE AND NO/100 (\$1.00) DOLLAR.

Dated this 3rd day of October 2016.

Signed by:


RALPH G. BAKER


DOREENE F. BAKER

