



CITY OF HART
407 S. STATE ST.
HART, MI 49420
REGULAR MEETING OF CITY COUNCIL - COUNCIL PROCEEDINGS
FEBRUARY 24th, 2026
MINUTES – Approved

PRESENT: Mayor Amanda Klotz, Councilors Catalina Burillo, Jim Cunningham, Dean Hodges, Andrew Mullen, Betty Root, and Karen Thomson

ABSENT: None

OTHERS PRESENT: City Manager – Nichole Kleiner, City Clerk/Treasurer – Karla Swihart, BioPure Superintendent – Paul Cutter, Energy Superintendent – Mike Schiller, Hart Police Chief – Juan Salazar, JGP Superintendent – Chris TerHaar, Lisa Clark, Ethen Castro, Christine Juska, Clair Marshall, and John Wilson

APPROVAL OF AGENDA:

- o A. Mullen motioned to approve the Amended Agenda to add 8c. JGP fund and was supported by K. Thomson
 - Ayes: 7 Nays: 0 Absent: 0

PUBLIC COMMENTS:

- None

CORRESPONDENCE, EVENTS, PRESENTATIONS:

- Mike Schiller – Hart Energy Presentation
 Hart Energy consist of 3 sub stations – Powers, Lambrix and 88th, with 23 miles of overhead lines and 13 miles of under ground lines. Also have the Hydro Dam and Diesel Engine plant.
 Staff consist of 5 Superintendent Mike Schiller, Lineman Mike, Kevin, Devin and Stephen.

CONSENT AGENDA:

- Approval of minutes from February 10th, 2026
- Bills, Claims, Payroll
- Reports of Boards, Commissions, and Committees
- Department Reports – Police/BioPure/Public Works/Energy/C&E Dvlp
 - o C. Burillo motioned to approve the Consent Agenda, and was supported by B. Root
 - Ayes: 7 Nays: 0 Absent: 0

ACTION ITEMS:

- Resolution 2026-06 Joint Resolution with Hart Township Acknowledge to Expiration of the Act 425 Agreement and transfer of the Jurisdiction
 WHEREAS, the City of Hart and Hart Township entered into an Agreement for Conditional Transfer of Property pursuant to Public Act 425 of 1984, dated March 15, 1996 (the “Act 425 Agreement”); and
 WHEREAS, the Act 425 Agreement expired by its terms on December 31, 2025; and
 WHEREAS, pursuant to the Act 425 Agreement and Public Act 425 of 1984, upon expiration of the Agreement, the transferred area becomes subject to the sole and complete jurisdiction of the City of Hart; and
 WHEREAS, the transferred area consists of the parcels identified by parcel number, owner, address, and legal description in Exhibit A, attached hereto and incorporated by reference;
 NOW THEREFORE BE IT RESOLVED THAT THE HART CITY COUNCIL:
 The City of Hart and the Township Board of Hart Township as follows:
 1. The expiration of the Act 425 Agreement dated March 15, 1996, is hereby acknowledged.
 2. Effective March 15, 2026, the parcels identified in Exhibit A are confirmed to be within the sole corporate limits and jurisdiction of the City of Hart for all municipal purposes, including zoning, taxation, special assessments, and the provision of municipal services.
 3. As of the effective date, Hart Township relinquishes all governmental jurisdiction over the transferred parcels, except otherwise provided by law.

4. The City of Hart shall assume full assessing and taxing authority over the transferred parcels as of March 15, 2026.
5. The City and Township Clerks are directed to record this Joint Resolution with the Oceana County Register of Deeds and provide copies to the Oceana County Equalization Department, Assessor, Treasurer, Road Commission, utility providers, and other appropriate agencies.
6. Exhibit A is adopted as part of this Resolution.

BE IT FURTHER RESOLVED THAT this Joint Resolution shall take effect upon adoption by both governing bodies.

- C. Burillo motioned to approve Resolution 2026-06 and was supported by J. Cunningham
 - Ayes: 7 Nays: 0 Absent: 0

- Resolution 2026-07 Approve Oceana County Law Enforcement Mutual Aid Agreement

WHEREAS, the Oceana Sheriff’s Office and the cities, villages of Hart, Hesperia, New Era, Pentwater, Rothbury, Walkerville, and Shelby have developed an Oceana County Law Enforcement Mutual Aid Agreement pursuant to Act 236 of 1967 (MCL 123.811 et seq.) and Act 170 of 1964 (MCL 691.1401 et seq.); and
 WHEREAS, the Agreement provides a framework for participating law enforcement agencies to render supplemental police protection to one another during a declared special police need that exceeds the resources of a single agency; and
 WHEREAS, Section 14 of the Agreement requires approval by resolution of each participating governing body;
 NOW THEREFORE BE IT RESOLVED THAT THE HART CITY COUNCIL:

Hereby approves participation in the Oceana County Law Enforcement Mutual Aid Agreement.

BE IT FURTHER RESOLVED THAT:

the Mayor and Clerk are authorized to execute the Agreement and provide a certified copy of this Resolution as required.

- A. Mullen motioned to approve Resolution 2026-07 and was supported by K. Thomson
 - Ayes: 7 Nays: 0 Absent: 0

- Resolution 2026-08 Authorize Agreement with BS&A Software for Cloud Upgrade

WHEREAS, BS&A Software submitted a proposal dated February 4, 2026, for conversion of the City’s existing .NET desktop modules to BS&A Cloud applications; and
 WHEREAS, the total project cost is \$64,580.00, consisting of \$25,580.00 in annual module fees and \$39,000 is one-time implementation services; and
 WHEREAS, the City Council finds it necessary to migrate to cloud-based software prior to obsolescence of desktop versions;
 NOW THEREFORE BE IT RESOLVED THAT THE HART CITY COUNCIL:

1. Authorizes the City Manager to execute the BS&A Cloud Upgrade Agreement.
2. Approves the following revised payment schedule:
 - \$5,000 upon contract execution
 - \$34,000 invoiced July 1, 2026
 - \$25,580 invoices July 1, 2027
 - Total authorized cost \$64,580.00
3. Authorizes the Treasurer to disburse funds in accordance with the approved schedule.

DUE TO MULTI QUESTIONS FROM COUNCIL RESOLUTION IS TABLED UNTIL NEXT SCHEDULED CITY COUNCIL MEETING.

- J. Cunningham motioned to table Resolution 2026-08 until next scheduled council meeting and was supported by D. Hodges
 - Ayes: 7 Nays: 0 Absent: 0

MAYORAL APPOINTMENTS:

- Tax Increment Finance Authority Recommends Appointing Justin Adams (board currently has 8 members, bylaws allow max 11 members).
 - Ayes: 7 Nays: 0 Absent: 0
- Hart Economic & Redevelopment Team Recommends Appointing Emmily Sigler, Rolando Salgado, and Lisa Clark to the Board for a one-year term (Max 11 members).
 - Ayes: 7 Nays: 0 Absent: 0

DISCUSSION ITEMS:

- Pentwater-Hart Trail Funded by the Safe Routes to School Grant

Project has been ongoing since 2018. Most recent update is that Hart School Board will not approve garde easement, so engineers are working on alternative. City Manager will try and present to the School board one more time to try and get approval. But all City Council members are on board and would like to see this project move forward.

- Daupler System One-Year Update –
Thank you, council, for approving, so far Daupler has worked wonders for the City and is utilized daily for multi functions from the field to the office.
- JGP fund- Working on Deficit Elimination Plan for Michigan Department of Treasury and even forecasting out 5 years, its not getting the park out of debt so this needs to be a discussion at the retreat and the City needs to come up with a plan.

CITY MANAGER'S REPORT:

Status of ongoing projects:

- Water Tower ATT antenna project – unable to obtain signatures from GHSP (JSJ Corp) on the Easement Agreement council authorized. Summary of correspondence below:
 - 01/26/2026 preliminary easement presented to JSJ corp – no response.
 - 01/19/2026 follow up email – board chair responded deferring to their realtor
 - 01/20/2026 I responded w/ appreciation and confirmation that final easement would be coming soon – response starting all JSJ corp employees are now contractual.
 - 01/20/2026 spoke to Steve, realtor, more than willing to sign easement stating the board would prefer a more permanent solution (ownership vs easement)
 - 01/27/2026 easement agreement authorized by council via resolution.
 - 02/02/2026 easement agreement signature requested via email – no response.
 - 02/03/2026 texted Steve who replied, “I will get it done” (signed).
 - 02/04/2026 emailed again – no response
 - 02/12/2026 emailed again – no response
 - 02/23/2026 emailed again – no response
 - 02/23/2026 texted Steve – no response
- Ceres Solution Request for Proposals are due Feb 27th. Tentative public presentations from developers on March 11, 2026 (pending availability of selected developers).
- Data incident investigation is concluding. Details should be available soon.

What's New:

- Assisting The Starting Block in search for a new Director.
- Now accepting Match on Main \$25,000 grant applications from downtown businesses.
- Gave a State of the City update to residents at the Medical Care Facility and got to see around the facility.
- Council retreat will focus heavy on city budget, prioritizing capital improvement projects, setting a clear mission statement, vision and goals, forecasting, and staff updates.

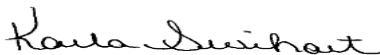
COMMUNICATIONS FROM THE MAYOR AND COUNCIL:

- Root – Reminder of Planning Commission meeting on Thursday March 5th at 4pm in the Council Chambers.
- Mullen – HEART board updates. Lots of exciting things happening and getting excited to share with everyone.

ADJOURN:

- There being no further business to come before the Council, Mayor Klotz adjourned the meeting at 8:41 pm. The next regularly scheduled meeting will be on March 10th, 2026, at 7:30 pm.

Respectfully Submitted



Karla Swihart, City Clerk