



MINUTES

DRAFT

THOMAS TOWNSHIP DOWNTOWN DEVELOPMENT AUTHORITY
THOMAS TOWNSHIP PUBLIC SAFETY BUILDING
8215 SHIELDS DR, SAGINAW, MI 48609
DECEMBER 9, 2025

Members Present:

F. Gray
D. Sommers
R. Kretz
L. McCoy
D. Stroebel

Others Present:

D. Sika, Comm. Dev. Director
A. Bicigo, Planning/Zoning Asst.

Members Absent:

K. Kolbe
C. Himmelein
M. Wenglikowski
S. Goward

Gray called the meeting to order at 9:03 a.m.

Approval of Agenda:

Motion by Sommers, supported by McCoy to approve the agenda as presented.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

Consent Agenda:

Motion by McCoy, supported by Sommers, to approve the minutes of the September 23, 2025 meeting.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

Approval of Expenditures:

Motion by Sommers, supported by Stroebel, to approve the expenditures as presented.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

Old Business:

A. Flower Basket Approval

Sika explained that the quote from Barney's Welding in Carrollton was rescinded and reissued at a much higher cost. A quote from a different company was solicited at a cost of \$174.67/basket with the liners included. Sika also added that a lower installation quote was received from Tri-Valley Construction. With all of these things considered the final cost for 54 baskets to be installed on the light poles along Gratiot Rd including a 3% contingency will be \$39,729.82.

Motion by Stroebel, supported by Sommers, to approve the purchase and installation of 54 flower baskets at a cost of \$38,572.64 + 3% contingency for a total of \$39,729.82

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

B. List of Future DDA Projects

The DDA was presented with the list of potential projects for the next five fiscal years. These projects were voted on at the September 23 meeting, and act as a guideline for the DDA.

C. Expansion Update

Sika provided an update on the process to expand the DDA to include the northern parcels of the Great Lakes Tech Park and the Thomas Township Water Tower Parcel. A resolution was presented to request that the Township Board of Trustees hold a public hearing to formally expand the DDA District.

Motion by Sommers, supported by Stroebel to pass the attached resolution requesting expansion of boundaries of DDA District in Thomas Township, Saginaw County, Michigan.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

New Business:

A. Aging Vertical Banners

Several examples of vertical light pole banners were presented to show their deteriorating condition.

Motion by Stroebel, supported by Sommers to develop a plan to replace and upgrade the deteriorating vertical light pole banners.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

B. Approve 2026 Meeting Dates

McCoy suggested that the May 2026 meeting be held a week early, due to the Memorial Day Holiday.

Motion by Sommers, supported by Krets to approve the 2026 meeting schedule with the May meeting to be held on May 19, 2026.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

C. Approve 2026 Over the Road Banner Calendar

Motion by Wenglikowski, supported by Goward to approve the 2026 Over the Road Banner Calendar as presented.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

D. Approve 2026 Vertical Banner Calendar

Motion by Wenglikowski, supported by Goward to approve the 2026 Vertical Banner Calendar as presented.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

Adjournment:

Motion by Sommers, supported by McCoy to adjourn the meeting at 9:33 a.m.

VOTE: YEAS: 5 NAYS: 0 ABSENT: 4 MOTION CARRIED

**A RESOLUTION REQUESTING EXPANSION OF BOUNDARIES OF DDA DISTRICT
IN THOMAS TOWNSHIP, SAGINAW COUNTY, MICHIGAN**

WHEREAS, Thomas Township, Saginaw County, Michigan (the "Township"), is authorized by the provisions of Act 197, Public Acts of Michigan, 1975, as amended ("Act 197"), and subsequently Act No. 57, Public Acts of Michigan, 2018, as amended ("Act 57"), to create a downtown development authority and modify the boundaries of a Downtown District within which the Downtown Development Authority shall exercise its powers; and

WHEREAS, the Thomas Township Board of Trustees duly established the Thomas Township Downtown Development Authority (the "Authority") which exercises its powers within the Downtown District Designated by the Township Board (the "District"); and

WHEREAS, it is necessary to request the Township Board to amend the boundaries of the District to include several parcels of land within the District; and

WHEREAS, such amendment is necessary for the best interests of the public to further encourage continued economic growth in the Township's business district.

THEREFORE, BE IT RESOLVED, that the Authority hereby requests the Thomas Township Board of Trustees to amend the boundaries of the District as proposed in the attached Exhibit A.

ALL RESOLUTIONS AND PARTS OF RESOLUTIONS INSOFAR AS THEY CONFLICT WITH THE PROVISIONS OF THIS RESOLUTION BE AND THE SAME ARE HEREBY RECINDED.

The foregoing resolution offered by Board Member Dale Stroebel.
Second offered by Board Member Lynn McCoy.

Voting Yes: Stroebel, McCoy, Gray, Sommers, Kretz

Voting No: None.

Absent: Wenglikowski, Kolbe, Goward, Himmelein

I declare this resolution adopted.


Fred Gray, Chairman

Date: 12/9/25