



CLAM LAKE TOWNSHIP DDA – REGULAR MEETING MINUTES
August 19, 2026

Chairperson Kleinsorge called the August 19, 2026 Regular Meeting for the Downtown Development Authority of Clam Lake Township to order at 7:30 a.m. This meeting was held at Clam Lake Township Hall in Cadillac, MI. The following Board Members were in attendance: Scott Kleinsorge, Chair; Jeremy Winkle, Member; Pat Carroll, Secretary/Treasurer; Brian Potter, Member; Pete Ludviksen; Member; Drew Rummel, Member. Absent: Eli Hoffert, Member; Bill Benson, Township Supervisor; Don Smith, Member.

Others Present: Eric Seguin from Prein and Newhoff

PUBLIC COMMENT: None.

APPROVAL OF THE AGENDA: Motion by Member Winkle supported by Member Carroll to approve the agenda as presented. Motion carried.

APPROVAL OF THE MINUTES: Motion by Member Ludviksen supported by Chair Kleinsorge to approve the May 26 , 2026 meeting minutes as presented. Motion carried.

REPORTS OF OFFICERS, BOARDS AND STANDING COMMITTEES:

Treasurer's Report:

Director Warda reviewed the regular items included in the meeting packet such as copies of: the April, May, June & July Bank Statements; April & May financials; May, June & July autopay statement invoices from UHY for \$170.00 each; Consumers June invoice in amount of \$94.53, July \$94.00 and August \$100.55. Copy of the paid lawn mowing invoices from Ill Seasons - May for \$450 and June for \$750. Copy of paid invoice from Atkins for reinstalling light pole for \$335.

Discussion followed on the webhosting invoice from the Cadillac News. Annual fee went from \$660 to \$720. Director Warda stated that the Township just went with a new web host that cost \$6,000 to transfer data and there is a fee of \$29 per month for maintenance. She said that any changes have to go through webhost, that with the Cadillac News, she can go in and update. Motion by Member Potter supported by Member Rummel to pay the webhosting invoice of \$720. Motion carried.

Executive Director's Report

1. Director Warda stated that copies of the Township Board's June, July and August 2026 meeting agendas are included in the packet. She said that the Township Board approved the Water Ordinance at the August 10, 2026 Board meeting. She said the Water Rate

Study is scheduled for the September 2026 Board meeting. She added that the Water Extension Grant application is due by the end of August.

Eric Seguin from Prein and Newhoff was present to discuss the Water Extension Grant Workplan, stating that he knew Dental Professionals was a priority by the State. Mr. Seguin stated that a \$1M booster pump would be needed to get up the hill. He added if we loop through Crestview and Overlook, another meter may be needed.

Member Winkle inquired about the boring under 131 three times.

Mr. Seguin responded that they are smaller lines and a simple operation. He added that there will be three hydrants.

Member Winkle asked about rates and restoration.

Director Warda responded that the Consultant is scheduled to present a rate study to the Township Board at the September 14th meeting.

Mr. Seguin responded minimal restoration as they will be going under driveways.

Discussion followed on water line route.

Chair Kleinsorge questioned the 10 x 10 booster if it can be a above-ground or vault. Discussion followed.

Mr. Seguin responded that above-ground is more cost effective.

Member Winkle asked if the meters will be outside.

Mr. Seguin responded that they will be inside and read with Wi-Fi. He added that the City doesn't charge for meters.

Motion by Member Carroll supported by Chair Kleinsorge to approve the workplan. Motion carried.

Committee Reports:

Marketing – Chairperson Winkle, Carroll, and Ludviksen, Vacancy. No report.

Strategic Planning Committee – Chair Winkle; Members Potter and Rummel. No Report.

Land Use – Chairperson Winkle; Members Kleinsorge and Rummel. Director Warda stated that The Glamping PUD for the Maguire property has been suspended by the Hastings.

Beautification – Director Warda stated that she will do another weed walk before the holiday weekend.

SPECIAL ORDERS: None

UNFINISHED BUSINESS AND GENERAL ORDERS:

OLD BUSINESS:

- A. Light Pole Update – Director Warda stated that she is still waiting to hear from Adkins on the bollards.
- B. Large Pine Down at Pioneer – Director Warda said she hasn't received an invoice from B & B that took care of the tree for \$600. She reminded the Board that they previously approved payment.

NEW BUSINESS:

- A. Pioneer Listing Extension – Previously listed for \$399,000 for 6 acres. Chairperson Kleinsorge said he talked to the listing agent, and it has been reduced to \$299,000.

ANNOUNCEMENTS: None

NEXT MEETING DATE AND TIME: Wednesday, September 16, 2026 at 7:30 a.m.

ADJOURNMENT: Motion by Member Rummell supported by Member Carroll to adjourn. Motion carried. Meeting adjourned at 8:30 a.m.

Cindy Warda, Executive Director