Gladwin County Land Bank
June 17, 2026
8:45 a.m.

Meeting called to order at 8:45 a.m.

Members present: Christy Van Tiem, Rick Grove, Teresa Newman, Angela Bigham and Shannon Sirpilla

Absent: Jim Thurlow and Karen Moore

Others present: Matt Lang

Approval of previous meeting minutes. Motion by Sirpilla to accept minutes as written with amended to the agenda seconded by Bigham. Ayes carried; motion passed.

Motion to start public hearing for CDBG Mi Neighborhood Program and to follow Public Hearing Script as presented by Sirpilla, seconded by Bigham. m/c

See attached public hearing minutes.

Motion to close public hearing and return to regular board meeting at 9:20 a.m. by Sirpilla, second by Grove, m/c.

Public Comments: Matt Lang in attendance and spoke about a few projects going on within the City of Beaverton.

Old Business:

1. Van Tiem informed the board that Bolle was awarded the demolition project at 240 N. Ross St., Beaverton. An update was given stating Bolle has completed the demolition phase as of yesterday and moving forward with the back fill and topsoil.

2. Brief discussion on the CDBG housing project and how this program will benefit residents with low to moderate incomes by creating more affordable housing within the City of Beaverton. The Land Bank was approved for up to $400,000 which will consist of 4 housing projects. Van Tiem stated that at the last Board of Commissioner's meeting on June 23, 2026, the Land Bank was given permission to advance funds up to $400,000 to use for the CDBG housing project with the understanding that the funds will be paid back after the houses are sold. We are currently working placement of the 4 homes and reviewing a turnkey unit delivery model that will provide fully finished, move-in-ready homes. Our goal is to bring these high-quality units to the community at a maximum cost of approximately $196,000 per home.

New Business:

1. Van Tiem reported to the board that Mr. & Mrs. Marsiglia, residents who purchased our land bank house on Deer Street has expressed interest in purchasing the vacant lot that the Land Bank owns that is located directly to the East of the Deer Street home. Van Tiem spoke about the initial intent of the vacant lots and asked the board what their thoughts are and if they would consider selling the property to the adjacent landowner. After decision and reviewing the options and the current plans for the property, the Board decided to stay with the original goal of building a new home and will not be selling the lot at this time.

2. Van Tiem presented Resolution 2026-1 to the board for MSHDA-CDBG housing grant for their review. After brief discussion Grove moved to approve the MSHDA-CDBG Resolution 2026-1 as presented, seconded by Sirpilla. VanTiem read the Resolution authorizing the submission of a MSHDA CDBG MI Neighborhood Program

Application for Manufactured Housing Project, Roll call vote: Bigham – yes, Grove – yes, Newman – yes, Sirpilla – yes, Van Tiem – yes. Moore and Thurlow are absent, Resolution declared adopted on June 17, 2026.

1. Discussion on Martin property – aka Saginaw & Church Street Road. It has been discovered that ROW for Church Street is on our lot. There is no documentation as to why or how this has happened, but Beaverton City is currently working with MLR Engineering to do Survey work of the property which will include helping the Land Bank with Land Division of this property as well as creating new legal descriptions. MLR Engineering will be able to determine how many housing projects the Land Bank can get to fit on the lot now that we are aware of the ROW as well as establishing agreements for the ROW. The total estimated cost for the survey, land division and creation of new legal descriptions will be at a cost of $2,500.00 Beaverton City is asking if the Land Bank would consider contributing $1,000.00 toward the survey to assist with the land division, and the City of Beaverton will cover the remaining cost. Motion was made by Grove to pay $1,000 towards survey to help with the land division with the City of Beaverton to cover the rest, seconded by Van Tiem m/c

Next meeting is scheduled for Thursday, August 13, 2026, at 8:45 a.m. in the Commissioners' Chambers.

No further business before this board. The meeting was adjourned at 9:55 a.m.