



City of *Hastings* Michigan

(269) 945-2468
FAX (269) 948-9544

201 E. State Street 49058

Regular Council Meeting
September 28, 2026
Executive Summary

Item #	Summary
10A-C	Description: Items for Action by Unanimous Consent Recommended Action: Motion to approve the consent agenda as presented.
11A	Description: Professional Services for Land Acquisition Recommended Action: Motion to accept the proposal from Moore and Bruggink for professional services related to land acquisition due diligence in an amount not to exceed \$31,900.
11B	Description: Hastings/Barry County Pavement Improvements Recommended Action: Motion to approve the Airport Board's decision to pave the hangar approaches in an amount not to exceed \$40,000.
11C	Description: Purchase of Three Fire Hydrants Recommended Action: Motion to approve the purchase of three fire hydrants from East Jordan Iron Works in the amount of \$9,315.63.



City of *Hastings* Michigan

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201 E. State Street 49058

Item #	Summary
11D	Description: City Hall Elevator Modernization Recommended Action: Motion to approve Metro Elevator's proposal in the amount of \$146,353 for elevator modernization, total project cost not to exceed \$160,000.

City of Hastings
COUNTY OF BARRY, STATE OF MICHIGAN

I, Debra Hatfield, do solemnly swear (or affirm) that I will support the Constitution of the United States and the Constitution of the State of Michigan and that I will faithfully discharge the duties of the office of

City Council-4th Ward Councilmember

in and for the City of Hastings, County of Barry and State of Michigan, according to the best of my ability.

Subscribed and sworn before me the 28th day of September 2026.

Linda Perin
City Clerk
City of Hastings, County of Barry, State of Michigan

City of Hastings
COUNTY OF BARRY, STATE OF MICHIGAN

City Council Agenda
September 28, 2026

1. Regular meeting called to order at 7:00 PM
2. Oath of Office:
Debra Hatfield – 4th Ward Councilmember
3. Roll call
4. Pledge to the flag
- √ 5. Approval of the agenda
- √ 6. Approval of the minutes:
 - A. Approval of the minutes of the September 14, 2026, special Council meeting.
 - B. Approval of the minutes of the September 14, 2026, regular Council meeting.
- √ 7. Public Hearings: (None)
8. Public Comment:
9. Formal Recognitions and Presentations: (None)
- √ 10. Items for Action by Unanimous Consent:
 - * A. Consider approving the Mayor's appointment of Bill Mattson for the open position in the Hastings Parks Committee.
 - * B. Consider casting a ballot for George Bosanic and Valerie Kindle to serve three-year terms on the MML Liability & Property Pool Board.
 - * C. Receive and place on file twelve (12) invoices totaling **\$996,383.77**.
- √ 11. Items of Business:
 - * A. Consider accepting the proposal from Moore and Bruggink for professional services related to land acquisition due diligence in an amount not to exceed **\$31,900**.
 - * B. Consider approving the Airport Board's decision to pave the hangar approaches in an amount not to exceed **\$40,000**.

- * C. Consider approving the purchase of three fire hydrants from East Jordan Iron Works in the amount of **\$9,315.63**.
- * D. Consider approving Metro Elevator's proposal in the amount of **\$146,353** for elevator modernization, total project cost not to exceed **\$160,000**.
- 12. Staff Presentations and Policy Discussions (None)
- 13. City Manager Report:
 - * A. Police Chief Boulter Monthly Report
 - * B. City Clerk/Treasurer Perin Monthly Financial Reports
 - * C. Community Development Director King Monthly Report
- ✓ 14. Reports and Communications:
 - * A. YMCA of Barry County Summer of 2026 Recap
 - * B. Downtown Development Authority DRAFT Meeting Minutes – September 16, 2026
 - * C. Hastings Fire Department Open House Flyer– October 4, 2026
- 15. Public Comment:
- 16. Mayor and Council comment:
- 17. Closed Session

Consider recessing to closed session as permitted by PA 267 of 1976, Section 15.268-8(d) to consider the purchase or lease of real property.
- ✓ 18. Adjourn
- * Items with enclosures.
- ✓ Motion under agenda heading requires roll call vote.

Guidelines for Public Comment

Public Comment is welcomed and appreciated. Please follow these simple guidelines to ensure all have an opportunity to be heard.

All comments and questions will be made through the chair. All comments will be made in a courteous and civil manner; profanity and personal attacks will not be tolerated. Please limit the length of your comments to 3 minutes. If you are a member of a group, please appoint a spokesperson to speak on behalf of the group (those speaking on behalf of a group may be provided additional time). Please state your name before offering comment.

City of Hastings
COUNTY OF BARRY, STATE OF MICHIGAN

**City Council Special Meeting Minutes
September 14, 2026**

1. Special meeting called to order at 6:00 PM
2. Roll call

Councilmembers Present: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava

City Staff and Appointees Present: Moyer-Cale, Jaquays, King and Perin

Councilmember Barlow was absent.
3. Pledge to the flag
4. Approval of the agenda.

Motion by Stenzelbarton, with support from McLean, to approve the agenda as presented.
All ayes. Motion carried.
5. Fourth (4th) Ward Councilmember Interviews:
 - A. Zackery Corey
 - B. Debra Hatfield
 - C. Cloe Oliver
 - D. Lee Zeidler
6. Public Comment: (None)
7. Council Questions/Deliberation: (None)
8. Adjourn

Motion by McLean, with support from Devroy, to adjourn.
All ayes. Motion carried. Meeting adjourned at 6:42 PM.

Read and Approved:

David J. Tossava, Mayor

Linda Perin, City Clerk

DRAFT

City of Hastings
COUNTY OF BARRY, STATE OF MICHIGAN

City Council Meeting Minutes
September 14, 2026

1. Regular meeting called to order at 7:00 PM
2. Roll call

Councilmembers Present: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava.

City Staff and Appointees Present: Moyer-Cale, Boulter, Edelman, Heuss, Jaquays, Jordan, King and Perin

Councilmember Barlow was absent.
3. Pledge to the flag
4. Approval of the agenda.

Motion by Stenzelbarton, with support from Devroy, to approve the agenda as presented.
All ayes. Motion carried.
5. Approval of the minutes of the August 24, 2026, regular meeting as presented.

Motion by McLean, with support from Stenzelbarton, to approve the minutes of the August 24, 2026, regular meeting as presented.

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
Nays: None
Absent: Barlow
Motion carried.
6. Public Hearings: (None)
7. Public Comment: (None)
8. Formal Recognitions and Presentations:
 - A. Presentation from Dave Hatfield, Barry County Commissioner.
 - Dave stated that he was very proud of the work the Barry County Health Department and County Emergency Manager did on the Tyden Lofts incident. City First Responders, City Manager and the Mayor performed excellently as well. This was a truly unprecedented event that everyone handled well.

- The Commission on Aging facility will hold a grand opening event on Tuesday, September 29, 2026, from 3:30 PM until 6:00 PM. Everyone is invited to see the beautiful new facility.
- Granger Construction has been hired to provide "preconstruction services " to move the Barry County Jail Project forward.
- The Barry County budget calendar has been approved, and there will be a public hearing scheduled for October.
- The Tax Increment Financing (TIF) policy has been reviewed.

B. Presentation from Rebekah Condon, Health Officer for Barry-Eaton District Health Department.

Opening comments from Patrick Janssen, Barry County Emergency Management Coordinator, explaining the Emergency Management Team meets regularly, and these planning meetings helped make sure the emergency response to the Tyden Lofts incident was handled professionally.

Health Officer Condon commented that the Health Department was called in because ricin is a neurotoxin and can sicken people very quickly. There was a lot of help from Federal and State partners with specific knowledge and experience in these situations.

As of 7:00 PM, September 14, 2026, Tyden Lofts residents of the second and third floors are moving back into their apartments. Levels two and three elevators and stairwells are also safe and open for use.

Level one of Tyden Lofts is still restricted for additional testing. FBI Victim Assistance and Barry County Community Mental Health are available to residents and others impacted by the incident, who want support and follow-up.

In total, 145 people, and 65 apartment units were affected.

Recognition was given to the hundreds of volunteers who came out to assist with the various agencies.

9. Items for Action by Unanimous Consent:

- A. Consider approving, under the direction of staff, the Hastings Business Connection request to hold the Fall Girls Night Out event on **Thursday, October 1, 2026**, and consent to the closure of South Jefferson between State Street and Court Street from **5:00 PM until 8:00 PM**.

Motion by Resseguie, with support from Devroy, to approve, under the direction of staff, the Hastings Business Connection request to hold the Fall Girls Night Out event on **Thursday, October 1, 2026**, and consent to the closure of South Jefferson between State Street and Court Street from **5:00 PM until 8:00 PM**.

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
 Nays: None
 Absent: Barlow
 Motion carried.

- B. Consider approving the proposal from Lettinga Carriage Service for carriage service within city limits.

Motion by McLean, with support from Shepler, to approve proposal from Lettinga Carriage Service for carriage service within city limits.

Comments from Tiffany Lettinga, co-founder of Lettinga Carriage Service, to present her proposal, and added that State Farm is covering the insurance.

Discussion held.

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
 Nays: None
 Absent: Barlow
 Motion carried.

10. Items of Business:

- A. Deliberation and selection of Fourth Ward Councilmember.

First round of voting eliminated candidates Zackery Corey and Lee Zeidler.

Second round of voting did not secure a majority of five votes for candidates Debra Hatfield or Cloe Oliver.

Discussion held.

Third round of voting did not secure a majority of five votes for candidates Debra Hatfield or Cloe Oliver.

Comments from City Manager Moyer-Cale, providing options for electing a candidate, such as continuation of deliberation and voting, or evaluation of Council Rules of Procedure, particularly Section 19 in order to suspend Section 18 by a two-thirds majority vote. A referral for a Special Election was also offered.

Motion by Stenzelbarton, with support from Devroy, to suspend the rules and allow an amendment under Section 18 to eliminate the need for three days' prior notice of an amendment and to allow an amendment requiring four votes to approve an appointment.

Ayes: Bergeron, Devroy, McLean, Shepler and Stenzelbarton
 Nays: Resseguie and Tossava
 Absent: Barlow
 Motion carried.

Fourth round of voting, under modified rules as approved by two-third majority vote, resulted in four votes for Debra Hatfield, earning her majority vote, and election to the vacant Fourth Ward Council seat.

- B. Consider approving the purchase of a Super Vac battery-operated ventilation fan from Moses Fire Equipment in the amount of **\$5,542.**

Motion by Resseguie, with support from Shepler, to approve the purchase of a Super Vac battery-operated ventilation fan from Moses Fire Equipment in the amount of **\$5,542.**

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
 Nays: None
 Absent: Barlow
 Motion carried.

- C. Consider approving the purchase of a FLIR 85 NFPA-compliant Thermal Imaging Camera from Moses Fire Equipment in the amount of **\$5,986.85.**

Motion by Devroy, with support from McLean, to approve the purchase of a FLIR 85 NFPA-compliant Thermal Imaging Camera from Moses Fire Equipment in the amount of **\$5,986.85.**

Discussion held.

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
 Nays: None
 Absent: Barlow
 Motion carried.

- D. Consider approving the purchase of two sets of Firefighting ensembles for structural and wildland firefighting from Axes and Irons in the amount of **\$10,487.30.**

Motion by Devroy, with support from Shepler, to approve the purchase of two sets of Firefighting ensembles for structural and wildland firefighting from Axes and Irons in the amount of **\$10,487.30.**

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
 Nays: None
 Absent: Barlow
 Motion carried.

- E. Consider approving the purchase of a new 125 HP Vertical Hollowshaft Motor and Well overhaul for Well #1 from Peerless Midwest Inc. for a total of **\$53,053.90.**

Motion by Stenzelbarton, with support from McLean, to approve the purchase of a new 125 HP Vertical Hollowshaft Motor and Well overhaul for Well #1 from Peerless Midwest Inc. for a total of **\$53,053.90.**

Discussion held.

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
 Nays: None
 Absent: Barlow
 Motion carried.

- F. Consider authorizing Copper Rock Construction to perform a 3-inch mill and fill and curb work on Mill Street from Boltwood to First Street and to amend the DDA budget for additional expenditures of up to **\$40,000**.

Motion by Stenzelbarton, with support from Bergeron, to authorize Copper Rock Construction to perform a 3-inch mill and fill and curb work on Mill Street from Boltwood to First Street and to amend the DDA budget for additional expenditures of up to **\$40,000**.

Discussion held.

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
 Nays: None
 Absent: Barlow
 Motion carried.

- G. Consider approving the demolition of the TangleTown playground and authorizing small apparatus to be released "as is" to donors as appropriate.

Motion by McLean, with support from Resseguie, to approve the demolition of the TangleTown playground and to authorize small apparatus to be released "as is" to donors as appropriate.

Discussion held.

Ayes: Bergeron, Devroy, McLean, Resseguie, Shepler, Stenzelbarton and Tossava
 Nays: None
 Absent: Barlow
 Motion carried.

11. Staff Presentations and Policy Discussion: (None)

12. City Manager Report:

- Hastings Police Department held their Open House that evening, September 14, 2026.
- Gratitude was expressed to our First Responders and other agencies for getting the City through the events of this past weekend. A sincere thanks was given to Police Chief Boulter and Fire Chief Jordan.
- Mayor Tossava presented City Manager Moyer-Cale with a Five-Year Award of Service.

A. Fire Chief Jordan Monthly Report

- Comments from Chief Jordan to thank his team for their continuing work on the emergency event. He also thanked the Council for approving the Fire Department equipment requests.

B. Library Director Edelman Monthly Report

13. Reports and Communications:

- A. Hastings Public Library Board of Trustees DRAFT Minutes – August 31, 2026
- B. Hastings DPS Garage August 2026 Report

Motion by Stenzelbarton, with support from McLean, to approve and place on file items A-B.

14. Public Comment: (None)

15. Mayor and Council comments:

Mayor Tossava expressed thanks to Chiefs Boulter and Jordan.

Comments from McLean about the following:

- Apologized to Deb Hatfield and Cloe Oliver for the confusion over the voting situation, and suggested the Council determines how to make this a better and more understandable process.
- Offered thanks to the Elsie Sage Trust for helping to make it possible for the Fire Department to upgrade their equipment.
- Still requests the City staff to present additional educational material on how to navigate the roundabout.
- Asked if the City Council has revisited previous concerns about Professional Code Inspectors (PCI).

Comments from Councilmembers Bergeron, Devroy, Resseguie, Shepler and Stenzelbarton to offer sincere thanks to the City's First Responders.

16. Adjourn:

Motion by McLean, with support from Devroy, to adjourn.
All ayes. Motion carried. Meeting adjourned at 8:26 PM.

Read and Approved:

David J. Tossava, Mayor

Linda Perin, City Clerk

DRAFT



Regular Council Agenda Item Memorandum

To: Hastings City Council

From: Sarah Moyer-Cale, City Manager

Subject: MML Liability & Property Pool Board of Directors Election

Meeting Date: September 28, 2026

Recommended Action:

Motion to cast a ballot for George Bosanic and Valerie Kindle to serve three-year terms on the MML Liability & Property Pool Board.

Background Information:

The MML Liability and Property Pool is owned & controlled by its members. As such, the council may direct staff to cast a ballot to vote for its directors.

Financial Implications:

None

Attachments:

- Letter from MML Liability & Property Pool
- Candidate Biographies



liability &
property
pool

1675 Green Road
Ann Arbor, MI 48105

mml.org

To: Members of the MML Liability & Property Pool
From: Michael J. Forster, Fund Administrator
Date: September 14, 2026
Subject: Pool Director Election

Dear Pool Member:

Enclosed is your ballot for this year's Board of Directors election. One (1) incumbent Director has agreed to seek re-election and one (1) appointee is seeking election to her first term. You may also write in one or more candidates if you wish.

A brief biographical sketch of each candidate is provided for your review.

I hope you will affirm the work of the Nominating Committee by returning your completed ballot in the enclosed return envelope, no later than November 6th. Alternately, you may complete your ballot online:

Go to www.mml.org. At the top of the page, hover over *Programs & Services* and select *Risk Management* from the drop-down list. Next, look for the *Jump To* panel and select *Liability & Property Pool*. The ballot link is on the next page, in the *Jump To* panel, under *Online Forms*.

The MML Liability & Property Pool is owned and controlled by its members. Your comments and suggestions on how we can serve you better are very much appreciated. Thank you again for your membership in the Pool, and for participating in the election of your governing board.

Sincerely,

A handwritten signature in black ink that reads 'Michael J. Forster'.

Michael J. Forster
Pool Administrator

THE CANDIDATES

Three-year terms beginning January 1, 2027



George Bosanic, Manager, City of Greenville

George has nearly 35 years of experience as a municipal official with over 30 years serving as the city manager of the City of Greenville. He has served in leadership roles on numerous local boards and commissions over the years and is a past board member of the MML Workers' Compensation Fund Board.

George is a member of the Michigan Local Government Management Association and International City Management Association.

George is seeking re-election to his third term.



Valerie Kindle, Mayor, City of Harper Woods

Valerie has served as mayor of Harper Woods since 2020 and on City Council since 2012. She currently serves on the Michigan Municipal League Board of Trustees, the Michigan Association of Mayors Board of Directors, and as president of the Michigan Women in Municipal Government.

Active in her community, Valerie is a board member of the Friends of the Harper Woods Library, the Harper Woods Lions Club, the Grosse Pointe Chamber of Commerce, and the League of Women Voters Grosse Pointe. Valerie also serves on the Harper Woods Planning Commission, Ordinance Committee, and as a board member and second vice president for the Grosse Pointes & Harper Woods NAACP.

Valerie is a member and volunteer for New Life Ministries Worldwide, a retired State of Michigan delinquency worker, and a case manager with Michigan Works. She has a bachelor's degree from Ferris State University in criminal justice and is a graduate of Wayne State University Labor College and WCCCD.

Valerie is seeking election to her first term.

Summary - City of Hastings Invoices
City Council Meeting
September 28, 2026

No.	Vendor	Amount	Description	Date Paid
	National Hose Testing	\$5,052.00	2026 Fire Hose Testing	9/3/2026
	Kevin's Draperies	\$7,280.00	Police Department Shades	9/3/2026
	J & C Lawn Solutions	\$9,876.00	City Lawn Service August 2026	9/17/2026
	Geenen DeKock Group	\$11,770.65	Summer 2026 Brownfield Reimbursement	9/3/2026
	Infrastructure Alternatives	\$13,882.12	WWTP Contract Operations September 2026	9/3/2026
	Aunalytics	\$15,410.88	Internet Service, Storage and Security Sept 2026	9/3/2026
	MacDonald 606 N Hanover	\$16,025.00	Final Disbursement Fire Insurance Escrow	9/3/2026
	Battle Creek Glass	\$19,161.95	Hastings Public Library Window Installation	9/17/2026
	Moore & Bruggink	\$19,645.95	E State Street Engineering	9/17/2026
	Moore & Bruggink	\$46,938.11	Green & Market Street Improvements August 2026	9/17/2026
	Greenmark Equipment	\$54,918.06	2026 John Deere Lawnmower	9/3/2026
	Kamminga & Roodvoets Inc	\$776,423.05	Green & Market Street Improvements August 2026	9/17/2026
12	Invoices	\$996,383.77		



Regular Council Agenda Item Memorandum

To: Hastings City Council

From: Sarah Moyer-Cale, City Manager

Subject: Professional Services for Land Acquisition Support

Meeting Date: September 28, 2026

Recommended Action:

Motion to accept the proposal from Moore and Bruggink for professional services related to land acquisition due diligence in an amount not to exceed **\$31,900**.

Background Information:

If the city opts to pursue land for a new water tower, the land will need to be evaluated for its suitability for that purpose.

Financial Implications:

This is not a budgeted expense. Costs would come from the water fund and can be reimbursed through the brownfield agreement for Bachman Fields, should construction occur.

Attachments:

- Proposal dated September 17, 2026



Moore+Bruggink
Consulting Engineers

September 24, 2026

*Proposal – High-Pressure District
Water Tower Land Acquisition
Assistance & Soils Investigation*

Ms. Sarah Moyer-Cale
City of Hastings
201 East State Street
Hastings, Michigan 49058

Dear Ms. Moyer-Cale,

Moore+Bruggink, Inc., is pleased to provide a proposal for engineering services to assist the City of Hastings in land acquisition and soils investigation for the proposed water tower to serve the city's high-pressure district.

Having reviewed, with city staff, the water system conditions and benefits of constructing a new water tower to serve the High-Pressure District (HPD), we understand that the city would like to proceed with next steps to acquire land for a HPD water tower site. Previous studies have identified potential locations for a water tower site. A land acquisition for the water tower site will be 2.35 acres in size, and likely will be split from a larger existing parcel.

In preparing this proposal, we coordinated with a water tower manufacturer and installer to confirm the required soils investigation and obtained a proposal from SME for soil borings and geotechnical study. We also reviewed State wetlands records and FEMA flood mapping records. There are no anticipated floodplain/floodway concerns for potential locations, but readily available records do indicate that potential locations may have wetlands in the area. As the wetland records are not definitive, we recommend that wetland delineations be performed at this stage and have obtained a proposal from Barr Engineering for this work.

Engineering Scope of Services:

Based on this background, our proposed scope of services includes the following:

1. Preliminary “desktop” wetland delineation (by Barr Engineering) of potential sites to further investigate available records to identify potential wetland areas.
2. Kickoff video call meeting with City staff to review advantages and disadvantages of potential sites for the new water tower.
3. Supporting City staff through coordination with landowners, including responding to questions and providing technical information.



4. If the preliminary wetland delineation findings show wetland concerns for potential water tower sites and landowners are amenable to allowing access to property before selling a parcel split to the City, an on-site wetland delineation of the preferred sites would be recommended to confirm the wetland boundaries. The on-site delineation would need to be performed during the growing season, by mid-October at the latest.
5. Survey services for the tentatively selected site location:
 - a. Ordering record information on property title, utilities, easements, as-builts, etc.
 - b. Boundary survey and field staking of property corners of overall parcel and split parcel for water tower site.
 - c. Writing property description for parcel split and providing property drawing.
 - d. Field staking of soil boring location.
 - e. Incorporating potential wetland boundaries into CAD documents from GPS points provided by the on-site delineation.
6. Preliminary geotechnical investigation and soil borings at selected water tower location (by SME). Scope to include:
 - a. One 60-foot-deep soil boring at the proposed tank location, soil classifications, and preliminary soil consolidation testing.
 - b. Tree clearing for accessing the soil boring locations may be needed depending on the selected site area. The cost for tree removals is included in the total not-to-exceed fee and is noted separately in the Engineering Costs Estimate as a potential deduction if not needed.
7. Conceptual engineering of tower requirements and coordination with water tower contractor to review soil conditions, foundation requirements, and projected costs.
8. Video call meeting with City Staff to review findings of wetlands and geotechnical investigations.
9. Conceptual site plan sheet for the water tower site improvements, water main extension, and roadway improvements.
10. Provide technical letter summarizing findings of steps noted above and engineer's recommendations.
11. Provide updated conceptual estimate of project costs for construction of a HPD water tower and related utility, site, and roadway improvements.

Assumptions and Clarifications:

1. Moore & Bruggink will be available for questions and assistance as needed, but we assume that contacting and communicating with landowners will be done by city staff.
2. Land purchase pricing negotiations, contractual agreements, closing, and related steps, other than the survey scope of services as previously described, will be the responsibility of the city.



3. Our proposed scope of services anticipates approximately the following sequencing from the initial landowner coordination through soil borings completion:
 - a. The desktop wetland delineation of water tower site alternatives will be performed to give better understanding of potential wetland areas, as construction impacting wetlands would best be avoided.
 - b. City staff will contact landowners and determine receptivity to sell a land parcel or parcel split to the city.
 - c. The city obtains authorization from the prospective landowner(s) for city staff and engineering staff, acting on behalf of the city, to access the property for the purposes of wetland delineations.
 - i. If multiple landowners give access, and the desktop wetland delineation showed potential for wetland conflicts for preferred water tower locations, an on-site delineation may be performed on multiple properties to confirm wetland boundaries.
 - ii. The scope of this proposal assumes on-site wetland delineation for two parcels and the associated fees are included in the total not-to-exceed price. The wetland delineation cost for the second parcel is noted separately in the Engineering Costs Estimate as a potential deduction if not needed.
 - iii. M&B will review the wetland delineation findings with city staff, and a location will be tentatively selected.
 - d. Before commencing on-site surveying, soil borings, and tree removal as needed for soil boring access, a satisfactory outcome of the negotiations between the city and the landowner of the tentatively selected parcel would be needed. Then a conditional agreement would be needed to grant property access for purposes of surveying, performing soil borings, and tree removals as needed. Any purchase agreement at this stage would need to be contingent on a soil borings study finding acceptable soil conditions for construction of a water tower.
 - e. The property will then be surveyed, and the property corners, parcel split boundaries, and soil boring location staked.
 - f. The soil borings and necessary tree removals will then be performed. A preliminary geotechnical investigation and one soil boring are anticipated to be at a single location.
 - i. The preliminary geotechnical investigation approach will include minimal scope as needed to confirm soils are suitable for installation of a water tower with a conventional foundation.
 - ii. This proposal assumes that the preliminary findings will be acceptable.
 - iii. Additional soil borings, testings, investigation, and reporting will be needed as part of a final project design for construction in order to make final recommendations on differential settling, tower foundations design, or ground improvements, etc.



Moore+Bruggink understands the City's requirements for budgets and project financial planning. There are many project variables in establishing fees. However, we only charge for our time as required by our client needs. Based on our experience in projects such as this, we are providing a not-to-exceed budget for your use as follows:

Estimated N.T.E. Fee for Engineering Services:	\$38,500.00
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Potential Cost Deductions, if Not Required:

Wetland Delineation on Second Property (Barr Engineering)	(\$2,200.00)
Tree Removals for Soil Borings Access (SME)	<u>(\$4,400.00)</u>

Potential Reduced Fees Total:	\$31,900.00
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For your reference, we have included our level of effort breakdown for our engineering services.

It would be our intent that the conceptual engineering documents will assist with City planning and will be utilized when developing detailed design documents for construction bidding. Moore+Bruggink can provide a proposal for such design, bid, and construction engineering services if requested by the city.

We look forward to being of service to you on this project. If you have any questions or concerns, please let me know.

Sincerely,

A handwritten signature in blue ink, appearing to read 'J. Bruggink'.

Jacob A. Bruggink, P.E.
Project Engineer

Attachment

Hastings High Pressure District Water Tower Land Acquisition Assistance & Soils Investigation

M&B Task Description	JAB Principal in Charge	RMA/BJH Senior Engineer	CAD II	Clerical	Hours Per Task
<i>Land Acquisition Assistance & Soils Investigation Engineering</i>					
Kickoff meeting (video call)	1.5			1	3
Landowner coordination assistance	2				2
Wetlands investigation coordination (Barr Engineering)	1				1
Geotechnical coordination (SME)	1	1			2
Coordination with Water Tower Contractor (CB&I)	2				2
Wetland and soil borings review meeting with City (video call)	1.5			1	3
Preliminary site and utility plan	6	1	16		23
Preliminary cost estimates	4	1			5
Technical letter	6	2		2	10
Final review meeting	3			1	4
Finalize Documents & QA/QC	4	1	4	2	11
Total Estimated Hours:	32	6	20	7	65
M&B Engineering (scope items above)					\$10,379.00
M&B Survey Services					\$9,500.00
Desktop Wetland Delineation for Both Locations (Barr Engineering)					\$880.00
On-Site Wetland Delineation (Barr Engineering)					\$2,200.00
On-Site Wetland Delineation on Second Property (Barr Engineering, as needed)					\$2,200.00
Preliminary Soil Borings and Geotechnical Report (SME)					\$8,580.00
Tree Removals for Soil Borings Access (SME, as needed)					\$4,400.00
Reimbursables (mileage & printing)					\$361.00
Total Not-To-Exceed Amount					\$38,500.00



Regular Council Agenda Item Memorandum

To: Hastings City Council

From: Sarah Moyer-Cale, City Manager

Subject: Approval of Airport Expenditure for Pavement Improvements

Meeting Date: September 28, 2026

Recommended Action:

Motion to approve the Airport Board's decision to pave the hangar approaches in an amount not to exceed **\$40,000**.

Background Information:

The Airport Board has approved pavement repairs at the airport adjacent to the runway. These areas do not qualify for MDOT financial assistance. A map of the areas being paved are attached. All expenses will be paid for from the airport fund.

Financial Implications:

None.

Attachments:

- Quote from Lakeland Asphalt
- Map of paving area



Lakeland Asphalt Corp.
548 Avenue A
Battle Creek, MI 49037
www.lakelandasphalt.com

Phone: 269-964-1720
Fax: 269-964-8202



Submitted to:

Gino Lucci
269-838-0423
BCA Manager

Project Name/Location:

Barry County Airport
2505 Murphy Dr
Hastings, MI 49058

Date:

9/1/2026

We hereby submit specifications and estimates for:

Scope of Work:

Item No.	Description	Quantity	Unit	Unit Price	Unit Price
1	Mobilization	1	LS	\$ 2,500.00	\$ 2,500.00
2	Milling	1200	SY	\$ 2.00	\$ 2,400.00
3	Fine Grading	1	LS	\$ 2,500.00	\$ 2,500.00
4	HMA, 4EL, 3.5"	245	TON	\$ 127.00	\$ 31,115.00
5	Crack Sealing	1	LS	\$ 500.00	\$ 500.00
				Base Bid =	\$ 39,015.00

Tenant Breakdown

Tenant 1	268	SY	\$ 7,100.00
Tenant 2	164	SY	\$ 4,500.00
Tenant 3	242	SY	\$ 6,500.00

Notes:

***Pricing does not include bonds, dues, or permits. LS items are for HMA related work only**

****Milling includes trucking, sweeping, and flagging as required**

THIS CONTRACT INCLUDES ALL OF THE STANDARD
CONDITIONS SET FORTH ON THE REVERSE SIDE.

Ellen Bentley

Authorized Signature

Ellen Bentley

Project Manager

ACCEPTANCE OF CONTRACT & STANDARD CONDITIONS

I (We) have read the above contract INCLUDING THE STANDARD CONDITIONS ON THE REVERSE SIDE, and hereby accept the prices, specifications, and standard conditions as stated. You are hereby authorized to begin the work as proposed at your earliest convenience. We also acknowledge receipt of this Contract and agree that it is accurate and as contracted.

Date: _____

Signature: _____

(owner/officer)

Signature: _____

(owner/officer)

W Airport Rd

W Airport Rd

W Airport Rd

Norway Ave



Soaring Concepts
Aerospace

W Airp



Hsi



Velo X Aerospace



78.66 ft

0



Regular Council Agenda Item Memorandum

To: Hastings City Council

From: Robert Neil, Street Superintendent

Subject: Fire Hydrants, Storm Drain Grate Assemblies, Manhole Castings

Meeting Date: 9-28-2026

Recommended Action:

Motion to approve the purchase of three fire hydrants from East Jordan Iron Works in the amount of **\$9,315.63**.

Background Information:

Fire Hydrants will be placed within the system to replace either older (40+ yrs) or non-working hydrants. Currently, we do not have any fire hydrants out of service. During fall and spring flushing, we usually find 1-3 hydrants that need to be replaced.

Financial Implications:

These items have been approved in the 26-27 budget.

Attachments:

- East Jordan Iron Works quote



800 626 4653
ejco.com

Quotation
00911506

Account Name City of Hastings

Ship to 301 East Court Street, Hastings, MI, 49058,
US

Requested By

Business Phone

Email

Quote Name 09/10/26-Quote

Created Date 09/10/2026

Expiration Date 10/10/2026

Prepared By Tricia Yemc

Email

Phone

Line	Quantity	Product No.	Description	Notes	Line Charge	Sales Price (USD)	Total Price (USD)
1	3	1C566MN5N42280Z	5BR250 Hydrant 5'6" MJ 1 3/4" Sq 2AD 1-5 4 1/2" NST Pumper 2-4 2 1/2" NST Hoses OL Red 54512D			3,105.21	9,315.63
2	4	00704500	7045Z Curb Inlet Frame with 7050T2 Adjustable Hood, Does not include Grate, Black Coated, Michigan DOT Type K			582.30	2,329.20
3	4	00704530	7045M1 Sinusoidal Curb Inlet Grate Dump No Waste! Drains to Waterways, Black Coated - Michigan DOT Type K & Type C			197.81	791.24
4	3	00104510	1045Z 7" Tall Frame, Black Coated			301.33	903.99
5	3	00104610	1046Z 4" Tall Frame, Black Coated			301.33	903.99
6	3	001040017	1040B Vented 4 Hole Cover City of Hastings Logo Storm Sewer, Black Coated			247.90	743.70

Notes

Product 14,987.75
Grand Total 14,987.75

EJ USA, Inc. Terms and Conditions apply, which are located at <https://ejco.com/ustc>. Material takeoff quantities not guaranteed. Price subject to change.



Regular Council Agenda Item Memorandum

To: Hastings City Council

From: Hana Jaquays, Assistant City Manager

Subject: City Hall Elevator Modernization

Meeting Date: September 28, 2026

Recommended Action:

Motion to approve Metro Elevator's proposal in the amount of **\$146,353** for elevator modernization, total project cost not to exceed **\$160,000**.

Background Information:

The City of Hastings maintains one passenger elevator at City Hall. The Bureau of Construction Codes (BCC) has adopted updated requirements establishing a baseline safety standard for existing elevators under ASME A17.3. While the elevator remains operational and safe for use, the City issued a Request for Proposals to evaluate modernization needs and bring the elevator into compliance with the updated codes. The modernization is intended to proactively address aging equipment and current code requirements by replacing outdated mechanical and electrical components, rather than responding to an existing safety issue or making cosmetic improvements to the elevator cab. The project will replace the elevator controller, power unit, and hoistway door equipment. The project will also ensure code compliance by addressing top of car operating devices, installing door lock monitoring and door detector upgrades.

The City received proposals from two qualified contractors, both of which have experience completing elevator modernization projects and are prepared to meet the City's needs. Both contractors completed the required site-visit prior to submitting a bid.

Metro Elevator's total price including electrical and fire work is \$146,353. TKE's total price including electrical and fire work is \$142,000. The elevator is expected to be out of service for approximately five to seven weeks in mid-spring 2027.

Financial Implications:

This project is included in the CIP. The proposals received are less than the estimated budget.

Attachments:

- RFP Packet



Regular Council Agenda Item Memorandum

- TKE's Proposal
- Metro Elevator's Proposal



CITY OF HASTINGS, MICHIGAN
REQUEST FOR PROPOSALS (RFP)
FOR
City Hall Passenger Elevator Modernization

PROCUREMENT NAME: **City Hall Passenger Elevator Modernization**

RFP ISSUE DATE: **July 29, 2026**

PROPOSAL DUE DATE: **August 17, 2026**

Requests for Proposals and related documents may be obtained during normal business hours from the City Clerk/Treasurer's office located in Hastings City Hall at 201 East State Street, Hastings, MI 49058.

OVERVIEW OF THE PROCUREMENT PROCESS

The City of Hastings is employing a formal proposal or bid process in this procurement. All General and Specific Terms and Conditions as described below apply. Potential vendors who receive copies of this RFP will be notified of any addendum to the RFP and provided an equal opportunity to comply with all specifications.

CONTENTS OF THE REQUEST FOR PROPOSAL OR BIDS

A.	GENERAL TERMS AND CONDITIONS	Page 3
B.	SPECIFIC TERMS AND CONDITIONS	Page 6
C.	RESPONSE SUBMITTAL FORMS.....	Page 8
D.	ATTACHMENTS AND EXHIBITS.....	Page 14

NOTE: The documents provided as attachments and exhibits are not exhaustive or presumed to be complete and are provided for reference only

A. GENERAL TERMS AND CONDITIONS

1. The City of Hastings assumes no responsibility of any kind or nature for any costs incurred by any potential vendor in the preparation of a response to this RFP. This applies to and includes any costs of delivery a Proposal timely.
2. The City of Hastings reserves the exclusive, unencumbered right to:
 - a. Cancel, revise, or amend the RFP;
 - b. Reject any proposal or bid or all proposals or bids submitted in response hereto in whole or in part;
 - c. To waive any irregularities in any proposal or bid;
 - d. To award the whole or part of the work or goods that are the subject of this RFP to that offeror whose proposal or bid is, as determined in the sole discretion of the City, to be in the best interest of the City considering such factors as it may deem pertinent.
3. Sealed proposals or bids must be received on or before **August 17, 2026 at 10:00 AM** at the office of the City Clerk/Treasurer. Date and time will be recorded on delivery. Deadline is for physical delivery to the specified location; postmarks or other indicators of sending or delivery will not be accepted.

Proposals or bids are to be delivered to:

City of Hastings
Office of the City Clerk/Treasurer
201 East State Street
Hastings, MI 49058

4. Any questions regarding the RFP must be submitted before **August 12, 2026 at 10:00 AM**. If necessary, an addendum to the RFP will be provided to all holders of the RFP of record.
5. No proposal or bid may be withdrawn for a period of sixty (60) days after the opening of the proposals or bids except as provided in the RFP.
6. Proposals must be submitted in accordance with the instructions and requirements contained in this RFP. Failure to do so may result in the proposal or bid being considered non-responsive and it may be rejected. An offeror must promptly notify the Office of the City Clerk/Treasurer of any ambiguity, inconsistency, or error, which may be discovered upon examination of the RFP. An offeror requesting clarification or interpretation of this RFP should contact Assistant City Manager Hana Jaquays at (269) 945-6006.

7. Proposals should demonstrate the offeror's successful experience in providing the services and/or items requested by this RFP.
8. Proposals must state whether any of offeror's owners, officers, employees, or agents, or their immediate family members, is currently, or has been in the past year, an employee of the City of Hastings or has any responsibility or authority with the City that might affect the procurement transaction or any claim resulting there from. If so, the complete name and address of each such person and their connection to the City of Hastings must be disclosed in the response.
9. Any proposal submitted shall be deemed conclusive assurance that the proposer does not discriminate in any manner against any class of protected persons under federal or state law. This includes non-discrimination on the basis of gender, race, national origin, age, and other categories specified by law. Non-discrimination applies to consideration for employment and services.
10. Proposals must explicitly and completely describe and present all components of the price proposed for work or goods. The City of Hastings is exempt from State of Michigan Sales and Use Taxes.
11. Ownership of all data, materials, and documentation originated and prepared for the City pursuant to the RFP shall belong exclusively to the City and be subject to public inspection in accordance with the Michigan Freedom of Information Act.
12. No information regarding the contents of responses to the RFP will be released prior to award. Once an award has been made, all proposals will be open to public inspection subject to the provisions set forth above.
13. Any interpretation, correction, or change of the RFP will be made by an addendum. Interpretations, corrections, or changes to this RFP made in any other manner will not be binding and offerors must not rely upon such interpretations, corrections, or changes. The City Clerk/Treasurer will issue Addenda. Addenda will be emailed, faxed, or mailed to all known recipients of the RFP.
14. The City may make investigations to determine the ability of the offeror to perform or supply the services and/or items as described in this RFP.
15. The successful offeror must comply with all applicable City, State, and Federal laws, codes, provisions, and regulations.
16. Responses to this RFP must be in the prescribed format.
17. The City may request additional information, clarification, or presentations from any of the offerors after review of the proposals received.

18. The City has the right to use any or all ideas presented in reply to this RFP, subject only to the limitations regarding proprietary/confidential data of offeror.
19. Only the City will make news releases or other public announcements pertaining to this RFP or the proposed award of a contract.

B. SPECIFIC TERMS AND CONDITIONS

1. General Information/Background

The City of Hastings City Hall is served by one hydraulic passenger elevator originally installed in the 1980s. Aside from equipment serviced during routine inspections, the cab and control equipment have not been upgraded since original installation.

The City is issuing this Request for Proposals (RFP) to modernize the elevator, bringing it into compliance with applicable elevator safety code requirements and improving overall reliability and performance.

All work shall comply with the elevator safety code(s) currently adopted and enforced by the State of Michigan, Department of Licensing and Regulatory Affairs (LARA), Bureau of Construction Codes, Elevator Safety Section, in effect at the time of permit application.

All prospective bidders are required to schedule a mandatory pre-bid site visit before August 12, 2026 prior to submitting a proposal.

- Location: Hastings City Hall, 201 East State Street, Hastings, MI 49058

Upon review and approval by City Council, the selected contractor may begin work early to mid-September.

Along with any manufacturer's warranties, the successful bidder will provide at least a one-year workmanship warranty.

2. Specific or Technical Requirements of the Work or Goods

To allow the City to evaluate mandatory compliance costs separately from discretionary improvements, each bidder shall submit pricing in two distinct parts.

The following existing components are anticipated to be retained: Capacity, travel, power supply, car guides, car frame, platform, interlocks, car door hanger, hoist way entrances, and spring buffers.

Part A- Code Compliance Base Scope

Bidder shall identify and price, as a single base bid, all equipment, labor, and materials necessary to bring the existing elevator into compliance with the ASME A17.1/A17.3 provisions applicable to this installation.

Part B — Recommended Modernization

In addition to Part A, bidder shall separately identify and price recommended modernization items that are not strictly required for code compliance but that the bidder recommends based on the equipment's age, obsolescence, reliability, ride quality, or

maintainability. Each Part B item shall be priced individually (not bundled) so the City may select items independently.

Bidder Qualifications and Submittal Requirements

- Proof of current Michigan elevator contractor license and evidence that installation/service personnel hold current Michigan elevator mechanic licensure
- Proposed project schedule, including estimated elevator out-of-service duration

3. Evaluation Criteria

- a. The ability, capacity, and skill of the offeror to provide items described in this RFP in a prompt and timely manner without delay or interference.
- b. The character, integrity, reputation, judgment, experience, efficiency, and effectiveness of the offeror.
- c. The quality and timeliness of performance of previous contracts or services of the nature described in this RFP.
- d. Compliance by the offeror with laws and ordinances regarding prior contracts, purchases, or services.
- e. The conditions, if any, specified in offeror's proposal; i.e. what expectations or requirements the offeror might have of the City as a condition of, or related to the proposal.
- f. Compliance by the offeror with the City's insurance requirements policy.
- g. Price.

5. Selection Process

- a. Sealed proposals will be publicly opened immediately after the deadline for submitting proposals.
- b. Proposals will be opened at Hastings City Hall, 201 East State Street, Hastings.
- c. Proposals not submitted timely will not be opened or considered.
- d. Compliance with submittal forms, insurance requirements, and price will be publicly announced at the proposal opening.
- e. City staff will evaluate proposals according to the evaluation criteria noted in the RFP and prepare a recommendation to the Hastings City Council.

- f. The City Council will make the final, binding decision as to the award of the contract or the rejection of any or all proposals.
- g. City staff or the City Council may request additional information or clarification from any offeror. Failure to supply requested additional information may result in proposal being rejected or not considered further.
- h. A Purchase Order or formal contractual agreement will be entered to effect the arrangements. Offerors should submit any requested contract terms as part of their proposal.

C. RESPONSE SUBMITTAL FORMS

Every valid response to the RFP will include the next six (6) pages completed in full and returned to the City by the stated deadline.

CERTIFICATION

In compliance with this request for proposal and subject to all terms and conditions imposed herein, which are incorporated in this proposal by reference, the undersigned offers and agrees to furnish the services and/or items requested in this solicitation if the undersigned is selected as the successful offeror.

Legal Name of Entity Submitting Proposal:

Address:

Phone: _____ ***Fax:*** _____

Email: _____

Authorized Official:

Printed Name: _____

Title: _____

Signature: _____

Date: _____

C. RESPONSE SUBMITTAL FORMS (continued)

RELATED PARTIES DISCLOSURE (CHECK AND COMPLETE AS APPROPRIATE)
THIS PAGE MUST BE RETURNED SIGNED BY AN AUTHORIZED
REPRESENTATIVE OF THE OFFEROR

- ☐ **NONE** of offeror's owners, officers, employees, or agents, or their immediate family members, is currently, or has been in the past year, an employee of the City of Hastings nor has any responsibility or authority with the City that might affect the procurement transaction or any claim resulting there from.

- ☐ **EXCEPTIONS TO THE ABOVE STATED ARE AS FOLLOWS:**

Name _____

Address _____

Connection or Relationship to the City of Hastings: _____

Name _____

Address _____

Connection or Relationship to the City of Hastings: _____

USE ADDITIONAL SHEETS IF NECESSARY

Authorized Official:

Printed Name: _____

Title: _____

Signature: _____

Date: _____

C. RESPONSE SUBMITTAL FORMS (continued)

REFERENCES

Each offeror should provide the names, addresses, and telephone numbers of at least three (3) references in connection with supplying the services or items requested in this RFP. References of other similar local government operations are preferred.

REFERENCE # 1

Entity Name:

Address:

Phone: _____ **Fax:** _____

Contact Name and Title:

Email: _____

Brief Description of Working Relationship with Dates:

C. RESPONSE SUBMITTAL FORMS (continued)

REFERENCES (continued)

REFERENCE # 2

Entity Name:

Address:

Phone: _____ **Fax:** _____

Contact Name and Title:

Email: _____

Brief Description of Working Relationship with Dates:

C. RESPONSE SUBMITTAL FORMS (continued)

REFERENCES (continued)

REFERENCE # 3

Entity Name:

Address:

Phone: _____ **Fax:** _____

Contact Name and Title:

Email: _____

Brief Description of Working Relationship with Dates:

C. RESPONSE SUBMITTAL FORMS (continued)

INSURANCE

Attach certificates of required insurance.

IRS W-9 FORM

Complete and attach an IRS Form W-9.

PRODUCT INFORMATION

Attach complete description of the manufacture, features, and capabilities of materials and goods proposed to be provided.

OTHER INFORMATION

Attach other information necessary to describe the proposed vendor and the goods and services proposed to be provided.

PRICE

PRICE COMPONENTS and AMOUNTS:

_____	\$ _____
_____	\$ _____
_____	\$ _____
_____	\$ _____
_____	\$ _____
_____	\$ _____

TOTAL PRICE REFLECTING ALL SPECIFICATIONS OF THE RFP

\$ _____

D. ATTACHMENTS AND EXHIBITS

NOTE: The documents provided as attachments and exhibits are not exhaustive or presumed to be complete and are provided for reference only

1. City of Hastings Insurance Requirements Policy for Contractors Performing Work on City Premises
2. IRS Form W-9

INSURANCE REQUIREMENTS POLICY

Effective July 2026

The purpose of this policy statement is to establish guidelines requiring insurance for contractors, organizations, groups or individuals that carry on activities or do work on City properties. All Certificates of Insurance shall be maintained by the City Clerk's Department and updated as necessary.

I. Doing work on City Property

Certificates indicating insurance coverage shall be required by all contractors or individuals that do work on City-owned property including land, parks, roads, sidewalks, easements, rights-of-way and buildings.

The following coverage is required:

<u><i>Type of Coverage</i></u>	<u><i>Minimum Limit of Liability</i></u>
1. Worker's Compensation Statutory Coverage and Employers Liability	\$500,000
2. Public Liability (including products and completed operations liability)	
Bodily Injury	\$1,000,000 each person \$2,000,000 each accident
Property Damage	\$500,000 each accident \$1,000,000 each aggregate
3. Automobile Liability (including hired cars and automobile non-ownership)	
Bodily Injury	\$1,000,000 each person \$2,000,000 each occurrence
Property Damage	\$250,000 each accident \$500,000 each aggregate
4. Additional Insured	

The City of Hastings is to be specifically named in the clause on the policy and certificate as an "additional insured".

II. Holding Money Making Events on City Property

Certificates indicating insurance coverage shall be required by all groups, organizations and individuals that hold events to make money or charge any fees whatsoever when using City-owned property including land, parks, roads, sidewalks, easements, rights-of-way and buildings. This would include all shows, festivals,

celebrations, sporting events, competitions, and other similar activities.
The following coverage is required:

<u>Type of Coverage</u>	<u>Minimum Limit of Liability</u>
1. Public Liability (including products and completed operations liability)	
Bodily Injury	\$100,000 each person \$250,000 each accident
Property Damage	\$100,000 each accident \$250,000 each aggregate
2. Additional Insured	
The City of Hastings is to be specifically named in the clause on the policy and certificate as an "additional insured".	
3. Excess Liability	\$5,000,000

III. Holding any sporting or athletic event on City property

Certificates indicating insurance coverage shall be required for all groups, organizations, and individuals that hold sporting or athletic events on City-owned property, including land, parks, roads, sidewalks, easements, rights-of-way, and buildings. This would include baseball, basketball, football, soccer, tennis, and other like activities.

The following coverage is required:

<u>Type of Coverage</u>	<u>Minimum Limit of Liability</u>
2. Public Liability (including products and completed operations liability)	
Bodily Injury	\$500,000 each person \$1,000,000 each accident
Property Damage	\$100,000 each accident \$250,000 each aggregate
2. Additional Insured	
The City of Hastings is to be specifically named in the clause on the policy and certificate as an "additional insured".	
3. Excess Liability	Optional

IV. Holding events in which no money is exchanged or charged related to the event (does not include sporting events).

If it is not a sporting event and there is no sale of goods, or charges, fees, or exchange of money or other means of profit, the City Council at their discretion may require or waive, certificates indicating insurance coverage for all groups, organizations and individuals that hold events on City-owned property including land, parks, roads, sidewalks, easements, right-of-ways and buildings. This would include picnics, social events, scouting and youth group activities, Easter Egg hunts, and other similar activities.

The following coverage may be required or waived:

<u><i>Type of Coverage</i></u>	<u><i>Minimum Limit of Liability</i></u>
3. Public Liability (including products and completed operations liability)	
Bodily Injury	\$500,000 each person \$1,000,000 each accident
Property Damage	\$100,000 each accident \$250,000 each aggregate
2. Additional Insured	
The City of Hastings is to be specifically named in the clause on the policy and certificate as an "additional insured".	
3. Excess Liability	Optional

V. Holding any other activity using City property not covered herein:

The need for insurance coverage will be determined by the City Council on an individual basis.

METRO ELEVATOR

Bid Proposal

RFP-2026

Due: August 17, 2026 10:00 AM EDT

Passenger Elevator Modernization

Prepared for:
Hastings City Hall



Point of Contact:

Brian Greenia, Vice President

Rick Jandora, President

Metro Elevator Management Inc.
Metro-Elevator.com
100 West Big Beaver Rd, Suite 200
Troy, Michigan 48084

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Hastings City Hall
RE: Passenger Elevator Modernization

August 17th, 2026

To Whom It May Concern,

Metro Elevator Management Inc. (Metro) is pleased to submit our proposal for the above-referenced opportunity to perform elevator modernization services on the passenger elevator at Hastings City Hall.

Hastings City Hall requires an experienced, skilled, safe, and reliable elevator company to modernize the hydraulic elevator in Hastings, Michigan.

Metro is an independently owned elevator company exclusively dedicated to the maintenance, repair, modernization, and installation of vertical transportation equipment. We successfully maintain more than 8,000 elevators nationwide. Metro is fully licensed, insured, and our team has a strong commitment to safety.

Selecting our company to deliver your Elevator Maintenance Program reduces facility risk —, Metro focuses exclusively on keeping elevator systems safe and operational. The result is an unmatched reputation for quality, safety, and customer satisfaction.

Our Project Manager, Brian Greenia, will personally oversee the work on this contract and serve as the primary point of contact for Hastings City Hall. We have provided his contact information below for ease of reference.

Brian Greenia

Please let us know if you have any questions regarding our proposal. We are happy to provide additional information as needed. Metro's proposed pricing will remain valid for 90 days from the date of submission.

Sincerely,

A handwritten signature in black ink that reads "B. Greenia". The signature is written in a cursive, flowing style.

Brian Greenia,
Vice President – Metro Elevator Management Inc.

Experience

Metro Elevator Michigan is an independently owned elevator company, which has been exclusively dedicated to the maintenance, repair, modernization, and installation of vertical transportation equipment since our incorporation. We have modernized more than 500 elevators in the last 5 years nationwide including the following jobs which were completed or are currently being completed according to budget and schedule.:

- Greenville Elementary School
- Ashley Hall
- Extra Space Storage Zeeland
- Delta Township
- Black and Veatch
- McComb Community College

We believe our company's differentiators speak for themselves, some of which we've outlined below:

- Customer retention rate of more than 99%.
- Leadership team members all have more than 10 years of industry experience.
- Field mechanics all have more than 10 years of industry experience on all makes and models of elevators.
- Multiple Qualified Elevator Inspectors on staff – the highest code authority in the industry.
- United States-based, 24/7 call center.
- Bonding capacity exceeds \$200,000,000.00.
- Destination employer – top mechanics seek to work with local independents like Metro.
- Nationwide network of hundreds of vendors for all potential elevator components.

Metro delivers safe and reliable elevator systems. Our team has had zero repeat, serious, or willful OSHA recordable incidents in the last 5 years, and we have a reputation for going above and beyond for our clients, which include cities, counties, State agencies, universities, and schools across the country.

Metro exclusively employs NEIEP-trained mechanics who are highly adept at troubleshooting and repairing elevators of all makes and models. Each mechanic has gone through a Department of Labor approved 5-year apprenticeship that includes classroom instruction, on the job training, and rigorous testing before graduation to the next level. On completion of the apprenticeship program, the mechanic is eligible to sit for a Mechanics Test.

Metro's company culture instills integrity across all team members in all divisions. We have been privately owned since our incorporation. As a result, Metro is not constrained by the quarterly profit pressures brought on by stockholders and boards of directors. We truly believe that doing the right thing for our customers will only have a positive impact on the elevator industry and our growth as a company. Many of our larger multi-national competitors are bound by top-down policies that drive profit over customers' best interest. By choosing the opposite approach and promoting high-quality, safe work practices, we have gained significant market share in recent years as our reputation grows.

In addition, Metro is a destination employer for mechanics and management personnel alike. The elevator industry, like many others, is made up of people who prefer working for a family-owned business as opposed to a multi-billion-dollar, foreign-owned conglomerate. We routinely field calls from the mechanics and office personnel of our larger competitors inquiring about working with Metro. This gives us the ability to select the top-tier talent from these companies.

Many of our top field mechanics have worked for one of our larger competitors for 20-30 years prior to joining our team. Switching from a large multi-national company to a family owned independent has given them the requisite tools to succeed with all types of elevators and the support of a tight knit company where every team member plays a vital role. Our ability to be selective in hiring field talent has allowed Metro to diversify our capabilities and portfolio while simultaneously leading to increased customer satisfaction.

The Metro mechanics are the face of our company with our customers. Not only do we have many of the top mechanics in the industry, but they're happy working beside us. This has led to increased customer satisfaction, which has led to more customers, which has led to significant growth and competitor market share.

Our management team, much like our field mechanics, has been acquired using the same strategy. We have a well-known company culture that attracts top talent from larger companies. Not only do the officers of our divisions have a financial stake in the success of the company, but they're given a level of autonomy and support that is unprecedented in larger, top-down companies. This structure has allowed Metro to retain top office talent in each market in which we operate, all of whom have come from our much larger competitors and know the industry well.

More important than our approach to talent acquisition is our ability to retain talent long term. Metro has had no management turnover within the past five years. Not only is this good for stable company operations, but it is great for customers. Our clients have direct access to the company decision makers. There is no hierarchy or "chain of command" that needs to approve account and contract changes. Our division operators can make impactful decisions on the spot, allowing for the customer to receive solutions customized to their needs, as well as expedited service and attention.

Metro Michigan has the ability, capacity, and skill to provide the items described in the RFP in a prompt, timely manner without interference or delay.

MI Elevator Contractor License

Below Metro Elevator Michigan has provided our mechanic's current Elevator Contractor License and Journeyperson License.

Class A Elevator Contractor License
Install, Repair & Maintain Any Elevating Device

CHRISTOPHER GALLAGHER
31264 SHARE ST
ST CLAIR SHORES MI 48082

License No:
2103417

Expiration Date:
12/31/2026



Class A Elevator Journeyperson License
Install, Repair & Maintain Any Elevating Device

CHRISTOPHER S GALLAGHER
31264 SHARE ST
ST CLAIR SHORES MI 48082

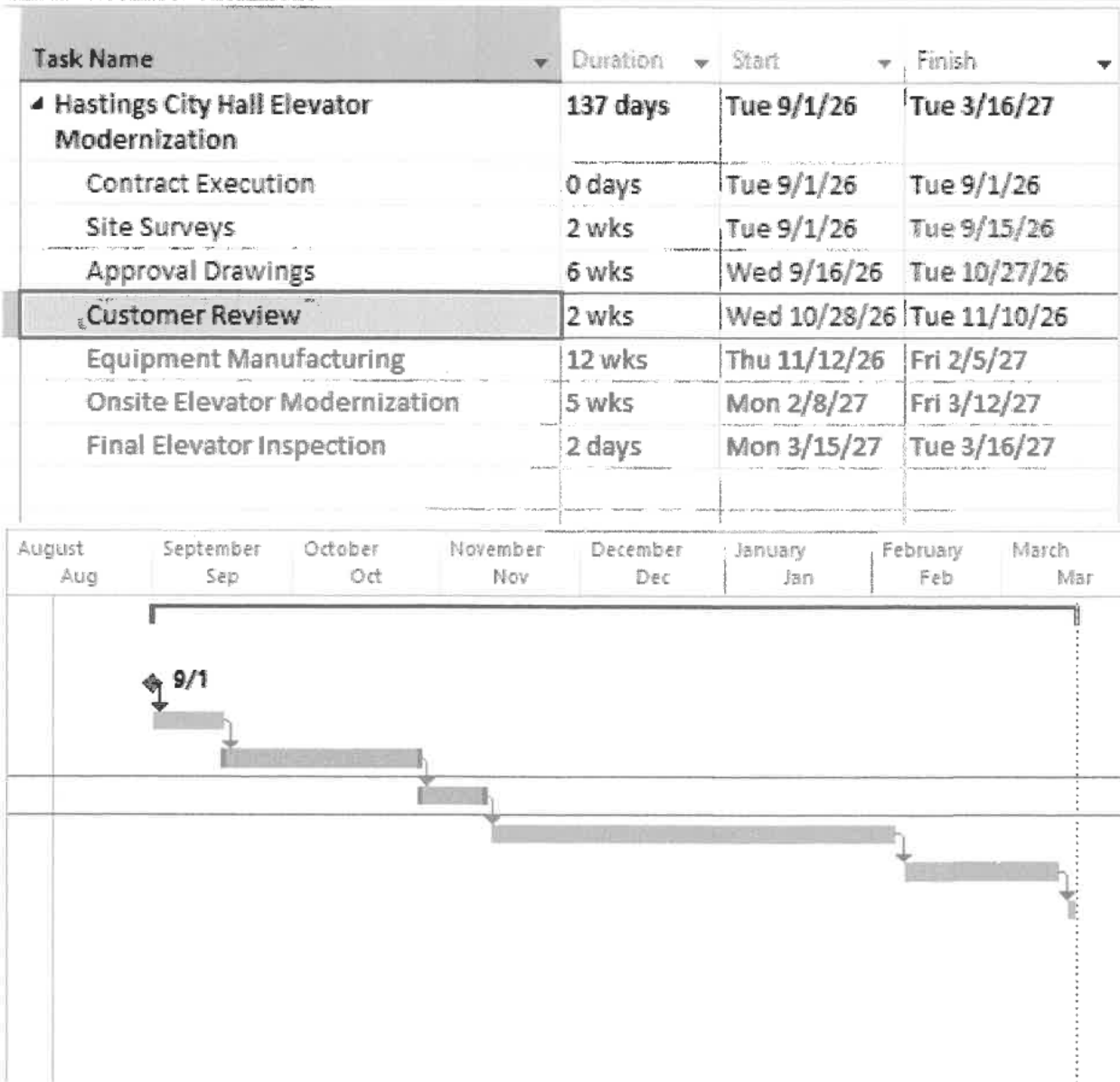
License No:
2200481

Expiration Date:
10/16/2026



Proposed Project Schedule

Below Metro Elevator Michigan has provided our proposed project. The elevator will be out of service for the 5 weeks we are modernizing it, 2/8/2027 to 3/12/2027. Please note, the dates below are estimates and Metro will provide an updated schedule following award based on the Notice to Proceed date.



Certification

CERTIFICATION

In compliance with this request for proposal and subject to all terms and conditions imposed herein, which are incorporated in this proposal by reference, the undersigned offers and agrees to furnish the services and/or items requested in this solicitation if the undersigned is selected as the successful offeror.

Legal Name of Entity Submitting Proposal:

Metro Elevator

Address:

100 West Big Beaver Road Ste 200, Troy MI 48064

Phone: _____

Fax: _____

Email: _____

Authorized Official:

Printed Name: Brian Greenia

Title: Vice President

Signature:



Date: 8/12/2026

Related Parties Disclosure

None of Metro's offeror's, owners, officers, employees, or agents, or their immediate family members, is currently, or has been in the past year, an employee of the City of Hastings or has any responsibility or authority with the City that might affect the procurement transaction or any claim resulting there from. Below we have included the signed related parties disclosure.

**RELATED PARTIES DISCLOSURE (CHECK AND COMPLETE AS APPROPRIATE)
THIS PAGE MUST BE RETURNED SIGNED BY AN AUTHORIZED
REPRESENTATIVE OF THE OFFEROR**

☒ **NONE** of offeror's owners, officers, employees, or agents, or their immediate family members, is currently, or has been in the past year, an employee of the City of Hastings nor has any responsibility or authority with the City that might affect the procurement transaction or any claim resulting there from.

☐ **EXCEPTIONS TO THE ABOVE STATED ARE AS FOLLOWS:**

Name _____

Address _____

Connection or Relationship to the City of Hastings: _____

Name _____

Address _____

Connection or Relationship to the City of Hastings: _____

USE ADDITIONAL SHEETS IF NECESSARY

Authorized Official:

Printed Name: Brian Greenia

Title: Vice President

Signature: B. Greenia

Date: 8/12/2026

References

Metro has experience performing elevator modernizations across the country. Locally, we are performing hydraulic elevator modernizations with a similar scope and complexity at the following locations.

Each offeror should provide the names, addresses, and telephone numbers of at least three (3) references in connection with supplying the services or items requested in this RFP. References of other similar local government operations are preferred.

REFERENCE # 1

Entity Name:

Delta Township

Address:

Delta Charter Twp \ 7710 W. Saginaw Hwy \ Lansing, MI 48917

Phone:

Fax:

Contact Name and Title:

Jeremy Terwilliger, Facility Supervisor

Email:

Brief Description of Working Relationship with Dates:

We modernized one 3-stop hydraulic elevator at Delta Township. We replaced the single bottom cylinder and the cab interior.

REFERENCE # 2

Entity Name:

Black and Veatch

Address:

3550 Green Court, Ann Arbor, MI 48105

Phone:

Fax:

Contact Name and Title:

Dawn Hudson, Employee Owner / Regional Office Coordinator

Email:

Brief Description of Working Relationship with Dates:

We are modernizing one 3-stop hydraulic elevator at Black and Veatch. We replaced the controller, the power unit, fixtures, and cab interior.

REFERENCE # 3

Entity Name:

Macomb Community College

Address:

14500 E 12 MILE RD, WARREN MI 48088-3896

Phone: _____ **Fax:** _____

Contact Name and Title:

Eric D. Crump, Associate Director of Facilities

Email: n/a

Brief Description of Working Relationship with Dates:

Metro is serving as the campus-wide maintenance provider at Macomb Community College, providing maintenance services on 25 units. We are modernizing 6 hydraulic elevators on campus, replacing the controllers, power units, fixtures, and cab interiors.

COI



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

8/11/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Seubert & Associates, Inc. 225 North Shore Drive Suite 300 Pittsburgh PA 15212		CONTACT NAME: PHONE (A/C, No. Ext): FAX (A/C, No.): E-MAIL ADDRESS:															
INSURED Metro Elevator Michigan, Inc. 100 West Big Beaver Road, Suite 200 Troy MI 48064		INSURER(S) AFFORDING COVERAGE <table border="1"> <thead> <tr> <th>INSURER</th> <th>NAIC #</th> </tr> </thead> <tbody> <tr> <td>INSURER A: Old Republic Insurance Company</td> <td>24147</td> </tr> <tr> <td>INSURER B: Pennsylvania Manufacturers Indemnity Company</td> <td>41424</td> </tr> <tr> <td>INSURER C: QBE Specialty Insurance Company</td> <td>11515</td> </tr> <tr> <td>INSURER D: Westfield Specialty Insurance Company</td> <td>16992</td> </tr> <tr> <td>INSURER E: The Continental Insurance Company of New Jersey</td> <td>42625</td> </tr> <tr> <td>INSURER F:</td> <td></td> </tr> </tbody> </table>		INSURER	NAIC #	INSURER A: Old Republic Insurance Company	24147	INSURER B: Pennsylvania Manufacturers Indemnity Company	41424	INSURER C: QBE Specialty Insurance Company	11515	INSURER D: Westfield Specialty Insurance Company	16992	INSURER E: The Continental Insurance Company of New Jersey	42625	INSURER F:	
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INSURER F:																	

COVERAGES **CERTIFICATE NUMBER: 618630158** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADD'L SURR INSD. WVO	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR ☒ Contractual Limb ☒ \$100,000 Ded GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PRO-JECT ☐ LOC OTHER:	Y	MWZY31929426	5/31/2026	5/31/2027	EACH OCCURRENCE \$ 2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Adm: one person) \$ 10,000 PERSONAL & ADV INJURY \$ 2,000,000 GENERAL AGGREGATE \$ 4,000,000 PRODUCTS - COMP/OP AGO \$ 4,000,000 \$
A	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY ☒ \$10,000 Ded	Y	MWTS31929526	5/31/2026	5/31/2027	COMBINED SINGLE LIMIT (Ea accident) \$ 2,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
B	☐ UMBRELLA LIAB ☒ OCCUR ☒ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ☐ RETENTION \$		8028011615723	5/31/2026	5/31/2027	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000 \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) 0 Yes, Describe under DESCRIPTION OF OPERATIONS below Y/N ☐ N/A		MWC319239326	5/31/2026	5/31/2027	☒ PER ☐ STATUTE ☐ OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
C	☐ Excess Liability ☐ Excess Liability - GL & EL Only ☐ Crime		142002748 XSL552239Y00 8019173504	5/31/2026 5/23/2026 5/31/2026	5/31/2027 5/31/2027 5/31/2027	Occ \$5,000,000 Occ \$1,000,000 Limit \$5,000,000 Agg. \$5,000,000 Agg. \$1,000,000 Retention \$10,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks B schedule, may be attached if more space is required)
 Insurer F) Berkley National Insurance Company NAIC#: 38911 - Inland Marine - Policy #: MNP110276351 - 05/31/2026 - 05/31/2027 - Leased/Rented \$100,000 Limit \$2,500 Deductible; Builder's Risk \$1,000,000 Limit, \$2,500 Deductible; Installation Floater \$1,000,000 Limit \$2,500 Deductible.

Insurer G) Indian Harbor Insurance Company NAIC#: 36940 - Pollution & Professional - Policy #: PEC006895101 - 05/31/2026 - 05/31/2027 - Aggregate Limit: \$5,000,000 - SIR \$25,000

Workers Compensation - \$100,000 Deductible

The City of Hastings is an additional insured on the general liability and auto liability per written contract

CERTIFICATE HOLDER City of Hastings Office of the City Clerk/Treasurer 201 East State Street Hastings, MI 49058	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
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ACORD 25 (2018/03)

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IRS W-9

W-9
Form
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to www.irs.gov/FormW9 for instructions and the latest information.

Give form to the
requester. Do not
send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)	
Metro Elevator Michigan, Inc.	
2 Business name/disregarded entity name, if different from above.	
3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only one of the following seven boxes.	4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):
☐ Individual/sole proprietor ☒ C corporation ☐ S corporation ☐ Partnership ☐ Trust/estate ☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner. ☐ Other (see instructions)	Exempt payee code (if any) _____ Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any) _____ (Applies to accounts maintained outside the United States.)
3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions. ☐	
5 Address (number, street, and apt. or suite no.). See instructions.	Requester's name and address (optional)
32530 Dequindre Road	
6 City, state, and ZIP code	
Warren, MI 48092	
7 List account number(s) here (optional)	

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number
OR
Employer identification number

Part II Certification

Under penalties of perjury, I certify that:

- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
- I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
- I am a U.S. citizen or other U.S. person (defined below); and
- The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here	Signature of U.S. person	Date	7/31/26
-----------	--------------------------	------	---------

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

– METRO – ELEVATOR

Elevator Modernization Scope of Work

If equipment is not listed below, it shall be retained. If refurbished is noted in the comment's column, equipment will be brought to a like-new condition.

MR	\$ 32,837
Car and Fix	\$ 8,757
Hoistway	\$ 13,135
Pit	\$ 10,946
Labor	\$ 43,783
Base Elevator Price	\$ 109,457
Electrical and Fire Panel	\$ 36,896
Turnkey Price	\$ 146,353
Alternates	
Mini Split	\$ 11,770
Cab Interior	\$ 24,840

Summary of Parts

Description	New	Retain	Comments
Machine Room			
Elevator Controller	X		Alpha, non-proprietary
Power Unit (tank, motor, pump, valve, oil)	X		
Battery Lowering System	X		
Machine Room and Controller Wiring	X		
Car Material and Fixtures			
Car Enclosure and Platform		X	
Car Guide Assemblies		X	
Top of Car Inspection Station	X		
Car Operating Panel (one per elevator)	X		
Floor Illuminated Pushbuttons	X		
Alarm Pushbutton	X		
Door Open/Close Pushbutton	X		
Emergency Stop Key switch	X		
Independent Service Keyswitch	X		
Ceiling lighting Keyswitch	X		
Fan Keyswitch	X		
Firefighters Service Panel	X		

Description	New	Retain	Comments
ADA Compliant Braille	X		
ADA Compliant Phone	X		
Digital Car Position Indicator	X		
Emergency Light Unit with Alarm Bell	X		
Cab Interior Walls and Ceiling		X	Alternate Provided
Cab Flooring		X	
Car Door Operator	X		GAL Linear
Car Door		X	
Car Door Track and Hangers		X	
Car Door Gibs	X		
Car Door Clutch or Vane	X		
Car Door Reversal Device	X		
Hallway Fixtures			
Hall Pushbutton Stations (at each floor)	X		
Fire Service Keyswitch and Jewel (at main landing)	X		
Access Key switches (top and bottom landing)	X		
Communication Failure Fixture (at main landing)	X		
Hoistway Material			
Entrances and Door Frames		X	
Hoistway Doors		X	
Hoistway Door Track and Hangers		X	Refurbish with new rollers
Hoistway Door Pick-up Rollers	X		
Hoistway Door Sight Guards		X	
Hoistway Door Closers	X		
Hoistway Door Gibs and Fire Tabs	X		
Hoistway Entrance Braille Plates	X		
Hoistway Door Interlocks	X		New GAL
Pit Material			
Pit Stop Switch	X		
Pit Ladder		X	
Cylinder and Piston		X	
Packing	X		
Buffers		X	Clean and Paint

Voluntary Alternate; Cab Interior Upgrade: \$24,840.00

Cab Capacity: 2000 lbs.

Cab Height: 8'

Standard Contemporary II - Three walls

Handrail: 2" Flat Bar #4 Satin/Brushed Stainless Steel - Three walls

Island Ceiling surfaced with #4 Satin/Brushed Stainless Steel

Lighting Trim: Polished Finish

① Wilsonart Laminate:
Harvest Maple



Work By Others:

Work by other trades shall be provided by Metro Elevator. Metro Elevator shall coordinate all work by others to accommodate our installation schedule.

Scope of Work	
Included	Work to be completed in Machine Room: • Provide and install new 100A 240V Heavy Duty Fusible disconnect for Controller. • Provide and install auxiliary contacts in controller disconnect. • Provide and install 2 conductors from auxiliary contacts to controller (final connection in controller by Elevator Mechanic). • Provide and install up to 100A conduit and wire from controller Disconnect to controller. • Provide and install Fuses sized to nameplate for controller. • Provide and install new fusible disconnects for Car Lights. • Provide and install conduit and wire existing car light disconnect to controller. • Utilize existing machine room lights. • Replace existing outlet with GFCI outlet. • Provide and install GFCI (currently no outlet in machine room) • Provide up to 25A power for Mini split A/C unit with outdoor general duty disconnect condenser and breaker in new machine room panel for disconnecting means. • Trace and label existing circuits for machine room light switch, GFCI outlet, elevator controller disconnect and car light disconnect. • Install conduit stub from controller for phone line. Work to be completed in Pit: • Remove all conduit, boxes and wiring below the sill. • Install new conduit, boxes and wiring with Raintight fittings and weatherproof covers. • Install (2) 4' LED NEMA-4 fixtures in Pit • Install (1) GFCI Service Outlets in Pit. • Trace and existing circuit feeding the pit light switch and GFCI outlet. Provide stand alone fire alarm system for Elevator smoke detection/recall devices: • Provide and install fire alarm panel for elevator recall only. • Provide and install smoke detectors in each elevator lobby (total 3). • Provide and install a smoke detector in machine room. • Provide and install heat sensor within 2' of sprinkler head in top of elevator shaft. • Provide and install smoke detector in top of elevator shaft. • Provide and install 3 relays for Primary Recall, Alternate Recall and flash hat. • Proposal includes programming of fire alarm panel and testing elevator recall function. • Proposal include 1 inspection up to 4 hours. Installation of Minisplit to be completed by Licensed HVAC sub-contractor • New Carrier 12,000 BTU mini split outdoor unit • New Carrier 12,000 BTU mini split highwall head • 50' of lineset from indoor head to outdoor unit • Communication wire from indoor unit to outdoor head • Drains to condensate pump with tubing to exterior • Composite pad and stand or wall bracket for outdoor unit
Excluded	• Overtime/after hour inspections. • No Shunt Trip. • No Emergency Power. • No Sump pump. • No Oil water separator or Oil sensing sump pump.
Qualifications	• Working during normal business hours. • Phone line installation and connection by others. • Proposal based on elevator not being on generator. • Proposal based on elevator circuits are not being shared and are dedicated per code unable to verify.

General Requirements

1. All work is based on the latest applicable edition of the prevailing building code and ASME A17.1 with any corresponding local codes.
2. Unless otherwise indicated the above, work is based on normal working hours Monday through Friday (excluding all IUEC holidays). Due to efficiency reasons, working 4, ten-hour days may be included at the discretion of Metro Elevator.
3. Provide sufficient space for storage of materials on site throughout the duration of the project. Storage should be in close proximity to the elevator shaft at the ground floor.
4. Removable construction barricades must be provided at each opening and at any opening that creates a fall hazard. Barricades must comply with OSHA standards and at a minimum be 42" high with both a kick plate and a mid-guard. Screening or controlled access barriers must be provided at each opening.
5. Dumpster for disposal of existing elevator material and elevator packaging are to be provided, on-site.
6. Craning, forklifts, lulls or other lifting devices may be required depending on the specific elevator application. If required, they are to be provided at no cost to Metro Elevator, as pre-scheduled by both parties.
7. Cab Flooring by others.
8. Power is required for installation and must be 3-phase of the same characteristics of the final building power suitable properly sized for the elevator equipment. 110V/220V feeds must be provided adjacent to the shaft openings for power tools and hoists if required.
9. Jobsite conditions must be dry with a weather tight hoistway.
10. If counterweight guarding is required, it must be provided by others.
11. Should the floor to floor travel exceed 36' an emergency access door between floors may be required.
12. Temporary platforms required for installation of machines, controls, and associated devices may be required based on the type of installation. If require they are to be furnish, installed and removed by trades other than Metro Elevator.
13. Any required raceways from machine room to machine room, shaft to shaft or from remote panels to the machine room, machine space, control room or control space should be provided by others.

The above information should be used as a guide only and is not the sole authority for all work to be performed to provide a complete, code compliant elevator system. All jurisdictional required codes would supersede this information and should be consulted prior to installation. Metro Elevator is free from liability or cost associated with the failure for other trade contractors to comply with the above information or information as dictated by the prevailing building codes.

Project Schedule & Working Hours

All work described above will be performed during regular working hours of regular working days (Monday thru Friday; 7am – 3:30pm; not including IUEC holidays). No overtime work is included.

Please find the estimated schedule and lead times below. Please add additional time in between the submittal package and manufacturing for ownership to review and approve submittals. Timeline to begin once contract is fully executed; payment required prior to manufacturing.

Project Duration	
Submittal Package	4-6 Weeks
Manufacturing	16 Weeks
Installation	6 Weeks

Schedule of Values

Schedule of values for the above work shall be as follows. Invoices shall have a net thirty (30) day term. Late payments shall be assessed with a monthly interest charge of 2%.

Initial Payment to be paid prior to manufacturing of equipment	50%
Material Delivery to be paid prior to mobilization	30%
Project Completion to be paid at handover	20%

Client Authorization

This proposal, when accepted by you, is subject to the terms and conditions attached. Price is subject to change if not accepted within forty-five (45) days.

Customer

*Approved by Authorized Representative

Signature: _____

Date: _____

Name: _____

Title: _____

Company: _____

Metro Elevator

Signature: _____

Date: _____

Name: _____

Title: _____

Terms and Conditions

Acceptance of the proposal by the Customer shall be acceptance of all terms and conditions recited herein or incorporated by reference. Allowing Metro Elevator to commence work or preparation for work will constitute acceptance of this Proposal and all its terms & conditions. Quotations herein, unless otherwise stated, are for immediate acceptance and subject to change.

The Customer or Customers herein agree that Metro Elevator shall retain title to all materials and equipment delivered and placed upon any real property owned by Customer until final payment is made; that Metro Elevator shall have a lien thereon for any sums remaining unpaid, either for materials or labor or both, furnished under the terms of this Agreement. All sums not paid when due shall bear interest at the rate of 1½ % per month from due date until paid or the maximum legal rate permitted by law whichever is less; and all costs of collection including reasonable attorneys' fees, shall be paid by Customer.

If the Customer fails to make payment to Metro Elevator as herein provided, then Metro Elevator may stop work without prejudice to any other remedy it may have.

Customer is to prepare all work areas so as to be acceptable for Metro Elevator work under this Agreement. Metro Elevator will not be called upon to start work until sufficient areas are ready to insure continued work until job completion.

After acceptance of this Proposal as provided, Metro Elevator shall be given a reasonable time in which to make delivery of materials and/or labor to commence and complete the performance of the contract. Metro Elevator shall not be responsible for delays or faults where occasioned by any causes of any kind and extent beyond its control, including but not limited to: delays caused by the government, owner, general contractor, architect and/or engineers, armed conflict or economic dislocation resulting therefrom; embargoes, shortages of labor, raw materials, production facilities or transportation; labor difficulties, civil disorders of any kind; action of civil or military authorities; vendor priorities and allocations, fires, floods and acts of God.

All workmanship is guaranteed against defects in workmanship for a period of one year from the date of installation. Metro Elevator's obligation under this warranty shall be limited to repairing, replacing, or issuing credits for- at Metro Elevator option- any products or services it finds to be defective in material or workmanship. In no event shall Metro Elevator be liable for incidental, consequential, or indirect damages of any kind. Metro Elevator shall not be responsible for damage to its work by other parties. Any repair work necessitated by caused damage will be considered as an order for extra work. **THIS WARRANTY SHALL BE IN LIEU OF ANY OTHER WARRANTY, EXPRESSED OR IMPLIED, INCLUDING ANY WARRANTY FOR MERCHANTABILITY OR FITNESS FOR ANY PARTICULAR PURPOSE.**

All materials shall be furnished in accordance with the respective industry tolerance of color variation, thickness, size, finish, texture and performance standards.

The Customer shall make no demand for liquidated damages for delays or actual damages for delays in any sum in excess of such amount as may be specifically named in this Proposal and no liquidated damages may be assessed against Metro Elevator for delays or causes attributed to other contractors or arising outside the scope of this Proposal.

From and after delivery to job site of the materials covered hereby, the Customer shall assume, pay for and indemnify Metro Elevator against any and all damages to or loss or destruction of such materials by any cause whatsoever, except causes directly attributable to the negligence of Metro Elevator employees or agent(s) irrespective of whether the same may then be in any wise and to any extent erected, completed or accepted, and whether any part of the purchase price hereunder shall have then accrued.

All claims or causes of action arising from this Contract shall be brought in the United States District Court for the respective jurisdiction.

ALLIANCE

ELEVATOR SOLUTIONS

Date: May 2021

Subject: Warranty Policy

All major components and equipment manufactured by Alliance Elevator Solutions (AES) and/or AES's suppliers are warranted to the original purchaser to be free from defects for a period of two (2) years from the date of the invoice date per AES's records.

The sole and exclusive obligation of AES is limited to the repair or replacement of components and equipment, upon inspection, and as determined by AES in its sole discretion. This Warranty does not cover any damage due to misuse, abuse, neglect, accident, vandalism, wear and tear or improper installation. It does not include any damage incurred during the shipping process. Serviceable items are not included in this Warranty.

AES is not responsible and will not pay for any labor charges; damage incurred during installation; damage incurred to other related parts; injuries, loss of income, incidental or consequential damages; or any loss whatsoever connected therewith.

If AES has purchased the part from an identified manufacturer and resold it to the purchaser, the manufacturer's original warranty will apply with regards to the actual components covered.

THIS WARRANTY IS THE ONLY WARRANTY MADE BY AES AND IS IN LIEU OF AND EXCLUDES ALL OTHER WARRANTIES, EXPRESSED OR IMPLIED, INCLUDING WITHOUT LIMITATION ANY WARRANTY OF MERCHANTABILITY, FITNESS FOR ANY PARTICULAR PURPOSE, OR ANY WARRANTY ARISING FROM A COURSE OF DEALING OR USAGE OF TRADE.

This Standard Warranty supersedes all other terms and conditions.

Warranty Department
Alliance Elevator Solutions

ELEVATORS: SIMPLIFIED

AllianceElevator.net |

MODERNIZATION PROPOSAL



Modernization Proposal



Hastings City Hall

September 24, 2026

Purchaser:	City of Hastings	Project	City Hall
Address:	201 East State Street Hastings, MI 49058	Location:	201 East State Street Hastings, MI 49058

TK Elevator Corporation (hereinafter "TK Elevator") is dedicated to delivering City of Hastings (hereinafter "Purchaser") the safest, highest quality vertical transportation solutions. I am pleased to present this customized Proposal (the "Proposal") in the amount of **\$142,000.00** inclusive of all applicable sales and use taxes to modernize the elevator equipment described in the pages that follow at the above-referenced location.

Alternates:

- If you would like to include an HVAC mini-split as part of this proposal, add **+\$12,000.00** to the base bid.
- 10 hours of standby labor to assist with access and coordination with other trades has been included in this proposal.

Our modernization package is engineered specifically for your elevator system and will include the elevator mechanical and electrical components being replaced, refurbished or retained.

Benefits of Modernization include:

- Increased durability and reliability
- Improved fire and life safety features
- Decreased waiting times
- Reduced energy consumption
- Reduced operational cost
- Reduced troubleshooting time

The price above includes those value added taxes, tariffs, duties, and/or similar charges that are in effect as of the date of this proposal. The price of this Proposal is subject to escalation - even after Purchaser's acceptance of this Proposal - under certain circumstances including any new or increase in taxes, tariffs, or other charges imposed by applicable governmental authorities and/or TK Elevator being subjected to increased charges by its suppliers, shippers and/or freight forwarders as set forth in the terms and conditions in this Proposal.

Furthermore, all preparatory work by other trades must be completed and elevator equipment shipped by 06-30-2027 and the installation must be completed by 08-07-2027, otherwise, the price is also subject to increase.

If not accepted within twenty-one (21) calendar days of the date of this Proposal or the date presented to Purchaser, this Proposal shall automatically be revoked and shall be null and void.

In the event you have any questions regarding the content of this Proposal please contact me at 616-386-8329

We appreciate your consideration.

Regards,

Modernization Proposal



Connor Rood

Connor Rood
TK Elevator Corporation
5169 Northland Dr NE
Grand Rapids, MI 49525

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SCOPE OF WORK

Building : Hastings City Hall
201 East State Street

Groups Included

Group Name	# of units	Equipment Type
Group 1	1	Hydraulic

Group : Group 1
Equipment Classification: Hydraulic

Units Included

Nickname	Front Openings	Rear Openings	Side Openings	TKE Serial #
Elevator 1	3	0	0	

Description of Work

Controller

Item Description	Option	Installed On
TAC 32H Controller (Includes Options listed below) • 24 VDC Signal Voltage • Electronic Door Detector Interface	New	Elevator 1
eMax Monitoring Device Provisions	New	Group 1
Solid State Starters (6 or 12 leads) 208 VAC	New	Elevator 1
Battery Lowering in Controller (10-D-0C)	New	Elevator 1
Tenant Security 3-1 (Card Reader)	New	Elevator 1
THY Board / CE Driver Board	New	Elevator 1
Position Indicator	New	Elevator 1
MAX Link 2-Line ATA kit	New	Group 1
Auto Fan Light Shutdown (Sleep Mode)	New	Elevator 1
Car Riding Lantern	New	Elevator 1
Fire Service	New	Elevator 1
Hoistway Access	New	Elevator 1
Door Operator Controls	New	Elevator 1
User Interface Tool	New	Elevator 1
Hoistway Enable/Inspection Operation	New	Elevator 1
Independent Service	New	Elevator 1

Power Unit

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Item Description	Option	Installed On
EP-80 Power Unit (Submersible)	New	Elevator 1
5 gallon drum of Biodegradable oil (Citgo NZ)	New	Elevator 1
2" Shutoff Valve Kit (Pump)	New	Elevator 1

Jack

Item Description	Option	Installed On
Pipe Stands	New	Elevator 1
Retain Jack	Retain	Elevator 1

Pit Equipment

Item Description	Option	Installed On
2" Shutoff Valve Kit (Pit)	New	Elevator 1
Pit Stop Switch	New	Elevator 1

Hoistway Equipment

Item Description	Option	Installed On
Steel Tape with Mounting hardware, Selector and magnets (terminal limits included)	New	Elevator 1
TAC 32 Field Friendly Wiring Package Includes single traveling cable, hoistway wiring, interlock wiring, interlock connectors, and serial wiring.	New	Elevator 1
HN Boxes (per each 2 cars, grouped)	New	Elevator 1
Hoistway Duct Kit	New	Group 1

Car

Item Description	Option	Installed On
Fan: Two Speed	New	Elevator 1
21" Toe guard	New	Elevator 1
Cab Wiring Material (200MK1)	New	Elevator 1
Car Top Exit Switch	New	Elevator 1

Cab

Item Description	Option	Installed On
Retain Cab Interior	Retain	Elevator 1
Retain Cab Flooring	Retain	Elevator 1

Car Door Equipment

Item Description	Option	Installed On
Micro Light (Front)	New	Elevator 1
Front Door Operator (SSSS) Additional Lead Time	New	Elevator 1
LD-16 Plus Drive Only (FRONT) • includes Car Top Inspection station (w/ alarm signal and Flooded Pit Jewel)	New	Elevator 1
Front Car Door and Hatch Side Restrictors (vaness) complete kit (Front)	New	Elevator 1
Retain Car Door	Retain	Elevator 1

Hoistway Door Equipment

Item Description	Option	Installed On
Hoistway Door Equipment complete (SSSS) Front • includes Tracks & Hangers, Interlocks & Pickups, & Reel Closers	New	Elevator 1
Retain Hoistway Doors	Retain	Elevator 1

Car Fixtures

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Item Description	Option	Installed On
Main Car Station Includes Options Below	New	Elevator 1
• Applied Panel	New	Elevator 1
Vandal Resistant Floor Buttons	New	Elevator 1
Cast Braille Plates for Car Features	New	Elevator 1
Emergency Stop Switch, Alarm and Door Open/Close Buttons (in locked compartment)	New	Elevator 1
Fan Keyswitch (two speed) (in locked compartment)	New	Elevator 1
Emergency Light mounted in COP	New	Elevator 1
2004 and later Fire Service Phase II Features (includes instructions signage)	New	Elevator 1
Handicap Signal (Passing signal)	New	Elevator 1
Position Indicator (2" CE Segmented)	New	Elevator 1
Hoistway Enable (in locked compartment)	New	Elevator 1
ADA Phone System integral with COP (Rath)	New	Elevator 1
Speaker Pattern for Intercom System/ADA Phone	New	Elevator 1
Locked Service Cabinet	New	Elevator 1
Certificate Window	New	Elevator 1
Light Keyswitch (in locked compartment)	New	Elevator 1
#4 Stainless Steel Finish (441)	New	Elevator 1
Independent Service (in locked compartment)	New	Elevator 1
Car Riding Lantern (Standard) #4 S/S (441)	New	Elevator 1

Hall Fixtures

Item Description	Option	Installed On
Terminal Hall Stations (Surface Mounted) with - Appendix O (Polycarbonate insert flame) (#4 S/S (441))	New	Group 1
2009 & 2010 Elevator Communications Failure add	New	Group 1
Hoistway Access Switch in Hall Stations	New	Elevator 1
Hoistway Jamb Braille (Pair of Standard) (# of Floors)	New	Elevator 1
Intermediate Hall Stations (Surface Mounted) with - Appendix O (Polycarbonate insert flame) (#4 S/S (441))	New	Group 1
Serial Boards for Hoistway Access	New	Elevator 1
Serial Boards for Front Risers	New	Group 1
TAC Serial Boards, Base Charge	New	Group 1
Standalone Fire Service Phase I with Plastic Instructions #4 S/S (441)	New	Group 1

Clarifications to Architectural Plans and Specifications

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Work by others included in this proposal:

Work to be completed in Machine Room: • Provide and install new 100A 240V Heavy Duty Fusible disconnect for Controller. • Provide and install auxiliary contacts in controller disconnect. • Provide and install 2 conductors from auxiliary contacts to controller (final connection in controller by Elevator Mechanic). • Provide and install up to 100A conduit and wire from controller Disconnect to controller. • Provide and install Fuses sized to nameplate for controller. • Provide and install new fusible disconnects for Car Lights. • Provide and install conduit and wire existing car light disconnect to controller. • Utilize existing machine room lights. • Replace existing outlet with GFCI outlet. • Provide and install GFCI (currently no outlet in machine room) • Provide up to 25A power for Mini split A/C unit with outdoor general duty disconnect condenser and breaker in new machine room panel for disconnecting means. • Trace and label existing circuits for machine room light switch, GFCI outlet, elevator controller disconnect and car light disconnect. • Install conduit stub from controller for phone line.

Work to be completed in Pit: • Remove all conduit, boxes and wiring below the sill. • Install new conduit, boxes and wiring with Raintight fittings and weatherproof covers. • Install (2) 4' LED NEMA-4 fixtures in Pit • Install (1) GFCI Service Outlets in Pit. • Trace and existing circuit feeding the pit light switch and GFCI outlet.

Provide stand-alone fire alarm system for Elevator smoke detection/recall devices: • Provide and install fire alarm panel for elevator recall only. • Provide and install smoke detectors in each elevator lobby (total 3). • Provide and install a smoke detector in machine room. • Provide and install heat sensor within 2' of sprinkler head in top of elevator shaft. • Provide and install smoke detector in top of elevator shaft. • Provide and install 3 relays for Primary Recall, Alternate Recall and flash hat. • Proposal includes programming of fire alarm panel and testing elevator recall function. • Proposal include 1 inspection up to 4 hours.

Alternate #1: Installation of Minisplit to be completed by Licensed HVAC sub-contractor - add \$12,000.00 • New Carrier 12,000 BTU mini split outdoor unit • New Carrier 12,000 BTU mini split highwall head • 50' of line set from indoor head to outdoor unit • Communication wire from indoor unit to outdoor head • Drains to condensate pump with tubing to exterior • Composite pad and stand or wall bracket for outdoor unit.

Excluded: • Overtime/after hour inspections. • No Shunt Trip. • No Emergency Power. • No Sump pump. • No Oil water separator or Oil sensing sump pump.

Qualifications: • Working during normal business hours. • Phone line installation and connection by others. • Proposal based on elevator not being on generator. • Proposal based on elevator circuits are not being shared and are dedicated per code unable to verify. Fire alarm Qualifications: • Fire alarm is for Elevator recall only does not include other building fire alarm devices. • Minimum 5 day's notice to schedule programming and testing.

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01 Key Tasks and Approximate Lead Times

Approximate Durations/Lead Times	
Contract execution (can run concurrently with layout drawing package preparation and approval)	TBD by Purchaser
Survey and Order of Materials (additional time required for cab, signal, entrance preparation and approval, if applicable)	2 - 6 Weeks
Fabrication time (from receipt of all approvals, fully executed contract, Material Release Form* and initial progress payment)	18 Weeks
Shipping: (Tennessee to local distribution center)	2 Weeks
Modernization of elevator system (Per Unit): (Upon completion of all required preparatory work by others and the signed pre-installation checklist)	5 - 7 Weeks

*If equipment is delivered to TKE's staging facility in accordance with the date shown on the TKE Material Release Form, and the preparatory work required by other trades is not completed, all storage charges as a result of site delays are to be paid by the Purchaser based on the storage rates noted below in this proposal.

The durations or lead times listed above are strictly approximations that can vary due to factors both within and outside of TK Elevator's control, are subject to change without notice to Purchaser and shall not be binding on TK Elevator.

02 Payment of Work

55% of the price set forth in this Proposal as modified by options selected from the section entitled "Value Engineering Opportunities & Alternates" (if applicable) will be due and payable as an initial progress payment within 30 days from TK Elevator's receipt of a fully executed copy of this Proposal. This initial progress payment will be applied to project management, permits, engineering and shop drawings, submittals, drilling mobilizations (if required) and raw material procurement. Material will be ordered once this payment is received and the parties have both executed this Proposal and the Material Release Form.

20% of the price set forth in this Proposal as modified by options selected from the section entitled "Value Engineering Opportunities & Alternates" (if applicable) shall be due and payable when the material described above has been furnished. Material is considered furnished when it has been received at the jobsite or TK Elevator staging facility. Supporting documentation of materials stored shall be limited to stored materials certificates of insurance and bills of lading. Pictures will not be provided. Receipt of this payment is required prior to mobilization of labor.

25% of the price set forth in this Proposal shall be made as progress payments throughout the life of the project. In the event TK Elevator fails to receive payment within thirty (30) days of the date of a corresponding invoice, TK Elevator reserves the right to demobilize until such a time that the payments have been brought up to date, and TK Elevator has the available manpower.

It is agreed that there will be no withholding of retainage from any billing and by the customer from any payment.

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The payment terms breakdown above shall be considered the Schedule of Values for the project as written. Billing shall be submitted on or before the 25th day of the month according to the payment schedule above and accompanied by a form of G702-703 pay application/schedule of values and a conditional waiver, the format of which is hereby acknowledged and accepted.

The use of online Portals for the submission of billing shall follow the terms of the Proposal and Purchaser agrees to permit billing in accordance with the executed contract terms. Portal access and usage is to be provided free of additional charge to TK Elevator and any additional cost for such use is to be reimbursed to TK Elevator via a reimbursable change order immediately upon acceptance.

Purchaser agrees that TK Elevator shall have no obligation to complete any steps necessary to provide Purchaser with full use and operation of the installed equipment until such time as TK Elevator has been paid 100% both of the price reflected in this Proposal and for any other work performed by TK Elevator or its subcontractors in furtherance of this Proposal. Purchaser agrees to waive any and all claims to the turnover and/or use of that equipment until such time as those amounts are paid in full.

Proposal price:		\$142,000.00
Initial progress payment:	(55%)	\$78,100.00
Material furnished:	(20%)	\$28,400.00
Total of remaining progress payments:	(25%)	\$35,500.00

Purchaser may elect to finance all or a portion of the purchase price for the work described in this Agreement through TK Elevator's financing partner ("Financing Partner"), subject to the Financing Partner's approval and the terms of a separate financing agreement ("Financing Agreement") between Purchaser and Financing Partner. Purchaser acknowledges and agrees that [(i) Financing Partner is in no way affiliated with TK Elevator, (ii) Financing Partner will make any decision to offer financing to Purchaser independently and in accordance with its internal lending policies, (iii) TK Elevator cannot guaranty that Financing Partner will agree to provide financing to Purchaser on acceptable terms or at all, (iv) TK Elevator may be compensated by the Financing Partner in the event Purchaser enters into a Financing Agreement, and TK Elevator will not be a party to the Financing Agreement and shall have no responsibility for, and hereby expressly disclaims any liability arising out of or relating to, any decision on the part of Financing Partner to provide or decline to provide financing to Purchaser, and the negotiation, execution, performance, enforcement, or termination of any Financing Agreement. Purchaser acknowledges and agrees that Purchaser shall remain unconditionally and irrevocably liable to TK Elevator for any unpaid balance owing hereunder and TK Elevator's acceptance of the Financing Partner as a payment source shall not constitute a novation, satisfaction, waiver, or release of Purchaser's payment obligations under this Agreement.

Notwithstanding the foregoing, in the event Purchaser enters into a Financing Agreement with the Financing Partner and the Financing Partner fails or refuses to disburse any portion of the purchase price to TK Elevator for any reason, including without limitation default by either party under the Financing Agreement, bankruptcy or insolvency of either party, or termination of the Financing Agreement for any reason any unpaid purchase price then owing by Purchaser which shall be payable immediately by Purchaser upon demand by TK Elevator in accordance with this Agreement. Purchaser hereby waives any right of setoff, counterclaim, defense, or deduction against TK Elevator based on any act or omission of the Financing Partner. Purchaser further agrees that any assignment by TK Elevator to the Financing

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Partner of the right to receive payment hereunder shall not impair TK Elevator's rights or remedies in the event of nonpayment. The obligations of Purchaser under this paragraph shall survive any termination, cancellation, or expiration of this Agreement.

Any work that Purchaser may require prior to turnover of the equipment that is outside of the scope described in this Proposal - other than Temporary Use as described below - will be performed only after the full execution of a mutually agreeable change order and only at the following rates:

Mechanic (Standard) per hour	\$387.84
Mechanic (OT) per hour	\$640.86
Team (Standard) per hour	\$698.12
Team (OT) per hour	\$1,153.14

Rates are not inclusive of any per diem, mileage or other expenses which may be dependent on jobsite location and are valid until 08-07-2027 .

03 Warranty

TK Elevator warrants any equipment it installs as described in this Proposal against defects in material and workmanship for a period of one (1) year from the date of Purchaser's execution of TK Elevator's "Final Acceptance Form" on the express conditions that all payments made under this Proposal and any mutually agreed-to change orders have been made in full and that such equipment is currently being serviced by TK Elevator. In the event that TK Elevator's work is delayed for a period greater than six (6) months, the warranty shall be reduced by the amount of the delay. This warranty is in lieu of any other warranty or liability for defects. TK Elevator makes no warranty of merchantability and no warranties which extend beyond the description in this Proposal, nor are there any other warranties, expressed or implied, by operation of law or otherwise. Like any piece of fine machinery, the equipment described in this Proposal should be periodically inspected, lubricated, and adjusted by competent personnel. This warranty is not intended to supplant normal maintenance service and shall not be construed to mean that TK Elevator will provide free service for periodic examination, lubrication, or adjustment, nor will TK Elevator correct, without a charge, breakage, maladjustments, or other trouble arising from normal wear and tear or abuse, misuse, improper or inadequate maintenance, or any other causes other than defective material or workmanship. In order to make a warranty claim, Purchaser must give TK Elevator prompt written notice at the address listed on the cover page of this Proposal and provided all payments due under the terms of this Proposal and any mutually agreed to written change orders have been made in full, TK Elevator shall, at its own expense, correct any proven defect by repair or replacement. TK Elevator will not, under any circumstances, reimburse Purchaser for cost of work done by others, nor shall TK Elevator be responsible for the performance of any equipment that has been the subject of service, repair, replacement, revisions or alterations by others. The Purchaser agrees to provide us access to the elevator equipment at any reasonable time for the purpose of making good this warranty. Purchaser and/or Owner agree to maintain the confidentiality of the TK Elevator's software that is licensed for the Owner's use. The software will not be copied, modified, distributed, or reverse engineered. The software is licensed to the Purchaser and/or Owner exclusively for the location of installation, and the license will not transfer except as part of a transfer, assumption, or succession of

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ownership. If there is more than one (1) unit which is the subject of work described in this Proposal, this section shall apply separately to each unit as accepted.

04 Preventative Maintenance Program

This Proposal does not include any maintenance, service, repair or replacement of the equipment or any other work not expressly described herein. TK Elevator may submit a separate proposal to Purchaser covering the maintenance and repair of this equipment to be supplied to Purchaser at an additional cost. In the event the Purchaser and TK Elevator have a new or existing maintenance Agreement in effect at the time of the acceptance of this proposal and/or during the scope of this work, the terms of the Agreement shall remain in full force and effect throughout the performance of this scope of work and continue throughout the duration of the stated term in that Agreement.

05 TKE Digital

The cost of TK Elevator digital hardware is included in the price of this Proposal. The digital service package(s) listed below and as outlined in the attached Service Agreement Exhibit(s) are pre-paid for a period of twelve (12) months following installation. Continued provision of such digital service(s) is contingent on Purchaser's (or Owner's, as applicable) signed acceptance of a separate elevator maintenance agreement with TK Elevator which includes both pricing and scope for such digital service(s).

MAX

MAX is a cloud based Internet of Things (IoT) platform that we, at our election, may connect to your elevators by means of installing a remote-monitoring device or modem (each a "device"). MAX will analyze the unique signal output of your equipment 24/7 and when existing or potential outages are identified, MAX will automatically communicate with our dispatch centers. With an eligible MAX digital service, our dispatch center will alert our technicians through a generated service ticket during normal working hours. These MAX alerts provide the technician with precise diagnostics detail, which greatly enhances our ability to fix your equipment right the first time, MAXimizing the equipment uptime.

- a. Purchaser authorizes TK Elevator and its employees to access purchaser's premises to install, maintain and/or repair the devices and, upon termination of the service agreement, to remove the same from the premises if we elect to remove.
- b. TK Elevator is and shall remain the sole owner of the devices and the data communicated to us by the devices. The devices shall not become fixtures and are intended to reside where they are installed. TK Elevator may remove the devices and cease all data collection and analysis at any time.
- c. If the service agreement between TK Elevator and Purchaser is terminated for any reason, TK Elevator will automatically deactivate the data collection, terminate the device software and all raw data previously received from the device will be removed and/or expunged or destroyed.
- d. Purchaser consents to the installation of the devices in your elevators and to the collection, maintenance, use, expungement and destruction of the daily elevator data as set forth in this agreement.
- e. The devices installed by TK Elevator contain trade secrets belonging to us and are installed for the use and benefit of our personnel only.

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f. Purchaser agrees not to permit purchaser personnel or any third parties to use, access, tamper with, relocate, copy, disclose, alter, destroy, disassemble or reverse engineer the device while it is located on purchaser's premises.

g. The installation of this equipment shall not confer any rights or operate as an assignment or license to you of any patents, copyrights or trade secrets with respect to the equipment and/or any software contained or imbedded therein or utilized in connection with the collection, monitoring and/or analysis of data.

MAX Link

"MAX Link" is a service by which TK Elevator will provide eligible Units, through a MAX Device, a cellular connection as outlined in the attached Service Agreement Exhibit entitled "TK Elevator Communications."

06 Work Not Included

There are certain items that are not included in this Proposal, many of which must be completed by Purchaser prior to and as a condition precedent to TK Elevator's performance of its work as described in this Proposal. In order to ensure a successful completion of this project, it shall be solely Purchaser's responsibility to coordinate its own completion of those items with TK Elevator. The following is a list of those items that are not included in this Proposal:

A. Hoistways and Equipment Rooms

- Purchaser shall provide the following
 - A dry legal hoistway, properly framed and enclosed, and including a pit of proper depth and overhead. This is to include steel hoist beam, inspection or access platforms, access doors, sump pump, lights, waterproofing and venting as required; dewatering of pit(s) and required permanent screening.
 - A dry legal machine/control room, with clear rollable access adequate for the elevator equipment, including floors, trap doors, properly sized legal machine room doors, gratings, machine room or roof access platforms, roof/loading protection, ladders, railings, foundations, all hoist beams, lighting, ventilation sized per the TK Elevator shop drawings and/or code requirements. Purchaser must maintain machine/control room (or machine/control space within the shaft for MRL equipment) temperature between 55 and 90 degrees Fahrenheit, with relative humidity less than 95% non-condensing at all times.
 - Adequate bracing of entrance frames to prevent distortion during wall construction.
 - All grouting, fire caulking, cutting, x-ray and removal of walls and floors, patching, coring, setting of sleeves/knockouts, penetrations and painting (except as specified) and removal of obstructions required for elevator work; along with all proper trenching and backfilling for any underground piping and/or conduit.
 - All labor and materials necessary to support the full width of the hoistway at each landing for anchoring or welding TK Elevator sill supports, steel angles, sill recesses;
 - The furnishing, installing and maintaining of the required fire rating of elevator hoistway walls, including the penetration of firewall by elevator fixture boxes;
 - Ensuring that the elevator hoistways and pits are dewatered, cleaned and properly waterproofed;
 - TK Elevator is not responsible for verifying field dimensions or related work by others. Purchaser must verify all dimensions on the submittal drawings prior to equipment fabrication.

B. Electrical and Life Safety:

- Purchaser shall provide a 120V, 1P, 60C power supply in the locations as directed by TK Elevator for the cellular equipment being furnished and installed by TK Elevator for the communication devices within the elevator cab;
- Purchaser shall provide:

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- permanent 3-phase power with suitable connections from the power main to each controller and signal equipment feeders as required, including necessary circuit breakers and fused mainline disconnect switches per N.E.C. prior to installation. Permanent 3-phase power supply capable of operating the new elevator equipment under all conditions, no generator power, or manufactured power, will be acceptable;
- piping and wiring to controller for mainline power, car lighting, and any other building systems that interface with the elevator controls per N.E.C. Articles 620-22 and 620-51;
- any required hoistway / wellway, machine room, pit lighting and/or 110v GFCI service outlets;
- conduit and wiring for remote panels to the Unit machine room(s) and between panels. Remote panels required by local jurisdictions are not included in this proposal;
- a bonded ground wire, properly sized, from the Unit controller(s) to the primary building ground; and all remote wiring to the outside alarm bell as requested by all applicable code provisions;
- installed sprinklers, smoke/heat detectors on each floor, machine room and hoistways / wellways, shunt trip devices (not self-resetting) and access panels as may be required as well as normally open dry contacts for smoke/heat sensors, which shall be terminated by Purchaser at a properly marked terminal in the Unit controller;
- a means to automatically disconnect the main line and the emergency power supply to the unit prior to the application of water in the Unit machine room that shall not be self-resetting;
- emergency power supply including automatic time delay transfer switch and auxiliary contacts with wiring to the designated Unit controller and along with electrical cross connections between elevator machine rooms for emergency power purposes;
- the following emergency power provisions are not included: interface in controller, pre-testing and testing, emergency power keyswitches;
- emergency power operation is included as part of the design of the Unit control system and based on each car in the group only, to properly sequence, one at a time to the programmed landing, and park. The design requires that the generator, transfer switch, and related circuitry are sufficient to run this function or any other function for any building other system that is associated with this project. In the event that the generator, transfer switch, and related circuitry are not sufficient, TK Elevator will provide Purchaser with a written change order for Purchaser's execution.
- a dry set of contacts which close 20 seconds prior to the transfer from normal power to emergency power or from emergency power to normal power whether in test mode or normal operating conditions in the event that an emergency power supply will be provided for the Unit;
- confirmation that the emergency standby power generator and/or building can accept the power generated to and from the Unit during both Hi-Speed and Deceleration. In cases where the generator and/or building load is not electrically sized to handle the power return from the regen drive, additional separate chopper and resistor units are available for purchase but not included in this proposal. The additional chopper and resistor units allow regenerated power to be dissipated in the resistor bank and not sent back into the building grid.

C. Miscellaneous:

- Purchaser shall provide all work relating to the finished flooring including, but not limited to, the provision of materials and its installation to comply with all applicable codes;
- Hydraulic jack replacement:
 - the excavation of the elevator cylinder well hole in the event drilling is necessary through soil that is not free from rock, sand, water, building construction members and obstructions. Should obstructions be encountered, TK Elevator will proceed only after written authorization has been received from the Purchaser. The contract price shall be increased by the amount of additional labor at TK Elevator's standard labor rates as per the local office along with any additional expenses and materials required;
 - adequate ingress and egress, including ramping, for rail-mounted or truck-mounted drill rig;
- Purchaser is responsible for pumping truck contractor to remove and dispose of spoils from the site. In the event that unforeseen and unfavorable below ground conditions are encountered, including but not limited to concrete

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around the cylinder, construction debris, adverse water and/or soil conditions, erosion, cavitations, oil contamination, or circumstances necessitating increased hole depth, etc., which require the employment of specialized contractors, TK Elevator shall immediately advise the Purchaser and costs will be extra to the contract;

- in ground protection systems other than TK Elevator's standard HDPE or PVC protection system with bottomless corrugated steel casing;
- any required trenching and backfilling for underground piping or casings, and conduit as well as any compaction, grouting, and waterproofing of block-out;
- engineering, provision and installation of methane barriers or coordination/access;
- access to 2" pressurized water supply within 100'-0" of the jack hole location;
- a safe, accessible storage area for placement of D.O.T. 55 gallon containers for the purpose of spoils containment; obtaining of local environmental or disposal permits
- any spoils or water testing;

07 Working Hours, Logistics and Mobilization

- All work described in this Proposal shall be performed during TK Elevator's regular working days – defined as Monday thru Friday and excluding IUEC recognized holidays – and regular working hours – defined as those hours regularly worked by TK Elevator mechanics at the TK Elevator branch office that will provide labor associated with the performance of the work described in this Proposal - unless otherwise specified and agreed to in writing by both TK Elevator and Purchaser (hereinafter TK Elevator's regular working days and regular working hours shall be collectively defined as "normal working hours"). TK Elevator shall be provided with uninterrupted access to the Unit hoistway and machine room areas to perform work during normal working hours.
- Purchaser shall provide on-site parking to all TK Elevator personnel at no additional cost to TK Elevator.
- Purchaser shall provide traffic control, lane closures, permits and flagmen to allow suitable access/unload of tractor trailer(s).
- Purchaser agrees to provide unobstructed tractor-trailer access and roll-able access from the unloading area to the Unit hoistways or wellways (as applicable).
- Purchaser will be required to sign off on the Material Release Form, which will indicate the requested delivery date of equipment to the site. If Purchaser is not ready to accept delivery of the equipment within ten (10) business days of the agreed upon date, Purchaser will immediately make payments due for equipment and designate an area adjacent to the elevator shaft where Purchaser will accept delivery. If Purchaser fails to provide this location or a mutually agreeable alternative, TK Elevator is authorized to warehouse the equipment at the TK Elevator warehouse or designated distribution facility at Purchaser's risk and expense. Purchaser shall reimburse TK Elevator for all costs due to extra handling and warehousing. Storage beyond ten (10) business days will be assessed at a rate of \$125.00 per calendar day for each unit listed in this Proposal, which covers storage and insurance of the elevator equipment and is payable every (30) calendar days.
- Purchaser agrees to provide a dry and secure area adjacent to the hoistway(s) at the ground level for storage of the Unit equipment and tools within ten (10) business days from receipt at the local TK Elevator warehouse. Any warranties provided by TK Elevator for vertical transportation equipment will become null and void if equipment is stored in any manner other than a dry, climate controlled enclosed building structure. Any relocation of the equipment as directed by Purchaser after initial delivery will be at Purchaser's expense.
- You agree that if you are not ready to permit us to begin the installation of the equipment when we notify you when all or part of it is ready for shipment, you will immediately pay us a sum equal to the amount which would be payable to us if the elevator equipment or such part of it had actually been shipped and delivered. Unless you promptly

Modernization Proposal



provide to us a secure and convenient storage area, we are authorized to warehouse the elevator(s) at your risk and in any event, you shall reimburse us for all costs due to extra handling and warehousing.

- TK Elevator includes one mobilization to the jobsite. A mobilization fee of \$5,000.00 (minimum) per crew per occurrence will be charged for pulling off the job or for any delays caused by others once material has been delivered and TK Elevator's work has commenced.
- Access for this project shall be free and clear of any obstructions. A forklift for unloading and staging material shall also be provided by Purchaser at no additional cost.
- Purchaser shall provide an on-site dumpster. TK Elevator will be responsible for cleanup of Unit packaging material; however, composite cleanup participation is not included in this Proposal.
- The hiring of a disposal company which MUST be discussed prior to any material being ordered or work being scheduled. TK Elevator will provide environmental services ONLY if this is specifically included under the "Scope of Work" section above. TK Elevator assumes no responsibility and/or liability in any way whatsoever for spoils or other contamination that may be present as a result of the cylinder breach and/or other conditions present on the work site.
- One or more of the units described in this Proposal will be out of service and unavailable to move passengers and/or property during entire duration of the performance of the work described in this Proposal until re-certified by the applicable authority(ies) having jurisdiction and in good standing with payment schedules.
- If site specific rules and regulations classify the elevator pit as confined space, elevator pits will need to reclassify a permit-required space to a non-permit required space prior to mobilization.

08 Temporary Use, Inspection and Turnover

- Unless required by specification, TK Elevator will not provide for "temporary use" of the Unit(s) described in this Proposal prior to completion and acceptance of the complete installation. Temporary use shall be agreed to via a change order to this Proposal which shall require Purchaser's execution of TK Elevator's standard Temporary Use Agreement. All labor, parts, repairs, adjustments, and/or refurbishment including callbacks required during the temporary use period will be billed at TK Elevator's billing rates listed in this proposal or TK Elevator's local service billing rates.
 - Cost for temporary use of a Unit shall be \$200.00 per calendar day per hydraulic elevator for rental use only (minimum rental period is 30 calendar days), excluding personnel to operate.
- In the event that a Unit must be provided for temporary use, TK Elevator will require 30 days to perform final adjustments and re-inspection after the elevator has been returned to TK Elevator with all protection, intercoms and temporary signage removed. This duration does not include any provisions for finish work or for repairs of same, which shall be addressed on a project-by-project basis.
 - Cost for preparation of controls for temporary use, refurbishment due to normal wear and tear, readjustment and re-inspection is \$5,000.00 per Unit in addition to costs for replacement or refurbishment of equipment based on special circumstances.
- These costs are based on work performed during normal working hours. Temporary use excludes vandalism or misuse. Any required signage, communication devices, elevator operators, and protection are not included while temporary use is being provided. All overtime premiums for repairs during the temporary use period will be billed at the billing rates listed in this proposal or TK Elevator's local service billing rates.
- The Proposal price set forth above includes one (1) inspection per Unit by the applicable authority having jurisdiction and/or third party inspectors where the equipment is located. In the event the equipment fails that inspection due to no fault of TK Elevator, TK Elevator will charge Purchaser for both the entire cost of each re-inspection which shall be \$1,500.00 per Unit and a remobilization fee which shall be \$5,000.00 per Unit, plus any additional costs

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that may apply, via change order prior to scheduling a re-inspection. In the event the inspection fails due to items caused by both parties, the aforementioned fees will be prorated based on the number of items by each party.

- Upon notice from TK Elevator that the installation and/or modernization of the equipment is complete, Purchaser will arrange to have present at the jobsite a person authorized to make the final inspection and to execute TK Elevator's "Final Acceptance Form" prior to turnover of each Unit. The date and time that such person will be present at the site shall be mutually agreed upon but shall not be more than ten (10) business days after the date of TK Elevator's notice of completion to Purchaser unless both TK Elevator and Purchaser agree to an extension of that ten (10) day period in writing. Such final inspection and execution of TK Elevator's "Final Acceptance Form" shall not be unreasonably delayed or withheld.
- Should the Purchaser or the local authority having jurisdiction require TK Elevator's presence at the inspection of equipment installed by others in conjunction with the work described in this Proposal, Purchaser agrees to compensate TK Elevator for its time at TK Elevator's billing rates as shown in this proposal.
- At the conclusion of its work, TK Elevator will remove all equipment and unused or removed materials from the project site and leave its work area in a condition that, in TK Elevator's sole opinion, is neat and clean.
- Purchaser agrees to accept a live demonstration of equipment's owner-controlled features on the same day as the turnover of each unit in lieu of any maintenance training required in the bid specifications.
- Purchaser agrees to accept TK Elevator's standard owner's manual in lieu of any maintenance, or any other, manual(s) required in the bid specifications. Any additional electronic copies or hard copies required will be subject to an additional charge of \$275.00. No program source coding, printed circuit board schematics, diagnostic hardware or codes will be provided.
- Should use of equipment be required prior to substantial completion, the Purchaser agrees to the signing of an interim maintenance agreement as outlined in Section 04. Any repairs, re-balancing, and cleaning as a result of interim use to restore equipment to as new condition will be extra to the Proposal.

09 Additional Terms and Conditions

- a. In no event shall TK Elevator be responsible for liquidated, consequential, indirect, incidental, exemplary, and special damages associated with the work described in this Proposal.
- b. This Proposal is made without regard to compliance with any special purchasing, manufacturing or construction/installation requirements including, but not limited to, any socio-economic programs, such as small business programs, minority or woman owned business enterprise programs, or local preferences, any restrictive sourcing programs, such as Buy American Act, or any other similar local, state or federal procurement regulations or laws that would affect the cost of performance. Should any such requirements be applicable to the work described in this Proposal, TK Elevator reserves the right to modify this Proposal or rescind it altogether.
- c. TK Elevator is an equal opportunity employer.
- d. TK Elevator's performance of the work described in this Proposal is contingent upon Purchaser furnishing TK Elevator with any and all necessary permission or priority required under the terms and conditions of government regulations affecting the acceptance of this Proposal or the manufacture, delivery or installation of the equipment. All applicable sales and use taxes, permit fees and licenses imposed upon TK Elevator as of the date of the Proposal are included in the price of the Proposal. Purchaser is responsible for any additional applicable sales and use taxes, permit fees and licenses imposed upon TK Elevator after the date of the Proposal or as a result of any law enacted after the date of the Proposal.
- e. The price of this Proposal includes value added taxes, tariffs, duties, and/or similar charges that are in effect as of the date of this Proposal. Purchaser is responsible to pay TK Elevator any and all additional amounts for the

Modernization Proposal



materials and/or components described in this Proposal above and beyond the pricing set forth in this Proposal for the reasons set forth in any of the following three (3) categories along with profit and overhead: (1) value added taxes, tariffs, duties, and/or other charges imposed by applicable governmental authorities that are in effect when such materials and/or components are ready to ship; (2) additional or increased charges to TK Elevator from any of the material and/or component suppliers after the date of this Proposal; and/or (3) additional or increased charges to TK Elevator from its shippers and/or freight forwarders of such materials and/or components after the date of this Proposal. When the materials and/or components called for in this Proposal are ready to ship, if required TK Elevator will provide Purchaser with a change order(s) covering all additional amounts mentioned in the preceding sentence which must be executed and fully paid for prior to and as a condition precedent to delivery of those materials and/or components to the jobsite or to the provision of any labor on the project.

f. Purchaser agrees to provide TK Elevator's personnel with a safe place in which to work and TK Elevator reserves the right to discontinue work at the jobsite whenever, in TK Elevator's sole opinion, this provision is being violated.

g. The pricing set forth in this Proposal assumes that the elevator pits will not be classified as a confined space. TK Elevator will follow its standard safety policy and procedures. Any job specific safety requirements over and above TK Elevator's standard practices and policies may require additional costs.

h. TK Elevator will furnish and install all equipment in accordance with the terms, conditions, scope and equipment nomenclature as noted herein. Requested changes or modifications to such provisions will require a written change order issued on the Purchaser's letterhead and accepted by TK Elevator in writing prior to the execution of such work. This change order shall detail the current Proposal price, the amount of the change, and new Proposal value.

i. This Proposal does not include a schedule for the work described and any such schedule shall be mutually agreed upon by an authorized representative of both TK Elevator and Purchaser in writing before becoming effective.

j. In the event asbestos material is knowingly or unknowingly removed or disturbed in any manner at the jobsite, Purchaser shall monitor TK Elevator's work place and prior to and during TK Elevator's manning of the job, Purchaser shall certify that asbestos in the environment does not exceed .01 fibers per cc as tested by NIOSH 7400. In the event TK Elevator's employees or those of TK Elevator's subcontractors are exposed to an asbestos hazard, PCP's, lead or other hazardous substances, Purchaser agrees, to the fullest extent permitted by law, to indemnify, defend, and hold TK Elevator harmless from all damages, claims, suits, expenses, and payments resulting from such exposure. Identification, notification, removal and disposal of asbestos containing material, PCP's lead or other hazardous substances are the responsibility of the Purchaser.

k. TK Elevator retains title to and a security interest in all equipment it supplies – which TK Elevator and Purchaser agree can be removed without material injury to the real property – until all payments including deferred payments and any extensions thereof, are made. In the event of any default by Purchaser on any payment, or any other provision of this Proposal, TK Elevator may take immediate possession of the equipment and enter upon the premises where it is located – without legal process – and remove such equipment or portions thereof, irrespective of the matter of its attachment to the real estate or the sale, mortgage or lease of the real estate. Pursuant to the Uniform Commercial Code, and at TK Elevator's request, Purchaser agrees to execute any financial or continuation statements which may be necessary for TK Elevator to file in public offices in order to perfect TK Elevator's security interest in such equipment.

l. TK Elevator reserves the right to assign payments owed to TK Elevator under this Proposal.

m. TK Elevator shall not be liable for any loss, damage or delay caused by acts of government, labor troubles, strikes, lockouts, fire, explosion, theft, floods, riot, civil commotion, war, malicious mischief, acts of God or any cause beyond its control.

Modernization Proposal



- n. The rights of TK Elevator under this Proposal shall be cumulative and the failure on the part of the TK Elevator to exercise any rights hereunder shall not operate to forfeit or waive any of said rights. Any extension, indulgence or change by TK Elevator in the method, mode or manner or payment or any of its other rights shall not be construed as a waiver of any of its rights under this Proposal.
- o. In the event TK Elevator engages a third party to enforce the terms of this Proposal, and/or to collect payment due hereunder, either with or without suit, Purchaser agrees to pay all costs thereof together with reasonable attorney's fees. Purchaser does hereby waive trial by jury and does hereby consent to the venue of any proceeding or lawsuit under this Proposal to be in the county where the work covered by this Proposal is located.
- p. TK Elevator can furnish Certificate of Workers' Compensation, Bodily Injury and Property Damage Liability Insurance coverage to Purchaser upon written request.
- q. Should loss of or damage to TK Elevator's material, tools or work occur at the project site, Purchaser shall compensate TK Elevator for such loss, unless such loss or damage results from TK Elevator's own acts or omissions.
- r. Purchaser, in consideration of TK Elevator performing the services set forth in this Proposal, to the fullest extent permitted by law expressly agrees to indemnify, defend, save harmless, discharge, release and forever acquit TK Elevator Corporation, TK Elevator Manufacturing, Inc., their respective employees, officers, agents, insurers, affiliates, and subsidiaries (hereinafter singularly a "TK Elevator party" and collectively the "TK Elevator parties") from and against any and all claims, demands, suits, and proceedings for loss, property damage (including damage to the equipment which is the subject matter of this Proposal), personal injury or death that are alleged to either have arisen out of or be connected with the sale, marketing, presence, use, misuse, maintenance, installation, removal, modernization, manufacture, design, operation or condition of the equipment that is the subject matter of this Proposal or the labor and materials furnished in connection with this Proposal. Purchaser's duty to indemnify a TK Elevator party does not apply to the extent that the loss, property damage (including damage to the equipment which is the subject matter of this Proposal), personal injury or death is determined to be caused by or resulting from the negligence of that TK Elevator party. Purchaser recognizes that its obligation to defend the TK Elevator parties under this clause, which is separate and apart from its duty to indemnify the TK Elevator parties, includes payment of all attorneys' fees, court costs, judgments, settlements, interest and any other expenses of litigation arising out of such claims, demands, suits or proceedings.
- s. Purchaser further expressly agrees to name TK Elevator parties along with their respective officers, agents, affiliates and subsidiaries as additional insureds in Purchaser's liability and any excess (umbrella) liability insurance policy(ies). Such insurance must insure TK Elevator parties for those claims and/or losses referenced in the above paragraph and those claims and/or or losses arising from the negligence of TK Elevator parties. Such insurance must specify that its coverage is primary and non-contributory. Purchaser hereby waives its right of subrogation.
- t. TK Elevator's participation in any controlled insurance program is expressly conditioned upon review and approval of all controlled insurance program information and documentation prior to enrollment. Any insurance credits if applicable, will be provided at that time.
- u. Unless so mutually agreed upon in a separate signed agreement, TK Elevator shall not be required to interact or correspond with any third party with whom Subcontractor is not in privity of contract concerning matters pertinent to this Agreement.
- v. The Purchaser must inform TK Elevator if Purchaser is, or becomes, an individual or entity that is - or that is majority owned or controlled by a party that is - included on any list of restricted parties maintained by (i) the United States of America; (ii) Canada; (iii) the European Union or any EU member state; (iv) the UK; (v) the United Nations; or (vi) any other national authority binding the parties of this contract.

Modernization Proposal



In case the Purchaser, or any other beneficiary of this transaction, e.g. the end-user, is or becomes an individual or entity that is - or that is majority owned or controlled by a party that is - included on any list of restricted parties, TK Elevator reserves the right to cancel this Proposal immediately.

If the goods subject to this Proposal would be exported, re-exported, resold, used, transferred or otherwise disposed of in violation of any sanctions applicable to TK Elevator, TK Elevator also reserves the right to cancel this Proposal immediately. In this respect, the Purchaser shall be obliged to disclose the final delivery address, end-user and end-use of the goods upon request - insofar as legally permissible - and to notify TK Elevator of all circumstances that indicate an aforementioned infringement.

"Sanctions" means here any economic, trade or financial sanctions, laws, regulations, embargoes or restrictive measures imposed, enacted, administered or enforced by any Sanctions Authority. "Sanctions Authority" means (i) the United States of America; (ii) Canada; (iii) the European Union or any EU member state; (iv) the UK; (v) the UN Security Council; or (vi) any governmental institutions of any of the foregoing which administer Sanctions, including HM Treasury, OFAC, Global Affairs Canada and The Department of Treasury Board and Finance, the US State Department and the US Department of the Treasury.

Acceptance

Purchaser’s acceptance of this Proposal and its approval by an authorized manager of TK Elevator will constitute exclusively and entirely the agreement between the parties for the goods and services herein described and full payment of the sum of One Hundred Forty Two Thousand Dollars (\$142,000.00) inclusive of all applicable sales and use taxes.

All other prior representations or regarding this work, whether written or verbal, will be deemed to be merged herein and no other changes in or additions to this Proposal will be recognized unless made in writing and properly executed by both parties as a change order. Should Purchaser’s acceptance be in the form of a purchase order or other similar document, the provisions of this Proposal will exclusively govern the relationship of the parties with respect to this transaction. No agent or employee shall have the authority to waive or modify any of the terms of this Proposal without the prior written approval of an authorized TK Elevator manager.

City of Hastings (Purchaser):	TK Elevator Corporation Management Approval
By: _____ (Signature of Authorized Individual) h jaquays _____ (Print or Type Name) _____ (Print or Type Title)	By: _____ (Signature of Branch Representative) Brandon Bunkelman Branch Manager _____ (Date of Execution)
_____ (Date of Acceptance)	



Hastings City Police

201 E. State St.
Hastings, MI 49058
(269) 948-4800 Dispatch
(269) 945-5744 Office
(269) 945-4358 Fax



Dale Boulter
Chief of Police

Julissa Kelly
Deputy Chief

Hastings Police Department Council report for the month of August 2026

Staffing

HPD staffing continues with the same number of officers as previously reported with two officers on light duty.

We are still looking to hire a crossing guard for Michigan Ave/Grant St. please spread the word and have them contact the Chief or Deputy Chief if interested.

Statistics

Calls for Service: Officers responded to 471 calls for service

Arrests: Officers made 14 arrests

Traffic Accidents: 17 traffic accidents occurred

Non-Traffic Accidents: 4 Non traffic accidents occurred

Citations issued: Officers issued 18 citations (13 moving, 5 non-moving)

Traffic Stops conducted: Officers conducted 135 traffic stops

Freedom Of Information Act request: 27 requests were processed

Gun permits: 7 licenses to purchase permits were processed

Reserve Officers

The Reserve Department contributed 67.75 hours for the month of August.

New Service Weapon:

Training has continued with the new service weapon, and officers have been required to attend another qualification day. The next qualification is set for September for the required mandatory training set forth by the Michigan Commission on Law Enforcement Standards.

Halloween

HPD will not request the closure of Green St. for Halloween this year due to ongoing construction west of Market St., uncertain completion timelines, and weather-related delays. The unfinished roadway and sidewalk pose safety risks, and current staffing shortages prevent us from safely securing the area. Although many look forward to this event, we are confident the community will still enjoy Halloween without the street closure. HPD will revisit the closure of Green St. for 2027 or consider alternative options.

PD Renovation Complete

The PD renovation has been completed with a good number of people attending the open house event. Officers and staff are enjoying the newly renovated office along with learning new locations for operational documents. We will continue to place items in locations to best serve the operations of the department as we move forward. I again say thank you for your approval to have the office renovated. I am especially proud of my team along with all City staff on the main floor, allowing us to take over office space and share. Every one of the City Clerks team was a joy to work with and each of us continued to support the needs of the city.

Upcoming Events

The Hastings Police Department will be partnering with the Barry County Substance Abuse Task Force on October 24th for the National DEA Drug Takeback event. The event will take place at Walgreens in Hastings from 10:00 AM – 2:00 PM

Code Compliance report

Attached

Respectfully submitted,

Dale Boulter

Chief of Police

HASTINGS CITY COUNCIL MONTHLY REPORT MONTH OF August 2026

From Hastings Police Department

Chief Dale Boulter

Total Complaints: 471

Total Arrests: 14

Adults 8 Invasion of privacy-1, Poss. Meth-2, No insurance-1, DWLS-1, Entering w/o permission-1, R&O Police-1, Disorderly-1.

Juveniles: 0

Arrests Warrants for Other Departments: 6 Obstructing Justice-6.

Traffic Summary:

Traffic Accidents: 17

Property Damage: **10** Injuries: **7** Fatal: **0** Non-Traffic: **4**.

Tickets Issued: 18

Moving Violations Issued: **13**

Non-Moving Violations: **5**

POLICE VEHICLES

TOTAL MILES: **5,947**

TOTAL GALLONS OF FUEL USED: **647.03**

<u>VEHICLE</u>	<u>MILAGE</u>	<u>VEHICLE</u>	<u>MILAGE</u>
<u>41/2020 FORD</u>	<u>83,241</u>	<u>45/2018 FORD</u>	<u>55,478</u>
<u>42/2021 FORD</u>	<u>88,777</u>	<u>46/2022 FORD</u>	<u>14,067</u>
<u>43/2023 FORD</u>	<u>32,449</u>	<u>47/2023 FORD</u>	<u>35,399</u>
<u>44/2025 FORD</u>	<u>12,735</u>	<u>48/2016 FORD</u>	<u>96,488</u>

ADDITIONAL INFORMATION:

The Hastings Police Reserve officers worked a total of 67.75 hours for the month.

27 FOIA requests were processed for the month.

<u>CLASSIFICATION</u>	<u>CURRENT MONTH</u>	<u>PREVIOUS YEAR</u>	<u>YTD CURRENT</u>	<u>YTD PREVIOUS</u>	<u>YTD COMPARED</u>
FATAL ACCIDENTS	0	0	0	0	0
INJURY ACCIDENTS	7	3	45	20	+25
P D ACCIDENTS	10	10	81	84	-3
NON-TRAFFIC	4	2	31	36	-5
SPEEDING	6	4	40	61	-21
OTHER HAZARDOUS	7	14	76	79	-3
NON-HAZARDOUS	5	18	75	116	-41
PARKING	1	19	157	213	-73
<u>TOTAL</u>	40	70	505	609	-104

City of Hastings
Code Compliance Officer
August 2026 Activity Report



QUANTITY	COMPLAINT
2	Animal related (90-835)
17	Grass and weeds more than 8" tall (38-105)
3	Compostable yard debris and refuse in right-of-way, snow piles (74-39, 74-71, 74-72)
6	Garbage Code Violations (66-88/89/90/93/94)
8	Vehicles parked on unapproved surfaces – residential zones (90-929)
4	Unlicensed/Inoperable vehicles, parts, or tire storage (38-76, 77, 78)
10	Refuse and debris in unscreened area of yard (90-881, 90-882)
3	Rental Property Issues & Complaints
26	Signage issues/ Signs in Right-Of-Way
3	Fencing Issues
2	Fence Permits Issued
5	Structure & Building Maintenance Issues
0	Recreational Vehicle Issues
0	Abandoned refrigerator w/door attached (54-61)
12	Sidewalk parking/right-of-way obstructions (74-71)
18	Miscellaneous Issues & Complaints
119	Total Violations/Complaints Handled
18	Letters sent
4	Citations issued
119	Follow Ups
NOTES:	Miscellaneous Issues/ Complaints details

Miscellaneous Issues/ Complaints details, continued

[illegible]

2026 ACCIDENTS

Investments & Deposits Status Report as of August 31, 2026

Institution	Account Description	Prior Month Balance	Current Month Balance	Current Interest Rate
Flagstar Bank	Common Cash (Primary Checking)	\$ 1,210,651.53	\$ 2,193,588.76	0.42%
	Payroll	\$ 2,469.72	\$ 2,365.20	0.45%
	Savings	\$ 6,513,708.11	\$ 5,965,736.85	2.48%
	**Tax Collection	\$ 914,892.49	\$ 4,976,688.38	N/A
	Total	\$ 8,641,721.85	\$ 13,138,379.19	
<i>** Includes funds collected on behalf of other governmental agencies</i>				
Highpoint Bank	Common Cash	\$ 38,267.07	\$ 40,261.94	N/A
	Ambulance Billing	\$ 3,687.85	\$ 3,952.85	N/A
	Drug Enforcement	\$ 18,211.94	\$ 18,211.94	N/A
	*Tax Collection	\$ 55,176.81	\$ 105,463.24	N/A
	Total	\$ 115,343.67	\$ 167,889.97	
<i>* Includes funds collected on behalf of other governmental agencies</i>				
Michigan CLASS	General Fund (Pooled)	\$ 6,900,601.73	\$ 6,922,936.74	3.8051%
	Sewer Fund	\$ 400,874.30	\$ 402,171.82	3.8051%
	Water Fund	\$ 233,219.87	\$ 233,974.72	3.8051%
	Equipment Fund	\$ 322,063.10	\$ 323,105.51	3.8051%
	Total	\$ 7,856,759.00	\$ 7,882,188.79	
American Dep Mgmt Co	Money Market Account	\$ 4,162,105.46	\$ 4,173,976.01	3.47%
Huntington Bank	Brokerage Account-Fire Department <i>Sage Trust Beneficiary Distribution</i>	\$ 867,152.95	\$ 867,852.27	N/A
		Prior Month	Current Month	% Change
Total, All Investments & Deposits		\$ 21,643,082.93	\$ 26,230,286.23	21.19%
		Prior Month Balance	Current Month Balance	% of Total
Institution				
Flagstar Bank		\$ 8,641,721.85	\$ 13,138,379.19	50.1%
Highpoint Bank		\$ 115,343.67	\$ 167,889.97	0.6%
Michigan CLASS		\$ 7,856,759.00	\$ 7,882,188.79	30.0%
American Dep Mgmt Co		\$ 4,162,105.46	\$ 4,173,976.01	15.9%
Huntington Bank		\$ 867,152.95	\$ 867,852.27	3.3%
Total		\$ 21,643,082.93	\$ 26,230,286.23	100.0%
		Prior Month Balance	Current Month Balance	% of Total
Type of Investment or Deposit				
Interest		\$ 20,612,846.77	\$ 21,085,707.88	80.4%
Non-Interest		\$ 1,030,236.16	\$ 5,144,578.35	19.6%
Total		\$ 21,643,082.93	\$ 26,230,286.23	100.00%

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
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FUND 101 - GENERAL FUND

REVENUE

TAXES	1,134,499.67	4,024,550	28.00%	706,161.46	3,746,294	19.00%
SPECIAL ASSESSMENTS	44,795.00	15,962	281.00%	2,561.93	43,650	6.00%
LICENSES & PERMITS	876.11	15,320	6.00%	1,535.66	17,775	9.00%
FEDERAL REVENUES	.00	0	0.00%	.00	0	0.00%
STATE SHARED REVENUES	(6,507.75)	1,117,069	(1.00%)	8,615.25	1,153,016	1.00%
INTERGOVERNMENTAL REVENUES	241,106.37	608,606	40.00%	241,519.92	570,000	42.00%
CHARGES FOR SERVICES	532,727.83	627,850	85.00%	5,305.66	646,150	1.00%
FINES & FORFEITURES	1,236.34	11,000	11.00%	959.30	10,000	10.00%
INTEREST AND RENTALS	43,377.67	371,562	12.00%	60,879.48	430,840	14.00%
OTHER REVENUE	50,846.18	85,500	59.00%	656.53	73,500	1.00%
INCOMING TRANSFERS	.00	0	0.00%	.00	0	0.00%
TOTAL REVENUE & INCOMING TRANSFERS	2,042,957.42	6,877,419	30.00%	1,028,195.19	6,691,225	15.00%

EXPENDITURES

CITY COUNCIL	31,816.03	72,303	44.00%	30,208.01	77,525	39.00%
MAYOR	2,352.01	15,137	16.00%	2,217.80	16,445	13.00%
CITY MANAGER	60,477.96	333,098	18.00%	36,983.79	201,801	18.00%
FINANCE DEPARTMENT	72,240.71	443,673	16.00%	75,686.69	431,096	18.00%
CLERK	20,242.03	122,152	17.00%	18,267.89	121,552	15.00%
INFORMATION TECHNOLOGY	39,814.66	268,900	15.00%	49,709.71	271,100	18.00%
BOARD OF REVIEW	.36	2,525	0.00%	.30	2,612	0.00%
TREASURER	17,134.46	97,801	18.00%	13,051.15	95,730	14.00%
ASSESSOR	9,436.55	154,520	6.00%	32,220.00	197,742	16.00%
ELECTIONS	11,742.76	57,758	20.00%	33,599.91	57,681	58.00%
CITY HALL & GROUNDS	26,623.97	336,114	8.00%	15,594.66	523,500	3.00%
LEGAL AND AUDIT	.00	66,800	0.00%	.00	73,500	0.00%
OTHER GENERAL GOVERNMENT	33,576.98	582,815	6.00%	35,301.23	568,147	6.00%
POLICE	377,045.29	2,375,703	16.00%	337,612.25	2,327,377	15.00%
CODE COMPLIANCE	5,967.49	53,112	11.00%	6,031.22	55,660	11.00%
FIRE DEPARTMENT	1,059,612.70	779,300	136.00%	113,523.66	614,032	18.00%
INSPECTIONS	13,012.35	75,000	17.00%	1,517.00	65,000	2.00%
DEPT OF PUBLIC SERVICE ADMIN	.00	0	0.00%	21,577.88	191,890	11.00%
PARKING LOTS - NON SAD	1,678.56	15,973	11.00%	1,528.08	21,000	7.00%
PARKING LOTS - SAD	4,228.27	35,578	12.00%	2,882.73	31,460	9.00%
STREET LIGHTING	18,247.95	110,000	17.00%	16,071.55	118,000	14.00%
COMMUNITY SERVICES	68,260.77	551,919	12.00%	50,323.31	389,399	13.00%
BROWNFIELD GRANT	.00	0	0.00%	.00	0	0.00%
PLANNING AND ZONING	305.95	23,030	1.00%	222.57	17,736	1.00%
JOINT PLANNING & ZONING	(443.35)	1,300	(34.00%)	.00	100	0.00%
COMMUNITY & ECONOMIC DEVELOPMNT	24,954.78	167,339	15.00%	26,408.60	160,957	16.00%

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

THIS YEAR FISCAL YTD YTD ACTUAL	REVISED BUDGET BUDGET	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET BUDGET	FISCAL YTD % OF BUDGET
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FUND 101 - GENERAL FUND

COMMUNITY DEVELOPMENT GRANTS	.00	0	0.00%	.00	100	0.00%
CABLE ACCESS	1,525.51	12,377	12.00%	1,537.79	12,422	12.00%
PARKS AND RECREATION	61,869.85	537,031	12.00%	55,401.73	542,581	10.00%
ARTS AND CULTURAL ACTIVITIES	4,078.37	53,036	8.00%	4,087.63	41,840	10.00%
OTHER FINANCING USES	344,647.00	344,647	100.00%	.00	281,624	0.00%
TOTAL EXPENDITURES & OUTGOING TRANSFERS	2,310,449.97	7,688,941	30.00%	981,567.14	7,509,609	13.00%
NET REVENUE OVER EXPENDITURES	(267,492.55)	(811,522)		46,628.05	(818,384)	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

	THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
FUND 202 - MAJOR STREETS						
REVENUES	159,606.98	932,066	17.00%	136,437.71	841,849	16.00%
INCOMING TRANSFERS	.00	0	0.00%	.00	0	0.00%
TOTAL REVENUE & INCOMING TRANSFERS	159,606.98	932,066	17.00%	136,437.71	841,849	16.00%
EXPENDITURES	133,636.42	950,366	14.00%	68,796.31	805,878	9.00%
OUTGOING TRANSFERS	300,000.00	300,000	100.00%	.00	150,000	0.00%
TOTAL EXPENDITURES & OUTGOING TRANSFERS	433,636.42	1,250,366	35.00%	68,796.31	955,878	7.00%
NET REVENUE OVER EXPENDITURES	(274,029.44)	(318,300)		67,641.40	(114,029)	

FUND 203 - LOCAL STREETS

REVENUES	60,791.88	377,883	16.00%	54,863.94	370,551	15.00%
INCOMING TRANSFERS	450,000.00	450,000	100.00%	.00	250,000	0.00%
TOTAL REVENUE & INCOMING TRANSFERS	510,791.88	827,883	62.00%	54,863.94	620,551	9.00%
EXPENDITURES	105,726.57	887,446	12.00%	67,058.03	688,525	10.00%
OUTGOING TRANSFERS						
TOTAL EXPENDITURES & OUTGOING TRANSFERS	105,726.57	887,446	12.00%	67,058.03	688,525	10.00%
NET REVENUE OVER EXPENDITURES	405,065.31	(59,563)		(12,194.09)	(67,974)	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

	THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
<i>FUND 209 - CEMETERY FUND</i>						
REVENUES	63,413.71	202,900	31.00%	46,086.48	235,401	20.00%
INCOMING TRANSFERS						
TOTAL REVENUE & INCOMING TRANSFERS	63,413.71	202,900	31.00%	46,086.48	235,401	20.00%
EXPENDITURES	16,001.81	160,749	10.00%	39,510.47	178,883	22.00%
OUTGOING TRANSFERS						
TOTAL EXPENDITURES & OUTGOING TRANSFERS	16,001.81	160,749	10.00%	39,510.47	178,883	22.00%
NET REVENUE OVER EXPENDITURES	47,411.90	42,151		6,576.01	56,518	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

	THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
<i>FUND 243 - BROWNFIELD REDEVELOPMENT AUTH</i>						
REVENUES	54,383.63	100,000	54.00%	1,047.11	140,450	1.00%
INCOMING TRANSFERS						
TOTAL REVENUE & INCOMING TRANSFERS	54,383.63	100,000	54.00%	1,047.11	140,450	1.00%
EXPENDITURES	6,000.00	45,000	13.00%	.00	41,000	0.00%
OUTGOING TRANSFERS						
TOTAL EXPENDITURES & OUTGOING TRANSFERS	6,000.00	45,000	13.00%	.00	41,000	0.00%
NET REVENUE OVER EXPENDITURES	48,383.63	55,000		1,047.11	99,450	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

	THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
<i>FUND 248 - DOWNTOWN DEVELOPMENT AUTHORITY</i>						
REVENUES	428,388.96	1,006,350	43.00%	9,115.57	836,300	1.00%
INCOMING TRANSFERS						
TOTAL REVENUE & INCOMING TRANSFERS	428,388.96	1,006,350	43.00%	9,115.57	836,300	1.00%
EXPENDITURES	333,807.69	907,833	37.00%	285,041.17	789,229	36.00%
OUTGOING TRANSFERS						
TOTAL EXPENDITURES & OUTGOING TRANSFERS	333,807.69	907,833	37.00%	285,041.17	789,229	36.00%
NET REVENUE OVER EXPENDITURES	94,581.27	98,517		(275,925.60)	47,071	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
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FUND 265 - DRUG ENFORCEMENT

REVENUES	.00	0	0.00%	.00	0	0.00%
INCOMING TRANSFERS						
TOTAL REVENUE & INCOMING TRANSFERS	.00	0	0.00%	.00	0	0.00%
EXPENDITURES	.00	0	0.00%	.00	5,000	0.00%
OUTGOING TRANSFERS						
TOTAL EXPENDITURES & OUTGOING TRANSFERS	.00	0	0.00%	.00	5,000	0.00%
NET REVENUE OVER EXPENDITURES	.00	0		.00	(5,000)	

FUND 266 - POLICE TRAINING

REVENUES	775.10	2,875	27.00%	54.06	3,600	2.00%
INCOMING TRANSFERS						
TOTAL REVENUE & INCOMING TRANSFERS	775.10	2,875	27.00%	54.06	3,600	2.00%
EXPENDITURES	599.44	2,500	24.00%	.00	6,800	0.00%
OUTGOING TRANSFERS						
TOTAL EXPENDITURES & OUTGOING TRANSFERS	599.44	2,500	24.00%	.00	6,800	0.00%
NET REVENUE OVER EXPENDITURES	175.66	375		54.06	(3,200)	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

	THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
FUND 271 - LIBRARY FUND						
OPERATIONS						
OPERATING REVENUES	230,399.54	768,535	30.00%	106,797.28	709,941	15.00%
OPERATING INCOMING TRANSFERS						
TOTAL OPERATING REV & IN TRNSFRS	230,399.54	768,535	30.00%	106,797.28	709,941	15.00%
OPERATING EXPENDITURES	121,739.27	740,083	16.00%	110,778.16	713,969	16.00%
OPERATING OUTGOING TRANSFERS						
TOTAL OPERATING EXP & OUT TRNSFRS	121,739.27	740,083	16.00%	110,778.16	713,969	16.00%
NET OPERATING REV OVER EXP	108,660.27	28,452		(3,980.88)	(4,028)	
CAPITAL IMPROVEMENTS						
CAP IMPRVMT EXPENDITURES	.00	0	0.00%	.00	0	0.00%
CAP IMPRVMT OUTGOING TRANSFERS						
TOTAL CAP IMPRVMT EXP & OUT TRNSFRS	.00	0	0.00%	.00	0	0.00%
NET CAP IMPRVMT REV OVER EXP	.00	0		.00	0	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

	THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
<i>FUND 590 - SEWER FUND</i>						
REVENUES	558,377.06	3,098,000	18.00%	.00	2,998,142	0.00%
INCOMING TRANSFERS						
TOTAL REVENUE & INCOMING TRANSFERS	558,377.06	3,098,000	18.00%	.00	2,998,142	0.00%
EXPENDITURES	456,376.11	3,081,872	15.00%	.00	2,521,814	0.00%
OUTGOING TRANSFERS	.00	0	0.00%	.00	0	0.00%
TOTAL EXPENDITURES & OUTGOING TRANSFERS	456,376.11	3,081,872	15.00%	.00	2,521,814	0.00%
NET REVENUE OVER EXPENDITURES	102,000.95	16,128		.00	476,328	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

	THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
<i>FUND 591 - WATER FUND</i>						
REVENUES	419,088.34	2,031,400	21.00%	.00	1,919,400	0.00%
INCOMING TRANSFERS						
TOTAL REVENUE & INCOMING TRANSFERS	419,088.34	2,031,400	21.00%	.00	1,919,400	0.00%
EXPENDITURES	491,933.31	2,342,835	21.00%	.00	2,257,234	0.00%
OUTGOING TRANSFERS	.00	0	0.00%	.00	0	0.00%
TOTAL EXPENDITURES & OUTGOING TRANSFERS	491,933.31	2,342,835	21.00%	.00	2,257,234	0.00%
NET REVENUE OVER EXPENDITURES	(72,844.97)	(311,435)		.00	(337,834)	

CITY OF HASTINGS

SUMMARY REVENUES AND EXPENDITURES COMPARED TO BUDGET FOR THE 2 MONTHS ENDING AUGUST 31, 2026

	THIS YEAR FISCAL YTD 31-AUG-26	REVISED BUDGET 2026-2027	FISCAL YTD % OF BUDGET	LAST YEAR FISCAL YTD 31-AUG-25	REVISED BUDGET 2025-2026	FISCAL YTD % OF BUDGET
<i>FUND 661 - EQUIPMENT REVOLVING FUND</i>						
REVENUES	190,038.80	970,000	20.00%	143,715.09	870,000	17.00%
INCOMING TRANSFERS						
TOTAL REVENUE & INCOMING TRANSFERS	190,038.80	970,000	20.00%	143,715.09	870,000	17.00%
EXPENDITURES	257,668.67	953,324	27.00%	161,907.44	534,080	30.00%
OUTGOING TRANSFERS						
TOTAL EXPENDITURES & OUTGOING TRANSFERS	257,668.67	953,324	27.00%	161,907.44	534,080	30.00%
NET REVENUE OVER EXPENDITURES	(67,629.87)	16,676		(18,192.35)	335,920	



Hastings City Council Memorandum

Date: September 22, 2026
To: Honorable Mayor Tossava & Members of the Hastings City Council
From: Dan King, Community Development Director
Subject: September Community Development Department Report

A summary of the current activities in the Community Development Department includes:

The Reserve at Hanover

Eenhoorn Development is moving forward with the construction of the additional two Planned Unit Development approved apartment buildings that will be located on the southern end of the project. Each additional building will accommodate 21 one-bedroom apartments.



Downtown Development Authority Request for Proposals (RFP)

Staff have received and are reviewing RFPs for streetscape winter plantings. RFPs are in process for downtown snow removal and summer streetscape plantings.



DDA Façade Grants

The eastern elevation of the fire damaged building at 129 E. State Street is undergoing façade restoration funded in part by a DDA façade grant.



Hastings Riverwalk Lofts and Mill Street Market

Plans are underway for a ribbon-cutting and public opening in October. This transformative project includes 135 housing units with 27 dedicated to workforce housing, 60 licensed childcare center slots, and 2 ventures dedicated for area agricultural producers and an incubator and culinary arts kitchen for new food businesses.



Fall Girls Night Out

The fall edition of Girls Night Out is fast approaching on Thursday October 1st!



Upcoming Events

Fall Girls Night Out October 1st

Farmers Market Wednesday and Saturdays through October 31st

If you have any questions, concerns, or ideas please feel free to contact Sandy or me at sponsetto@hastingsmi.gov dking@hastingsmi.gov





YMCA OF BARRY COUNTY

14A

SUMMER 2026 RECAP

2242

MEALS/SNACKS SERVED THIS SUMMER WITH Y ON THE FLY!!



459

CHILDREN REGISTERED FOR SUMMER PLAYGROUND.



MEALS/SNACKS SERVED AT SUMMER PLAYGROUND.

2860



2596

BOOKS CHECKED OUT AT THE B. BUS!!



624

TOTAL SUMMER CAMP PARTICIPANTS

\$31,172

TOTAL CAMPSHIPS AWARDED

80

Y TIME PARTICIPANTS THIS SUMMER



95

YOUTH SPORT PARTICIPANTS



City of Hastings
Downtown Development Authority
DRAFT Meeting Minutes
September 16, 2026

1. Meeting Call to Order and Roll Call—

The meeting was called to order at 8:01 a.m. by Woods.

Roll Call –

Present: Albrecht, Baker, Hatfield, Peterson, Tossava, Wiswell, Woods

Absent: Button, Schantz

City Staff and Appointees: Jaquays, King, Ponsetto

Others Present: Patterson, student representative; Jennifer Kasper, Fishbeck; Jesse O'Connell

2. Pledge to the Flag

3. Approval/Additions/Deletions to Agenda –

Woods added Parking Study Presentation by Jennifer Kasper from Fishbeck as Item C. under Old Business

Motion by Wiswell, second by Tossava, to approve the agenda as amended.

All ayes motion carried.

4. Approval of Minutes –

Motion by Hatfield, second by Peterson, to approve the minutes as presented.

All ayes motion carried.

5. Financial Statements & Budget for Review –

King said the budget data has been updated through August 31, 2026.

6. Façade and BEIG Update-

King said the façade grant spreadsheet has been updated through August 31, 2026.

7. Open Public Comment and Discussion – None

8. Old Business

A. Church/Jefferson Streetscape Update-

King said MCSA has been advised of the scope of work, on Jefferson St. from Apple to Center streets, and had submitted a proposal, which he shared with the board. After some questions and discussion, it was the consensus of the board to request staff advise MCSA that they would like the block of S. Jefferson St. between Center and Green streets added to the scope of work.

B. Strategic Plan SMART Goals Update-

King said that going forward, the Strategic Plan SMART Goals update would be a regular item on the agenda to allow committees to report their activities to the rest of the board. The chair asked staff to provide board members with a list of committee assignments and email addresses.

C. Parking Study Presentation—

Jennifer Kasper from Fishbeck, one of the firms that submitted a bid in response to an RFP for a parking study for the downtown business district, told the board what a parking study would entail and answered questions from the board members. Jaquays said it was her recommendation that the board award the bid to Fishbeck. The board asked for information on all the bids received before making a decision.

9. New Business-

A. Winter Planting RFP Results—

Motion by Wiswell, second by Tossava, to accept the bid of \$15,050 from J & C Landscaping for winter plantings in the downtown business district pending staff approval of the design and request an additional bid for the planters at the corner of S. Jefferson and Center St.

Ayes: Albrecht, Baker, Hatfield, Peterson, Tossava, Wiswell, Woods

Nays:

Absent: Button, Schantz

All ayes motion carried.

B. Snow Removal Updates

Jaquays gave the board an update on the RFP for snow removal in the downtown business district from Nov. 1 – April 1. She said she would have information on the bids to present to the board at its October meeting.

10. DDA Member Comment –

Woods asked about the job performance part-time city employee, hired to clean the sidewalks in the downtown business district. King said that city staff are satisfied with the employee's work.

Tossava congratulated Hatfield on being selected to fill the vacant fourth ward seat on the Hastings City Council.

Hatfield asked if any bids had been received for the repair of the center island in Parking Lot 1. King and Jaquays said that no bids were received in response to the RFP.

Student Representative Patterson said her last DDA meeting would be in May 2027.

11. Open Public Comment and Discussion – None

12. Adjournment

Motion by Wiswell, second by Peterson, to adjourn.

All ayes motion carried

Meeting adjourned at 9:13 a.m.

Patty Woods, Chair

Deb Hatfield, Vice Chair

Prepared by: Sandra Ponsetto, City of Hastings

COMMUNITY OPEN HOUSE

Let's kick off Fire Prevention Month by celebrating the legacy gifts from the Keith and Elsie Sage Trusts and the impact of their generosity to Barry County fire departments



OCTOBER 4th



12-4PM



110 E Mill St. Hastings, MI

