CITY OF LINDEN
CITY COUNCIL WORK SESSION MEETING AGENDA
LOCATION: LOOSE SENIOR CENTER, 707 NORTH BRIDGE STREET, LINDEN, MI 48451

Tuesday, October 13, 2026* 6:30 P.M.

A. CALL TO ORDER

B. PLEDGE OF ALLEGIANCE & MOMENT OF SILENCE

C. ROLL CALL & INTRODUCTIONS
a. Excuse Absent Member(s)

D. SPECIAL PRESENTATIONS

E. CORRESPONDENCE

F. PUBLIC COMMENT
Individuals wishing to speak will be called upon utilizing the completed Public Comment Cards. Remarks should be addressed to the presiding officer and is not time for debate, but for comments or questions for Council and/or Staff to answer or research. Questions will be answered during the meeting if the information is readily available. If answers are not available during the meeting, Council or Staff will contact the individual within one week or 7 business days, or when the information becomes available. No person shall have the right to speak more than once on any particular subject until all persons wishing to be heard on that subject have the opportunity to speak.

G. CONSENT AGENDA
a. Approve City Council Meeting Minutes from September 28, 2026
b. Approve City Bills in the amount of $479,115.52

H. DISCUSSION ITEMS
a. Wade Trim Agreement for Planning Services for 2027-2028
b. New Fire Engine Pumper Truck

I. UNFINISHED BUSINESS
a. Monthly Grant Updates: All Pending & Newly Applied for Grants
b. Contract Statuses - Museum and Library in Mill Building
c. Loose Van Update

J. MANAGER'S UPDATE

K. COUNCIL COMMENTS & REPORTS

L. CLOSED SESSION

M. ADJOURNMENT

CITY OF LINDEN
CITY COUNCIL MEETING
MONDAY, SEPTEMBER 28, 2026 AT 6:30 P.M.
LOCATION: LOOSE SENIOR CENTER, 707 NORTH BRIDGE STREET, LINDEN, MI 48451

CALL TO ORDER

The meeting was called to order at 6:30 p.m. by Mayor Pro Tem Jerry Link. The meeting was held at The Loose Senior Center located at 707 North Bridge Street, Linden, Michigan 48451.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited by all present. A Moment of Silence was observed in for the one-year anniversary , in memory of the families and individuals present.

City Council Present: Mayor Pro Tem Jerry Link, Brad Dick, Tom Hicks, Pam Howd, Denise Miller, Brenda Simons
Absent: Mayor Elizabeth Armstrong
Others Present: Ellen Glass, City Manager; Scott Sutter, Chief of Police; Brian Will, Fire Chief; Patrick McNally, Director of Public Works; Brooke Card, City Treasurer; Tessa Sweeney, Director of Senior Services & Community Engagement; Kristyn Kanyak, City Clerk; Michael Gildner, City Attorney

a. Excuse Absent Member(s)

Motion by Link, second by Miller to excuse Mayor Armstrong from the meeting. Roll call. Motion failed 3-3.

AYES: Miller, Hicks, Link
NAYS: Dick, Simons, Howd
ABSENT: Armstrong

SPECIAL PRESENTATIONS

(A) APM Mosquito Season Report, Presented By: APM Representative

A representative from APM Mosquito Control reviewed season report and explained upcoming contract. Brief discussion with Councilors regarding traps; counts and treatment area.

(B) Proclamation for ChoiceOne Bank Trail Opening

Glass explained purpose of Proclamation for the upcoming ribbon cutting.

PUBLIC HEARINGS

None.

CORRESPONDENCE

None.

PUBLIC COMMENT
Link reviewed public comment procedure.

Public comment about fire truck approval; referenced letter provided and discussion; and procedure.

Public comment referenced past emails sent and requested update on Forest Ridge Estates.

Public comment expressed concerns with programming, activities access and lunch options during elections within Loose Senior Center. Also commented on vote during this meeting regarding the Mayor.

CONSENT AGENDA
a. City Council Meeting Minutes from August 24, 2026
b. Street Corner Collection Application - LHS Graduation Celebration: Saturday, October 3, 2026
c. Financial Reports
Motion by Howd, second by Dick to move item c. Financial Reports to New Business item (G). Motion carried 6-0.

Motion by Dick, second by Howd to approve the Consent Agenda. Motion carried 6-0.

UNFINISHED BUSINESS
(A) Monthly Grant Updates: All Pending & Newly Applied for Grants
Glass referenced updated grant list provided and working on grants for fire equipment and fire truck.

(B) Meeting Recording
Glass requested feedback from City Council on this item. Miller requested update on microphones and use location, Kanyak responded. Brief discussion between Link and Gildner if motion is required to remove items, Council advised staff to remove.

(C) Contract Statuses - Museum and Library in Mill Building
Glassed explained current active contract with Genesee District Library (GDL), draft contract presented to Historical Society for the museum and upcoming meeting to discuss.

(D) Loose Van Update
Glass updated delivery is pending from Mass Transportation Authority (MTA).

(E) Comment Cards Update
Glass requested feedback from City Council on this item. Councilors discussed and agreed to remove item and continue with implemented changes.

NEW BUSINESS
(A) Ordinance No. 429 Repealing/Adoption of Chapter 111 of the Code of Ordinances: Solicitors/Peddlers
Sutter reviewed language within proposed ordinance and requested City Council set fee and shared amount recommendations.

DRAFT

Public comment about Shiawassee Shores and this ordinance. Sutter and Gildner explained public or non-public roads, suggested signage for private subdivisions.

Council and staff discussed permit fee amount and adding to city fee schedule; language within; suggested map for where it's allowed; and identification.

Public comment about political and religious solicitation, Sutter explained does not prohibit. Gildner suggested private developments or HOAs discuss with own attorney and reasoning.

Public comment about State rules for political signs, Gildner explained separation.

Brief discussion with Staff and Council regarding motion language.

Motion by Howd, second by Hicks to approve City Ordinance No. 429 and amend the fee schedule for $75 and $20, for each occurrence after that. Roll call. Motion carried 6-0.

AYES: Link, Simons, Howd, Dick, Miller, Hicks
NAYS: None
ABSENT: Armstrong

(B) Resolution No. 13-26 Establishing 2027 Regular Meeting Schedule
No public comment was received. Council confirmed changes with staff and discussed.

Motion by Miller, second by Howd to approve Resolution No. 13-26 Establishing the 2027 Regular Meeting Schedule. Roll call. Motion carried 6-0.

AYES: Link, Hicks, Miller, Howd, Dick, Simons
NAYS: None
ABSENT: Armstrong

(C) Genesee County Phase II Storm Water Management System Contract Amendment
Glass reviewed minor error corrections shared with the County, clarified no cost on utility bills and purpose of agreement.

Public comment regarding this agreement and Fenton Township, Glass explained County should address.

Council discussed contract renewal and requested stated corrections be applied.

Motion by Howd, second by Miller to approve this Amendment to the Genesee County Phase II Regulations Storm Water Management System Contract, with the corrections as listed: (1. Incorrect effective date in Section 6. The Fifth Amendment is dated October 1, 2026, but Section 6 says the amendment becomes effective on April 1, 2021. That appears to be language carried over for the Fourth Amendment; 2. Section numbering issue. The new wet-weather testing provision is labeled "2. (c)" even though it follows Sections1(a) and 1(b) and appears intended to be Section 1(c); and 3. Typographical error in the wet weather provision. The document

refers once to "TDML" when the correct acronym used elsewhere is TMDL – Total Maximum Daily Load.) Roll call. Motion carried 6-0.

AYES: Miller, Simons, Howd, Dick, Link, Hicks
NAYS: None
ABSENT: Armstrong

(D) Intergovernmental Agreement for Road Maintenance with Genese County Road Commission (GCRC)

Glass explained previous meeting discussion and returning for approval.

Public comment about grading of Ripley Road, McNally responded.

Council discussed Ripley Road grading; erosion; ditching and dust management concerns.

Motion by Miller, second by Howd to approve the Intergovernmental Agreement for Road Maintenance with Genesee County Road Commission (GCRC). Roll call. Motion carried 6-0.

AYES: Simons, Dick, Miller, Link, Howd, Hicks
NAYS: None
ABSENT: Armstrong

(E) City Council Rules of Procedure Revisions

Glass explained changes applied based on last meeting discussion.

Public comment about agenda format for Department Reports, Kanyak explained current format.

Council discussed revisions; past method of approval for bills; bill inquiries and financial information detail. Glass clarified Rules of Procedure being discussed and letting staff know about level of detail and confirmed understanding regarding financials. Further discussion amongst Council regarding moving forward with proposed changes.

Motion by Howd, second by Hicks to approve these changes within the City Council Rules of Procedure revisions. Roll call. Motion carried 6-0.

AYES: Howd, Link, Simons, Hicks, Miller, Dick
NAYS: None
ABSENT: Armstrong

(F) Resolution No. 14-26 Authorizing Application for Grant

Will explained grant opportunity and reasoning for the Resolution. Glass further explained reasoning. Council briefly discussed grant and granting submission approval.

Motion by Howd, second by Simons to approve Resolution No. 14-26 Authorizing the Application for Brian Will to sign for the Michigan Department of Treasury Fire Equipment Grant Program. Roll call. Motion carried 6-0.

AYES: Hicks, Howd, Link, Dick, Simons, Miller
NAYS: None
ABSENT: Armstrong

(G) Financial Reports
Howd explained reasoning for moving. No public comment was received. No comments from Councilors were received.

Motion by Miller, second by Howd to pay the bills. Roll call. Motion carried 6-0.

AYES: Miller, Simons, Howd, Link, Hicks, Dick
NAYS: None
ABSENT: Armstrong

MANAGER'S UPDATE
Glass provided an update on the following items:

- Treasurer's Department working on utility billing and newsletter
- Election preparations in Clerk's Department
- LAFF Pathway ribbon cutting details
- Senior Services funding increase from County
- Mill building update
- Forest Ridge Estates update

McNally updated and explained reasoning for power pole being moved regarding Mill project.

No public comment was received.

Miller discussed elections at the senior center and impact on lunches, Glass explained recent elections; lunch threshold not met, as reasoning for no lunches; and programming. Sweeney clarified access to books and puzzles was maintained.

Miller referenced public comment regarding Forest Ridge Estates, Glass explained previous responses were provided. Gildner discussed previous questions asked and addressed, brief discussion with Dick about ordinance and timeline for project. Gildner further explained his response, discussion with Link.

Link referenced previous discussion about elections at the senior center and discussed.

Public comment about handicap spots and doors.

Councilors and staff discussed options for November election; confirmed doors were open; summarized concerns shared and staff will discuss to address; confirmed books and puzzles were provided; and other communities where elections are held; staff explained reducing interruptions.

CITY ATTORNEY'S UPDATE
None.

DRAFT

Public comment about storm water agreement voted upon, Link explained provided in agenda packet.

DEPARTMENT REPORTS
Link acknowledged receipt of the Departments for reports. Will shared upcoming details for the Fire Department Open House and discussed new grant opportunity and update regarding fire truck. Glass referenced public comments addressed during this meeting and also referenced letter about complaint filed.

COUNCIL COMMENTS & REPORTS
Simons commented on opening of the LAFF Pathway and invited all.

Hicks commented on missing last meeting and trying to catch up.

Howd commented on LAFF Pathway opening and Triangle Park and thanked community for support.

Dick commented on the LAFF Pathway, referenced Gordie Howe Bridge and positive impact and benefits Pathway will have.

Miller commented on upcoming Happening in Linden Halloween event; LAFF Pathway, as well as progress in the community.

Link shared reasoning why he can't attend the LAFF Pathway ribbon cutting.

CLOSED SESSION
None.

ADJOURNMENT
The meeting was adjourned by Mayor Pro Tem Link at 7:47 p.m.

Respectfully submitted,

_____

Kristyn Kanyak, City Clerk Approved:_____

DRAFT

CHECK REGISTER FOR CITY OF LINDEN

CHECK DATE 09/23/2026 - 10/06/2026

BANK CODE: SBGEN, SBSRC

Check Date	Check	Vendor Name	Description	Amount
Bank SBGEN STATE BANK (3140)				
09/25/2026	14438	GENESEE CO ROAD COMMISSION	CITY OF LINDEN SIGNAL MAINTENANCE	643.72
09/25/2026	14439	ROWE PROFESSIONAL SERVICES	BRIDGE PREVENTATIVE MAINTENANCE AUG 202	1,015.00
			SAFE ROUTES TO SCHOOL AUG 2026	602.50
			E. BROAD STREET RESURFACING AUG 2026	13,591.25
			GAZEBO PROJ, BRIDGE STREET, W. ROLSTON	13,900.00
				29,108.75
09/25/2026	14440	MARTA WRIGHT	MILEAGE 7/15, 8/19, 9/16 HURLEY	82.08
09/25/2026	14441	GRAND TRUNK WESTERN RAILROAD	TREES AND WEEDS REMOVAL FROM DITCH	100.00
09/25/2026	14442	FENTON & LINDEN REGIONAL CHAM		119.00
09/25/2026	14443	FIRST ADVANTAGE LNS OCC HEALT	RANDOM DRUG TESTING -DPW	195.50
09/25/2026	14444	RELIANCE STANDARD LIFE INSURA	EMPLOYEE SHORT TERM DISABLITY INS OCT 2	375.32
09/25/2026	14445	XTREME SHREDS	SHREDDING SERVICE 9.23.2026	55.00
09/25/2026	14446	USABLUEBOOK	METER GASKETS AND METER WIRES	555.98
09/25/2026	14447	CUNNINGHAM-LIMP	LINDEN MILL PROJECT PAY APP #12	184,520.00
09/25/2026	14448	CIVICPLUS LLC	MASS NOTIFICATION ANNUAL FEE	3,793.76
09/25/2026	14449	CINTAS	DWP REFILL 9.21.2026	20.67
			CITY HALL REFILL 9.21.2026	34.14
				54.81
09/25/2026	14450	SMART OFFICES	LABOR, INSTALLATION, SETUP, TRAINING	3,181.50
09/25/2026	14451	ON TIME PORTABLES, LLC	PORTABLE TOLIETS SPW, CEMETERY, MAIN ST	796.25
09/25/2026	14452	LINDEN ELEMENTARY PALS	CITY OF LINDEN PARKS & REC TRUCK OR TRE	10.00
09/25/2026	14453	VC3, INC	MOTNHLY BILLING SEPT 2026	1,750.70
			MICROSOFT 365 MONTHLY SEPT 2026	518.99
				2,269.69
09/25/2026	14454	BLUE CARE NETWORK	EMPLOYEE HEALTH INS OCT 2026	24,465.28
09/25/2026	14455	CMP DISTRIBUTORS INC	ID TAGS	57.90
09/25/2026	14456	CUMMINS SALES AND SERVICE	PLANNED MAINTENANCE	471.85
			PARTS-BATTERY REPLACEMENT	224.40
				696.25
09/25/2026	14457	DELTA DENTAL	EMPLOYEE DENTAL INS OCT 2026	1,843.02
09/25/2026	14458	FRONTIER	ARSENIC TREATMENT PLANT ALARM 9.16.26-1	100.61
09/25/2026	14459	JOHNSON CONTROLS SECURITY SOL	ALARM SYSTEM MILL 10.1.26-12.31.26	644.31
09/25/2026	14460	NYE UNIFORM COMPANY	UNIFORMS	45.74
09/25/2026	14461	RONALD'S TREE SERVICE LLC	TREE REMOVAL NEXT TO LIBRARY	4,200.00
09/25/2026	14462	SIMEN, FIGURA & PARKER P.L.C.	LEGAL FEES COUNCIL, GENERAL, TRAFFIC &	2,760.00
10/02/2026	14463	GENESEE COUNTY DRAIN COMMISSI	COUNTY SEWER USE 6.1.26-8.31.26	133,583.98
10/02/2026	14464	GENESEE COUNTY TREASURER	TRAILER PARK FEES OCT 2026	695.00
10/02/2026	14465	CITY OF FENTON	QTRLY ASSESSING AGREEMENT 7.1.26-9.30.2	6,250.00
			WATER TESTING 9.23.26	15.00
				6,265.00

CHECK REGISTER FOR CITY OF LINDEN

CHECK DATE 09/23/2026 - 10/06/2026

BANK CODE: SBGEN, SBSRC

Check Date	Check	Vendor Name	Description	Amount
Bank SBGEN STATE BANK (3140)				
10/02/2026	14466	GENESEE VALLEY VAULT	GRAVE OPENING DORR, ANDREA-9.21.26	350.00
10/02/2026	14467	APM MOSQUITO CONTROL	FINAL BILL 2026 MOSQUITO CONTROL	995.05
10/02/2026	14468	MARTHA DONNELLY	RETIREE HEALTH REIMBURSEMENT FOR OCT 20	446.08
10/02/2026	14469	MMTA	MMTA MEMBERSHIP RENEWAL: CARD & BEACH	198.00
10/02/2026	14470	REBECCA VANDRIESSCHE	RETIREE HEALTH INS REIMBURSEMENT OCT 20	761.19
10/02/2026	14471	CHAMPS CLEANERS	UNIFORM CLEANING POLICE	120.00
10/02/2026	14472	SHINE OF FENTON	EXTERIOR/INTERIOR WINDOW CLEANING 9.28.	100.00
10/02/2026	14473	ACE-SAGINAW PAVING COMPANY	COMMERCIAL TOPPING	540.38
			COMMERICAL TOPPING	254.93
				795.31
10/02/2026	14474	USABLUEBOOK	METER GASKET	109.29
10/02/2026	14475	GENESEE COUNTY CLERK	BALLOT PROGRAMMING FOR NOV 2026 ELECTIO	300.00
10/02/2026	14476	BECKS PEST CONTROL	PEST CONTROL SERVICE 9.25.2026	65.00
10/02/2026	14477	PRIORITY WASTE, LLC	TRASH SERVICE OCT 2026	23,763.06
10/02/2026	14478	CHASE CARD SERVICE	DEPARTMENT CHARGES 8.14.26-9.13.26	5,549.52
10/02/2026	14479	CUMMINS SALES AND SERVICE	SCHEDULED MAINTENANCE 9.10.2026	371.28
10/02/2026	14480	EDWARD DUBUC	RETIREE HEALTH INS REIMBURSEMENT SEPT 2	824.80
10/02/2026	14481	SCOTT FAIRBANKS	RETIREE HEALTH INS REIMBURSEMENT OCT 20	1,902.51
10/02/2026	14482	FENTON PRINTING	NAME PLATE	30.00
			ENVELOPES	79.01
				109.01
10/02/2026	14483	NYE UNIFORM COMPANY	UNIFORMS POLICE	552.03
10/02/2026	14484	STATE OF MICHIGAN	BRIDGE ST TO HICKORY ST MILLING AND OVE	4,731.36
10/05/2026	836(E)	EMPOWER TRUST COMPANY, LLC	Remittance Check	9,834.33
10/05/2026	837(E)	UNITED STATES TREASURY	Remittance Check	15,022.96
SBGEN TOTALS:				
Total of 49 Checks:				468,119.23
Less 0 Void Checks:				0.00
Total of 49 Disbursements:				468,119.23
Bank SBSRC LOOSE SENIOR CENTER (4822)				
09/25/2026	14149	RELIANCE STANDARD LIFE INSURA	EMPLOYEE SHORT TERM DISABILITY OCT 2026	29.03
09/25/2026	14150	SHERMAN HEATING & COOLING	QUARTERLY PREVENTATIVE MAINTENANCE FALL	405.00
09/25/2026	14151	CHARTER COMMUNICATIONS	CABLE/INTERNET LOOSE 9.10.26-10.09.26	385.80
09/25/2026	14152	TAYLOR & MORGAN P.C.	JULY REPORTS AND ADJUSTMENTS LOOSE	125.00
09/25/2026	14153	XAVUS SOLUTIONS	MY SENIOR CENTER MAINTENANCE/SUPPORT	1,260.00
09/25/2026	14154	CINTAS	MAT CLEANING 9.16.2026	47.85
			LOOSE REFILL 9.21.26	67.00
				114.85
09/25/2026	14155	KRISTEN WESLEY	SLOW FLOW YOGA 8.28-9.18.26 X 5	150.00
09/25/2026	14156	WAYNE LITRELL	REFUND HENRY FORD MUSEUM TRIP	85.00
09/25/2026	14157	MOTION PICTURE LICENSING CORP	MPLC BLANKET LICENSE 11.1.26-10.31.27	601.36
09/25/2026	14158	BLUE CARE NETWORK	EMPLOYEE HEALTH INS LOOSE OCT 2026	1,952.15
09/25/2026	14159	DELTA DENTAL	EMPLOYEE DENTAL LOOSE OCT 2026	145.83

Check Date	Check	Vendor Name	Description	Amount
Bank SBSRC LOOSE SENIOR CENTER (4822)				
10/02/2026	14160	SHINE OF FENTON	EXTERIOR WINDOW CLEANING LOOSE 9.28.26	95.00
10/02/2026	14161	BECKS PEST CONTROL	PEST CONTROL SERVICES 9.25.26 LOOSE	51.00
10/02/2026	14162	MTA	LOOSE TRIP TO MILL POND 9.24.26	81.00
10/02/2026	14163	SUMMIT FIRE PROTECTION	SEMI ANNUAL INSPECTION LOOSE	251.50
10/02/2026	14164	SMART OFFICES	EQUIPMENT INSTALLATION LOOSE	2,763.50
10/02/2026	14165	MARGIE PILLSBURY	REFUND DEPOSIT LOOSE CTR RENTAL 9.18.26	200.00
10/02/2026	14166	CHASE CARD SERVICE	LOOSE DEPARTMENT CHARGES 8.14.26-9.13.2	2,300.27
SBSRC TOTALS:				
Total of 18 Checks:				10,996.29
Less 0 Void Checks:				0.00
Total of 18 Disbursements:				10,996.29
REPORT TOTALS:				
Total of 67 Checks:				479,115.52
Less 0 Void Checks:				0.00
Total of 67 Disbursements:				479,115.52

General: $468,119.23
Loose: $10,996.29

TOTAL: $479,115.52

Wade Trim Associates, Inc.
500 Griswold Street, Suite 2500 • Detroit, MI 48226
313.961.3650 • www.wadetrim.com

September 17, 2026

City of Linden
132 East Broad Street
Linden, MI 48451

Attention: City Council

Re: Agreement for City of Linden Planning Services for 2027-2028

Dear Council Members:

We are thankful for the opportunity to have served as Linden's planning and zoning consultant since 2011. As our most recent two-year agreement is set to expire, we respectfully request the City Council to re-appoint Wade Trim as planning and zoning consultant and continue our successful relationship. The draft Agreement for City of Linden Planning Services is included for your review and consideration, which would begin in January 2027 and extend through December 31, 2028.

Detailed in Part I, Section I-2, Subsection A of the draft Agreement, our regular planning services are covered by a monthly retainer fee. For 2027-2028, we are asking for an increase of $200 per month, bringing our planning services retainer fee to $2,500 per month. (For reference, our initial retainer fee was $2,000 when we started with the City in 2011.) This requested increase will help offset rising business costs, as we annually adjust our professional staff wages commensurate with their years of experience and in line with rising costs-of-living.

Please note that in 2025, we added Historic District Commission (HDC) administration services to our scope of work. These services are detailed in Part I, Section I-2, Subsection B of the draft Agreement and include Wade Trim serving as professional staff and lead administrator for HDC business, including attending the HDC's quarterly meetings. For 2027-2028, we are proposing no changes to our retainer fee of $400 per month for HDC administration services.

Also enclosed is our Development Review Fee Schedule. This schedule outlines our compensation for undertaking professional reviews of development projects. For 2027-2028, we are proposing no changes to the Development Review Fee Schedule. Please note that these costs are passed through to the applicants/developers.

Aside from new dates and the $200 increase to our planning services monthly retainer fee, no other changes are proposed in comparison to our current Agreement with the City.

If you have any questions regarding our services or the draft Agreement, please feel free to contact me directly at 313.961.3650 or at ayoung@wadetrim.com. We look forward to our continued work together over the next two years.

Very truly yours,

Wade Trim Associates, Inc.

Adam C. Young, AICP
Senior Project Manager

Jason T. Smith, AICP
Vice President

ACY:JTS:lkf
LDN 6100-26D
20260917_City Council Contract Renewal-Ltr.docx

Enclosure: Draft Planning Service Agreement for 2027-2028
Draft Development Review Fee Schedule

AGREEMENT FOR CITY OF LINDEN
PLANNING SERVICES

This is an Agreement dated this ____ day of _____, 2026 between the City of Linden, a Michigan Municipal Corporation with offices at 132 E. Broad St., Linden, Michigan, ("City") and Wade Trim Associates, Inc., 500 Griswold, Suite 2500, Detroit, Michigan, 48226 ("Contractor", "contractor" or "Wade Trim").

Contractor agrees to provide planning services, as listed in this document, in and for the City of Linden.

PART I

PROGRAM REQUIREMENTS

I-1 DESCRIPTION

All duties as outlined within this contract and or in relevance to city planning will be expected of the contractor and individuals assigned to the City, provided that all such duties shall be performed with that degree of skill and care ordinarily used by members of the same profession practicing at the same time and in the same locality (herein, the "Standard of Care"). The City of Linden utilizes a planning consultant as their principal planner and zoning administrator. Contractor will work closely with the City Manager under their direction and that of the chief administrator for the City's Planning Commission.

I-2 SCOPE OF THE PROJECT

The following shall outline the expected duties, tasks and reporting requirements. This list is not all inclusive:

A. Planning Services - Monthly Retainer

As requested, schedule office hours at the City Hall to meet with staff, residents and developers to review planning issues.

Meet with prospective applicant(s) and/or their consultant team to present Code and Zoning requirements and discuss initial insights to viability of the proposed project(s). Viability issues will include, but not be limited to, code compliance, site constraints, access, Master Land Use Plan designation, zoning requirements and density.

Participate with City staff in preliminary or concept meetings, upon request, to provide advisory information to prospective applicants as to how the various standards may apply to their property.

Attend meetings of the Sign Review Committee, Downtown Development Authority, or other meetings when requested by the City.

Attend regular monthly meetings of the City Planning Commission, serving as professional staff and lead administrator for all commission business. This shall include the preparation of staff reports, agendas and public notification language, where required. However, the City shall be responsible for distributing the required meeting notifications and mailings (meeting postings, newspaper notifications, property owner notification letters, etc.) and the development of Planning Commission minutes.

Help the Planning Commission develop an annual work program by identifying potential areas of study, training requirements, etc. and provide cost estimates, scheduling information, and other technical data necessary to complete the work program.

Assist and advise the City Manager, Building Inspector, Code Enforcement Officer, City officials, City attorney, the City engineer, developers and citizens in matters dealing with zoning, land use and community development. Included in the preceding is unlimited telephone and/or e-mail consultation when such consultation occurs outside of regularly scheduled office hours.

Maintain the City Zoning Code and other planning documents in a form which is accessible to City staff and acceptable to the City Clerk for proper publication.

Make available the Contractor's planning related resources such as proprietary planning documentation files, relevant publications, and sample ordinances. The Contractor will also act as the City's technical advisor on planning issues requiring coordination with other governmental units.

Annually update the City's official Zoning Map.

Conduct basic research on topical issues as requested by the City Manager, City Council, Planning Commission, Board of Appeals, or Building Inspector, including minor Zoning Code text amendments. This would also include the development of basic reports and graphics for use by the City Manager and various City commissions. However, any major project requiring substantial expenditures of time, including major Zoning Code text amendments and other significant efforts, will be negotiated separately with City officials prior to beginning the project as a lump sum or cost plus maximum fee assignment.

Maintain a monthly log of contacts made with private developers, real estate representatives, and county, state, and federal agencies which involve the community. This report, issued monthly, identifies the date and person or agency contacted, the topic or the discussion, and the disposition of any conversation held. This report is submitted to the City Manager to keep the community informed on all pending land development issues affecting the community. (Note: significant issues will immediately be brought to the attention of the City Manager.)

Monitor changes to funding programs and inform the City Manager of potential funding opportunities applicable to the City

B. Historic District Commission (HDC) Administration Services - Monthly Retainer

Meet with prospective applicant(s) and/or their consultant team to present historic district standards/guidelines and discuss initial insights to viability of the proposed project(s).

Participate with City staff in preliminary or concept meetings, upon request, to provide advisory information to prospective applicants as to how the various historic district standards may apply to their property.

Attend regular quarterly meetings of the HDC, serving as professional staff and lead administrator for all commission business. This shall include the preparation of staff reports, agendas and public notification language, where required. However, the City shall be responsible for distributing the required meeting notifications and mailings (meeting postings, newspaper notifications, property owner notification letters, etc.) and the development of HDC meeting minutes.

Help the HDC develop an annual work program by identifying potential areas of study, training requirements, etc. and provide cost estimates, scheduling information, and other technical data necessary to complete the work program.

Assist and advise the City Manager, City Clerk, developers and citizens in matters dealing with historic districts and historic district standards/guidelines. Included in the preceding is unlimited telephone and/or e-mail consultation.

Review and approve/deny Certificate of Appropriateness Applications which are eligible for administrative review.

Conduct basic research on historic district issues as requested by the City Manager. However, any major project requiring substantial expenditures of time, including updates to design guidelines, historic district studies, and other significant efforts, will be negotiated separately with City officials prior to beginning the project as a lump sum or cost plus maximum fee assignment.

Monitor changes to funding programs and inform the City Manager of potential funding opportunities applicable to the City

C. Additional Meetings

Attend special meetings of the Planning Commission, special meetings of the Historic District Commission, City Council, Zoning Board of Appeals, Downtown Development Authority, informal pre-application meetings, and other meetings on an as needed basis to present summary reports and answer questions regarding various projects and assignments requested by the City.

D. Development Reviews

Review and summarize findings of plans, elevations, and any additional material submitted for technical compliance review. Review and findings shall be based on the City's current Codes, guidelines, and other standards as they may apply. Response time for preparation and submittal

to the Building Department of summary reports will vary depending on complexity and degree of change from previous submission.

Conduct field reconnaissance and verification regarding various aspects of site plan approval including, but not limited to, adjacent activities and existing conditions.

The professional conducting such review shall prepare a report in a timely manner that identifies those areas or sections of the proposal that meet the City's criteria and those areas or sections that are deficient. When deficiencies are identified, it is the City's policy that a course of action to correct the deficiency is recommended.

The timely manner for conducting the review and preparing the summary report will be determined with each project and any subsequent submittals for the same project. The allotted review time will be mutually determined by the City and the contractor based on the complexity of the project submitted along with the number of corrections/revisions that were identified on previous submittals.

E. Additional Services

Additional related services as mutually agreed to by the City and the selected firm.

The City reserves the right and opportunity to request the firm to provide professional services for other activities that include, but are not limited to, Code analysis, special studies and representation at regional meetings. The work may be for areas not specifically identified in this agreement, but will be closely associated. As an example: if the firm provides professional services in areas of Community Development, Building Code Compliance Reviews, Economic Development, Code Enforcement, Master Plan Development, or the like, the City may use this contract to secure those services.

F. Miscellaneous Requirements

To ensure continuous service, contractor shall establish a program for the provision of services in the event a subject matter expert or the consultant becomes unavailable. Additionally, contractor shall identify possible constraints that might affect their ability to respond within one business day to requests and advice and provide a plan to maintain services when such constraints arise. To further ensure the ability to provide service, the contractor shall establish and maintain a process for identifying actual or perceived conflicts of interest situations, and for providing services without interruption in such cases.

Project assignments will be made on an as-needed basis. Not each project submitted to the City for review and approval will necessarily require any or all of the professional services of the contractor. The City reserves the right to perform work in-house or to assign specific projects on a separate competitive or negotiated basis to the contractor.

The professional services may require and include knowledge of applicable county, state, local, and legal requirements.

Contractor shall represent that all tasks will be performed in accordance with the Standard of Care and further shall represent that the advice and consultation provided shall be within its

authority and capacity as a professional. The firm will comply with the regulations, laws, ordinances and requirements applicable to any assigned project.

I-3 COMPENSATION

The City agrees to pay Contractor as compensation for his services as follows:

A. Planning Services - Monthly Retainer

Compensation for the planning monthly retainer services as described in Section I-2 will be a lump sum fee of $2,500 per month ($30,000 annually). This charge is inclusive of all effort and expenses related to the monthly retainer services.

B. Historic District Commission (HDC) Administration Services - Monthly Retainer

Compensation for the HDC administration monthly retainer services as described in Section I-2 will be a lump sum fee of $400 per month ($4,800 annually). This charge is inclusive of all effort and expenses related to the monthly retainer services.

C. Additional Meetings

Compensation for additional meetings as described in Section I-2 will be a lump sum fee of $400 per meeting. This charge is inclusive of all meeting preparation and travel expenses.

D. Development Reviews

Compensation for development reviews as described in Section I-2 shall be based on the type of development project, such as a site plan review, variance review or rezoning review, as outlined in Wade Trim's then current Development Review Fee Schedule (attached and made part of this agreement).

E. Additional Services

Compensation for additional services as described in Section I-2 will be negotiated separately with the City prior to beginning the project as a lump sum or cost plus maximum fee assignment. In such a case, the Contractor would discuss the project with the City and prepare a scope of services and budget to complete the work. If desired by the City, the Contractor may also receive compensation for additional services based on Wade Trim's then Current Hourly Rate Schedule.

PART II

ADMINISTRATIVE REQUIREMENTS

II-1 LENGTH OF CONTRACT

The Contract for planning services shall begin on January 1, 2027 and expire December 31, 2028.

II-2 CONTRACTOR RESPONSIBILITY

The contractor shall have the responsibility to fully acquaint themselves with all aspects of the conditions surrounding the contract and any or all of the other requirements as set forth in this document.

II-3 DAMAGE TO PROPERTY

The contractor also accepts sole responsibility for proven damage to any public or private property directly caused by their performance of the work.

The contractor will indemnify and hold harmless the City from damage, claim, liability or reasonable expenses, but only to the extent found to have been caused by a negligent act, error, or omission of Contractor arising from the performance of this contract.

II-4 INSURANCE AND BONDS

A. Liability Coverage's

Contractor shall furnish at his own expense and keep in full force during the term of this contract the following insurance liability coverage's, which shall also list the City as an additional insures:

- Insurance covering bodily injury and property damage in the minimum sum of $1,000,000

A. Worker's Compensation Compliance

Contractor shall also comply with all requirements of the Michigan Worker's Compensation Law and shall at his own expense, maintain such insurance, including employer's liability, as will protect him from claims under said law and from any other claims for personal injuries, including death which may arise from the operations under the contract, whether operations be by himself or anyone directly or indirectly employed by him. The contractor shall provide the City with a copy of the worker's compensation compliance.

A. Certificates of Insurance

Included in bid package, contractor shall provide to the City complete Certificates of Insurance. Complete, legible copies of all policies on which such certificates have been issued shall be available for inspection. Policies shall be endorsed to provide that at least 30 days written notice shall be given to the City of cancellation.

II-5 INVOICING AND PAYMENTS

The Contractor shall invoice the City on a monthly basis for work performed. The City shall pay invoices within thirty (30) days of receipt.

II-6 PERSONNEL REQUIREMENTS

Contractor shall gainfully employ all individuals according to all applicable Municipal, County, State, and/or Federal laws.

II-7 FAIR EMPLOYMENT PRACTICES

Contractor agrees that there will not be any discrimination against any employee or applicant for employment, to be employed in the performance of the contract, with respect to hire, tenure, term, conditions or privileges of employment, or any matter directly or indirectly related to employment, because of sex, race, color, religion, national origin, ancestry, handicap or any other bias prohibited by State or Federal law or regulations.

II-8 CONTRACTOR'S PAYMENT OF TAXES

Without limitation on the foregoing, the Contractor shall be solely responsible for:

- Payment of wages to its work force in compliance with all Federal and State laws, including the Federal Wage and Hour Act.

- Payment of any and all FICA, unemployment contributions and other payroll-related taxes or contributions required to be paid by the Contractor under State and Federal law.

- Payment of all applicable Federal, State or Municipal taxes, charges or permit fees, whether now in force or subsequently enacted.

The Contractor shall indemnify and hold the City of Linden harmless from claims caused by the Contractor's failure to adhere to the foregoing payment obligations of the Contractor.

II-9 QUALITY OF SERVICE

As is the intent of any contract, the City expects the Contractor to maintain all equipment in a clean and well-operating fashion, with special consideration for proper maintenance and care of all elements, items and equipment mentioned in this document. The Contractor will operate in a professional manner consistent with the Standard of Care and keep all noise and other nuisances to a minimum at all times while under contract with the City. The City is looking to keep from inconveniencing the public as much as possible. The Contractor shall file all documents outlined in this contract in a timely and well-organized manner.

II-10 SUPPORT FACILITIES

Contractor shall have available:

- Facilities and equipment adequate for evaluation of problems and control activities; and

- An office with sufficient staff and communications facilities to assure ready accessibility and prompt response to the needs of City.

II-11 BREACH OF CONTRACT

In the event that any of the provisions of this contract are breached by the Contractor, the City shall give written notice to the Contractor of the breach or pattern of behavior that constitutes the breach and allow the Contractor to resolve the breach or pattern of behavior that constitutes the breach within ten (10) days of Contractor's receipt of notice. If the breach or pattern of behavior is not resolved, then the City Manager of the City of Linden shall have the right to rescind this contract by sending written notice to the Contractor of the cancellation and rescission.

In the event that any of the provisions of this contract are breached by the City, the Contractor shall give written notice to the City of the breach or pattern of behavior that constitutes the breach and allow the City to resolve the breach or pattern of behavior that constitutes the breach within ten (10) days of City's receipt of notice. If the breach or pattern of behavior is not resolved, then the Contractor shall have the right to rescind this contract by sending written notice to the City of the cancellation and rescission.

II-12 CITY'S RIGHT TO TERMINATE CONTRACT

If the Contractor should be judged bankrupt, if they should make a general assignment for the benefit of their creditors, if a receiver should be appointed on account of their insolvency, if they should persistently or repeatedly refuse to supply enough labor, materials and/or equipment to meet the scope of work of the contract, if they should persistently disregard laws of the State of Michigan and/or ordinances of the City of Linden or be guilty of substantial violations of any provision of the contract, the City may, without prejudice to any other right or remedy, terminate the contract immediately and re-let for same. The City, at its sole discretion, may terminate the contract immediately, based on warrants and if said immediate termination is in the best public health, safety and welfare interests of the City and its citizens.

In cases not involving the public's health, safety and welfare, or cases subject to Section II-14, a minimum of ten (10) days notification will be given to the Contractor prior to the termination of the contract.

II-13 CITY'S RIGHT TO MODIFY CONTRACT

The City reserves the right to negotiate with the bidder and/or Contractor for a change in terms of the contract, during the term of the contract and to make adjustments relative to the implementation of a change that reduces or modifies the need for planning services. If the City and the bidder and/or Contractor are unable to agree on a revised contract, the City may seek new proposals and, upon a minimum of ten (10) days written notice from the City, may terminate the unexpired portion of the contract. The City shall not be liable for any cost under this section beyond the contract price for the period where service is actually provided.

IN WITNESS WHEREOF, the parties hereto have affixed their signatures effective_____.

WITNESSES:

THE CITY OF LINDEN:

_____ _____

Ellen Glass,
City Manager

_____ _____

Kristyn Kanyak,
City Clerk

Wade Trim, Associates, Inc.
500 Griswold
Suite 2500
Detroit MI 48226

_____ _____

Jason Smith, AICP
Its: Vice President

City of Linden Planning Services
Wade Trim Development Review Fee Schedule*

The following Development Review Fee Schedule is to be used for estimating the consultant's costs for undertaking a professional planning review and preparing a written report to the City regarding the various types of development proposals. These costs may be passed through to the developer, along with any additional costs (publication, reviews by others, etc.) incurred by the City.

The City, prior to forwarding the plans to Wade Trim for review, collects the developer's deposit in an amount determined, in part, from this review fee schedule.

1. Subdivision (Plat) Review (for Conventional, Manufactured Home, Commercial or Industrial Subdivision)	
a. Preliminary plat review	$500 plus $5 per lot
b. Final plat review	$450 plus $2 per lot
2. Site Plan Review	
a. Preliminary Site Plan	$500
b. Final Site Plan	$750
c. Combination Preliminary & Final Site Plan	$750
d. Administrative Site Plan Review	$200
e. Planned Unit Development	$400 plus site plan review fee
3. Special Use Review	$350 plus site plan review fee
4. Rezoning Review	$600 plus $5 per acre
5. Lot Split Review	$150
6. Historic District/Architectural Commission Review	$450
7. Variance Review	$300
8. Street/Alley Vacations	$300
9. Private Road Review	$500
10. Plan Revisions	50 percent of initial review fee
11. Review of Woodlands and Wetlands Plans and/or Field Inspection of Same	Current Hourly Rate Schedule
14. Site (Traffic) Impact Analysis	Current Hourly Rate Schedule
15. Master Deed Review	$300

**The fee schedule is subject to change on an annual basis.*

CITY OF LINDEN
CITY COUNCIL AGENDA MEMO

MEETING DATE: September 14, 2026 **DEPARTMENT: FIRE**

To: Mayor and City Council
From: Brian Will, Fire Chief
Submitted: September 9, 2026
Subject: New Engine Pumper Truck

INTRODUCTION/ HISTORY/EXPLANATION OF TOPIC

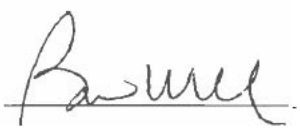
As part of the FY 2026–2027 budget, the City included a financial placeholder in anticipation of future payments associated with the potential purchase of a replacement fire apparatus. The budget includes $38,000 for estimated annual principal payments and $31,000 for estimated interest expense. These amounts did not constitute approval of a purchase or financing agreement.

The Fire Department is recommending replacement of Engine 12, a 2001 pumper that serves as a primary response vehicle for structure fires, vehicle accidents, alarms, and other emergencies. In 2025, the City completed approximately $55,000 in major repairs to E12, and the apparatus was out of service for approximately three months following a breakdown while responding to a call. Additional maintenance needs are also being evaluated as part of its upcoming annual inspection.

The apparatus under consideration is Rosenbauer Stock Pumper #13. Rosenbauer is available through the Sourcewell cooperative purchasing program under Contract #082025-RSD. Preliminary 10-year financing information has been obtained from Choice One Bank, and the City has also consulted PFM Financial Advisors regarding the purchasing and financing process.

Because delivery is anticipated in late 2027, the final financing method would be determined closer to delivery. The City would also intend to sell Engine 12 and apply any proceeds toward the principal balance of the replacement apparatus.

This item is being presented for Council discussion and review only. No formal action is being requested at the work session. The proposed purchase will be brought back to Council at the next regular meeting for formal consideration.



Brian Will – Fire Chief

2001 Pierce Engine- Current Condition



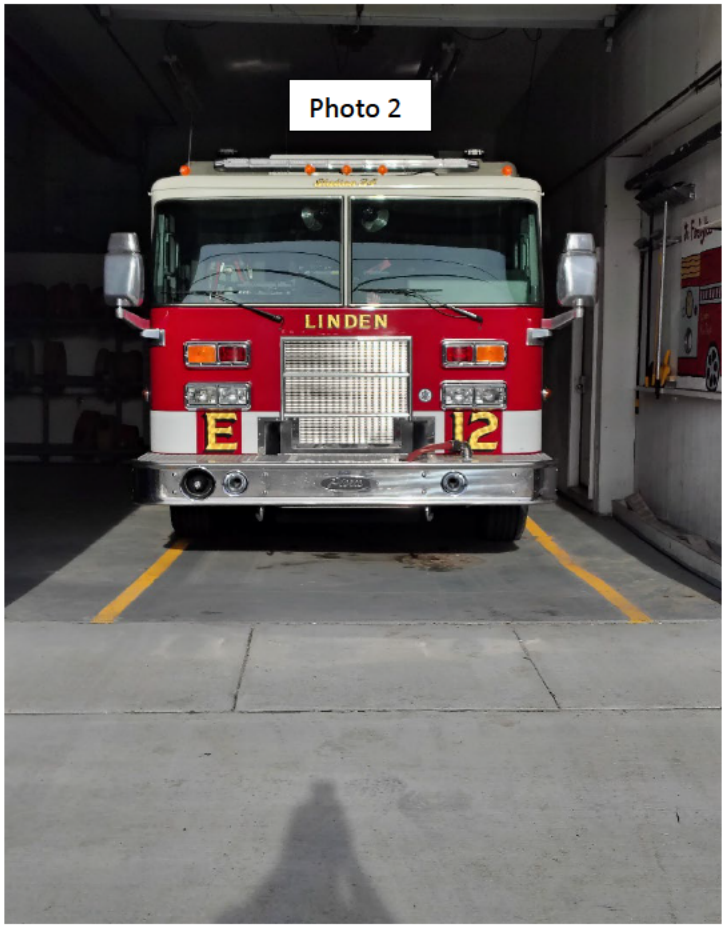



Photo 3
STOP
DROP
ROLL

rosenbauer
Firefighting Technology

Proposal For
Fire Apparatus

Linden Fire Dept
Linden, MI

September 3, 2026

For your Vehicle requirements, a proposal has been prepared in our standard format for your consideration.

FLSI Stock # 13 Pumper with a 4 Dr International Chassis. To include the Enclosed Specifications and the items on the Dealer Supplied Page.

$ 599,750 (Five Hundred Ninety Nine Thousand Seven Hundred Fifty Dollars).

NOTE: This is being offered as a Dealer Owned Stock Truck and is Subject to Prior Sale. Minor Changes can still be made but would require factory approval. Pricing is being offered per Sourcewell contract # 082025-RSD

F.O.B. Linden, MI

TERMS: Chassis Payment upon Completion (approximately November, 2026). Balance on Delivery.

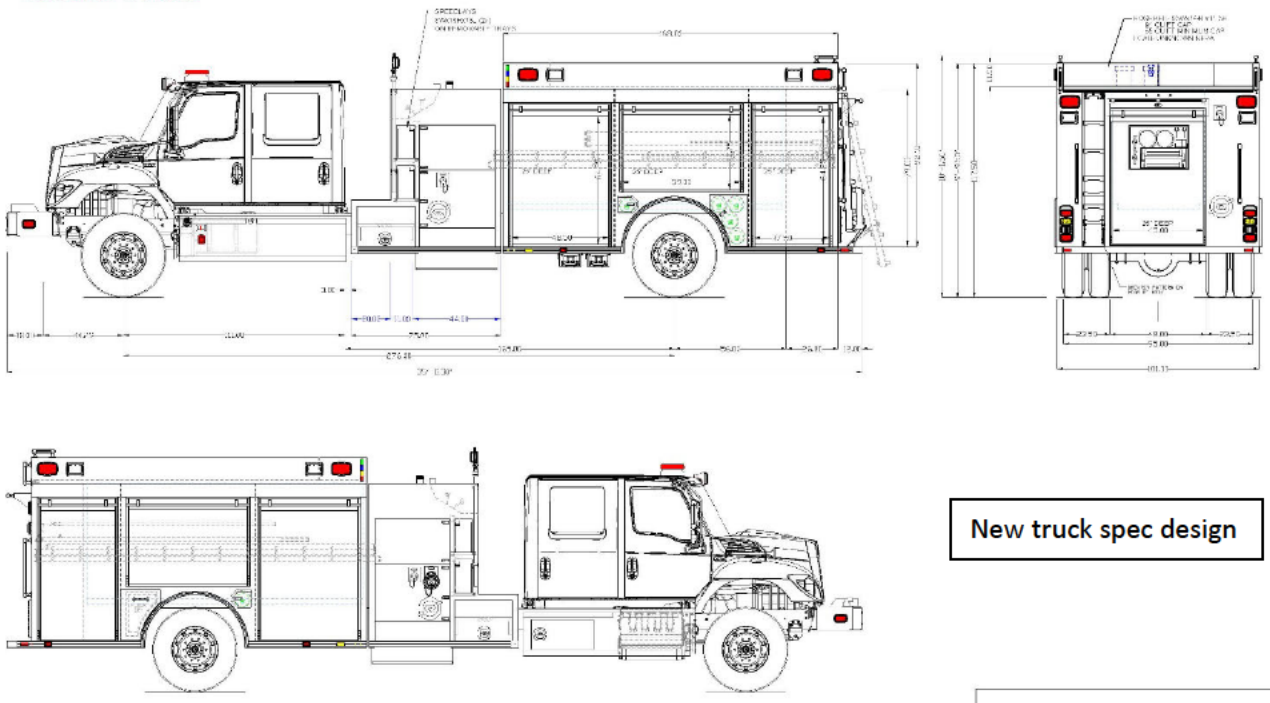
COMPLETION: Approximately September of 2027. Transportation & Dealer Prep will take additional time.

Respectfully Submitted,

Wendy Simon

INITIALS: EH
DATE: 3/24/2020

PRODUCTION APPROVED



New truck spec design

NOTE:
1. OVERALL HEIGHT IS IN LOADED CONDITION. UNLOADED HEIGHTS MAY BE 4" ABOVE HEIGHTS SHOWN.
2. DO NOT SCALE DRAWING.
3. ALL DIMENSIONS ARE APPROXIMATE AND SUBJECT TO ENGINEERING CHANGES.
4. DRAWING MAY OR MAY NOT SHOW ALL ITEMS AS DESCRIBED IN THE WRITTEN DETAIL SPECIFICATIONS.
5. INCLUSION OF AN ITEM ON THE DRAWING DOES NOT CONSTITUTE INCLUSION OF THAT ITEM WITH THE FINAL DELIVERED UNIT.

REV	DATE	
REV 0 : EH	DATE: 3-24-20	RELEASED
REV 1 : MM	DATE: 6-4-20	FRESH CHANGES
DRAWN : VM	DATE: 12-03-20	

PROPRIETARY AND CONFIDENTIAL
THE INFORMATION CONTAINED IN THIS DRAWING IS THE SOLE PROPERTY OF ROSENBAUER. ANY REPRODUCTION IN PART OR AS A WHOLE WITHOUT THE WRITTEN PERMISSION OF ROSENBAUER IS PROHIBITED.

APPROVED BY:		
MAXIMUM HEIGHT	NONE	CHASSIS: NAVISTAR
MAXIMUM LENGTH	NONE	PUMP: WATEROUS 1500 GPM
BODY WIDTH	101"	TANK: 1000 / 20 FOAM

FLSI STOCK #13

rosenbauer

ROSENBAUER FX

JOB NUMBER	SALES ORDER	REV
19590	2853-D	2

ENGINE 12 REPLACEMENT PROPOSAL

City of Linden Fire Department



Request before Council

Replace Engine 12 with a new conventional cab engine with top-mount controls.

Decision requested

Authorize replacement of E12, purchased in 2001 and currently at approximately 22,400 miles.

Budget target for a comparable conventional cab engine with top-mount controls: $599,000.

Pierce quote received at $640,000; waiting to 2027 is projected to add about $40,000 plus potential increases.

Current estimated resale value of E12: $45,000.



E12 MODEL YEAR	CURRENT AGE	EST. RESALE	BUDGET TARGET
2001	25 years	$45,000	$599,000

Current fleet condition

Council asked for a full picture of the apparatus fleet, not just the requested truck.



Engine 12

2001 • 25 years old
1,950 hours • 22,400 miles
First-out replacement request



Engine 11

2003 apparatus
1,473 hours • 17,399 miles
Important redundancy unit



Rescue 16

2017 apparatus
Rescue/support function
Not a pumper replacement



Utility 17: 1985 support vehicle

The department’s engine capacity depends on older apparatus. Replacement of E12 improves reliability without removing the need to plan for E11 in future years.

Why replacement is being considered now

The replacement case is based on age + reliability + operational readiness, not age alone.



Critical local factors

E12 has reached the 25-year service-life benchmark used in NFPA apparatus guidance.

The truck has already experienced major downtime after a breakdown while responding to a call.

Downtime creates a direct gap in frontline pumper availability and places more reliance on older reserve apparatus or mutual aid.

Parts availability, repair lead time and safety-system obsolescence become larger risks as apparatus ages beyond 25 years.

Primary issue: dependable first-out response

National guidance framework

NFPA guidance is not just a calendar date; it is a risk-management benchmark.

15+ YEARS

Evaluate for reserve / rebuild

Properly maintained apparatus may remain serviceable, but should be evaluated for reserve status and safety upgrades.

25+ YEARS

Replacement benchmark

NFPA Annex guidance says apparatus over 25 years old should be replaced if it does not meet applicable standards or has aged beyond service-life expectations.

E12

Matches the risk point

2001 apparatus with documented reliability concerns and frontline service expectations.

Important language: NFPA's 25-year benchmark is guidance, not a statement that the truck is illegal to operate tomorrow.

References: NFPA 1910 standard description; NFPA public Annex D materials; NFPA 1911 Annex D language posted by Medford, Oregon.

Critical vulnerabilities of a 25+ year-old engine

These vulnerabilities are the operational reason behind the replacement request.

Mechanical failure	Drivetrain, cooling, steering, braking and suspension components are aging as complete systems.
Pump reliability	A pumper must arrive, establish supply and sustain fire flow under emergency load.
Electrical capacity	Older wiring, grounds, relays and controls are harder to diagnose and may not support modern load demands.
Safety technology gap	Newer apparatus standards include improvements to occupant protection, lighting, visibility and vehicle control.
Parts availability	Obsolete components can turn normal repairs into extended downtime.
Fleet redundancy	If E12 is out, the department relies more heavily on other older apparatus or mutual aid.

Council takeaway: replacement reduces the probability and consequence of a frontline apparatus failure.

References: NFPA 1910/NFPA 1911 Annex guidance; USFA/NFA apparatus replacement paper.

Options reviewed

The proposal considers new, refurbish and used-truck options.

New apparatus

$599k target
$640k Pierce quote

Comparable conventional cab, top-mount engine; current market and lead time support acting now.

Refurbish E12

~$250k–$700k
6–12 months

High upfront cost with remaining age, hidden defects, frame/cab risk and potentially lower resale value.

Used apparatus

~$450k–$600k for 6-year-old examples

Current used market is high; used options may approach the cost of the proposed new truck.

Recommended direction: replace E12 rather than invest major capital into a 25-year-old pumper.

Refurbishment option: why it is limited for E12

Refurbishment can make sense for some apparatus, but the 2001 pumper age creates limits.



Local proposal assumptions

Typical refurbish cost for a 2001 pumper: $250,000 to $700,000 depending on depth of work.

Typical timeline: 6 to 12 months.

Remount / re-chassis scenario may approach $700,000.

Hidden frame, sub-frame or structural cab defects can become project “deal breakers.”

Department view: major refurbishment of E12 may gain only limited additional service life while reducing resale value.

Better candidate for future review: Engine 11 in 2–5 years

Targeted repairs still leave an aging platform

Component repair can address one symptom without resolving overall service-life risk.

Engine rebuild	**$48k–$57k**
Water pump replacement / major upgrade	**$10k–$50k**
Bodywork and full repaint	**$10k–$30k**
Electrical / multiplex upgrades	**$5k–$30k**
LED lighting overhaul	**$5k–$25k**

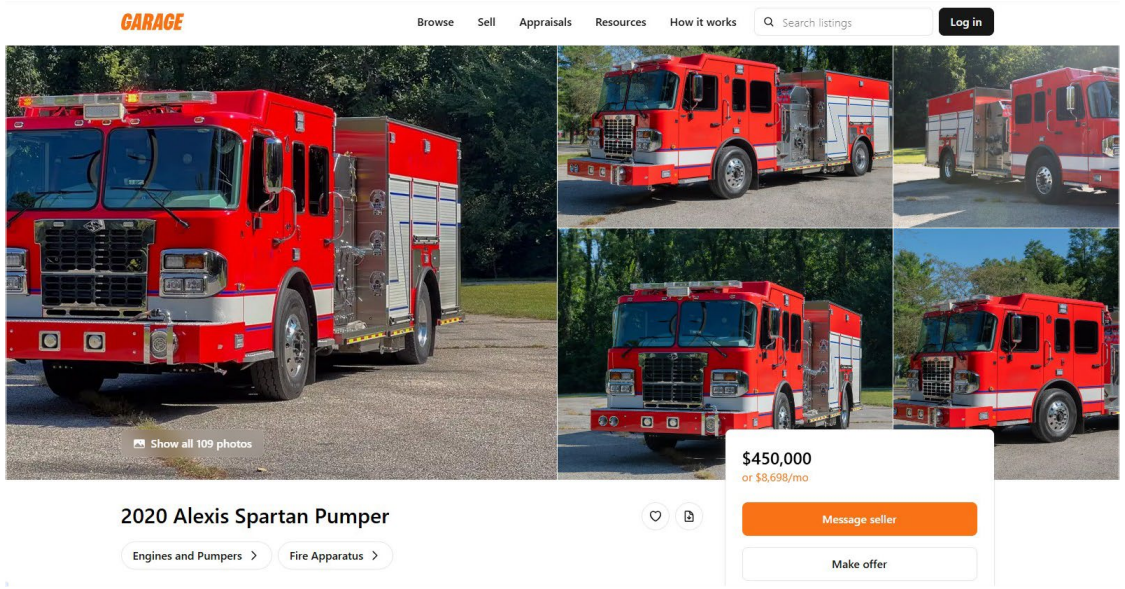
The repair-vs-replace issue

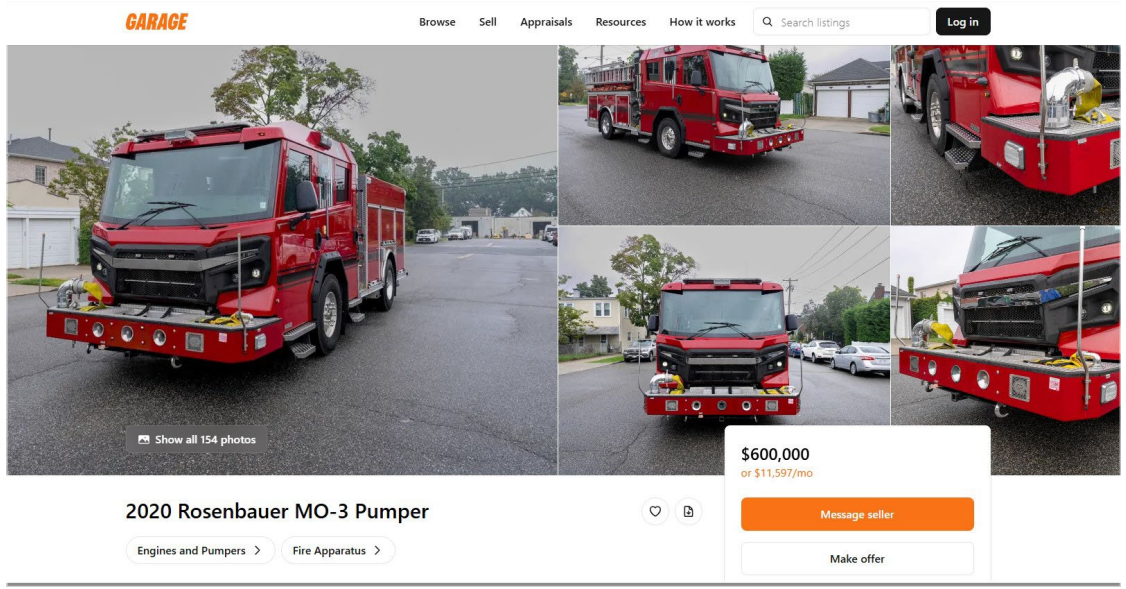
Even a successful repair leaves the City with a 25-year-old frontline pumper, older safety architecture, future parts risk and potential extended downtime.

That is why the proposal weighs total readiness, not just the lowest single repair invoice.

Used-truck market review

Used apparatus is not being dismissed; current examples show limited value relative to replacement.





Examples reviewed

2020 Alexis Spartan Pumper example listed at $450,000.

2020 Rosenbauer MO-3 Pumper example listed at $600,000.

Department conclusion

A 6-year-old truck at or near the proposed new-truck price does not provide the same long-term value or service-life horizon.

High new-truck costs are keeping the used market elevated.

Proposed new apparatus specification

Budgetary information received through Dinges Fire Company.



Budgetary quote context

Approximately $650,000 for plant budgetary usage, with similar current-emissions unit available later this year at about $40,000 savings.

Commercial cab	Freightliner four-door
Pump	Top-mount 1500 GPM Hale Q-Max
Body	Core 22 body, ladders on beam
Water capacity	1,000 gallons
Chassis / warranty	2027 emissions chassis, standard 3-year warranty

Cost and timing considerations

Delaying replacement can reduce resale value and increase purchase cost.

Now

Budget target
$599,000

E12 resale
$45,000

Current quote context

Pierce quote
$640,000

Dinges budget
~$650,000

2027

+$40,000
projected increase

Potential added
market increases

The near-term purchase option preserves resale value and avoids the projected 2027 increase.

Financing examples provided for review

Original ChoiceOne Bank amortization examples are preserved here as reference material.

Example 7- year amortization chart from Choice One Bank

Date	Payme	Interest	Principal	Total Payment	Balance
ORIGINAL BAL		$ -	$ -	$ -	$ 500,000.00
08/01/26	1	$ 14,630.83	$ 29,483.09	$ 44,113.92	$ 470,516.91
02/01/27	2	$ 13,996.31	$ 30,117.61	$ 44,113.92	$ 440,399.30
08/01/27	3	$ 12,886.82	$ 31,227.10	$ 44,113.92	$ 409,172.20
02/01/28	4	$ 12,171.51	$ 31,942.41	$ 44,113.92	$ 377,229.79
08/01/28	5	$ 11,099.36	$ 33,014.56	$ 44,113.92	$ 344,215.23
02/01/29	6	$ 10,239.26	$ 33,874.66	$ 44,113.92	$ 310,340.57
08/01/29	7	$ 9,081.08	$ 35,032.84	$ 44,113.92	$ 275,307.73
02/01/30	8	$ 8,189.49	$ 35,924.43	$ 44,113.92	$ 239,383.30
08/01/30	9	$ 7,004.75	$ 37,109.17	$ 44,113.92	$ 202,274.13
02/01/31	10	$ 6,016.98	$ 38,096.94	$ 44,113.92	$ 164,177.19
08/01/31	11	$ 4,804.10	$ 39,309.82	$ 44,113.92	$ 124,867.37
02/01/32	12	$ 3,714.39	$ 40,399.53	$ 44,113.92	$ 84,467.84
08/01/32	13	$ 2,485.33	$ 41,628.59	$ 44,113.92	$ 42,839.25
02/01/33	14	$ 1,274.32	$ 42,839.25	$ 44,113.57	$ -
CALENDAR 2033		$ 117,594.53	$ 500,000.00	$ 617,594.53	$ -
GRAND TOTALS		$ 117,594.53	$ 500,000.00	$ 617,594.53	$ -

7-year example

Example 10- year amortization chart from Choice One Bank

Date	Payment Number	Interest	Principal	Total Payment	Balance
ORIGINAL BAL		$ -	$ -	$ -	$ 500,000.00
08/01/26	1	$ 15,334.72	$ 18,562.50	$ 33,897.22	$ 481,437.50
02/01/27	2	$ 15,010.15	$ 18,887.07	$ 33,897.22	$ 462,550.43
08/01/27	3	$ 14,186.16	$ 19,711.06	$ 33,897.22	$ 442,839.37
02/01/28	4	$ 13,806.75	$ 20,090.47	$ 33,897.22	$ 422,748.90
08/01/28	5	$ 13,037.11	$ 20,860.11	$ 33,897.22	$ 401,888.79
02/01/29	6	$ 12,530.00	$ 21,367.22	$ 33,897.22	$ 380,521.57
08/01/29	7	$ 11,670.39	$ 22,226.83	$ 33,897.22	$ 358,294.74
02/01/30	8	$ 11,170.83	$ 22,726.39	$ 33,897.22	$ 335,568.35
08/01/30	9	$ 10,291.69	$ 23,605.53	$ 33,897.22	$ 311,962.82
02/01/31	10	$ 9,726.31	$ 24,170.91	$ 33,897.22	$ 287,791.91
08/01/31	11	$ 8,826.42	$ 25,070.80	$ 33,897.22	$ 262,721.11
02/01/32	12	$ 8,191.06	$ 25,706.16	$ 33,897.22	$ 237,014.95
08/01/32	13	$ 7,309.28	$ 26,587.94	$ 33,897.22	$ 210,427.01
02/01/33	14	$ 6,560.65	$ 27,336.57	$ 33,897.22	$ 183,090.44
08/01/33	15	$ 5,615.28	$ 28,281.94	$ 33,897.22	$ 154,808.50
02/01/34	16	$ 4,826.58	$ 29,070.64	$ 33,897.22	$ 125,737.86
08/01/34	17	$ 3,856.31	$ 30,040.91	$ 33,897.22	$ 95,696.95
02/01/35	18	$ 2,983.62	$ 30,913.60	$ 33,897.22	$ 64,783.35
08/01/35	19	$ 1,986.87	$ 31,910.35	$ 33,897.22	$ 32,873.00
02/01/36	20	$ 1,024.91	$ 32,873.00	$ 33,897.91	$ -
CALENDAR 2036		$ 177,945.09	$ 500,000.00	$ 677,945.09	$ -
GRAND TOTALS		$ 177,945.09	$ 500,000.00	$ 677,945.09	$ -

10-year example

Operational and recruitment message

Reliable apparatus supports firefighter safety, service confidence and department recruitment.

RECRUITMENT



A replacement engine is also a people issue

Firefighters need dependable equipment when responding to structure fires, crashes and alarms.

A modern, reliable pumper reinforces that the City is investing in safe operations and long-term department readiness.

This supports the department's ability to recruit and retain paid-on-call firefighters.

Equipment reliability is part of firefighter support.

Recommendation

Proceed with replacement of Engine 12.



Recommended action

Authorize purchase of a new pumper engine to replace E12.

Use the $599,000 target / quote information as the purchasing and financing basis, subject to final vendor documents and Council action.

Plan disposition of E12 while resale value remains approximately $45,000.

Continue long-range fleet planning for Engine 11 and other apparatus needs.

Decision basis: service reliability, safety, replacement timing and total readiness.

Specific references

Reference material supporting the replacement-risk discussion.

[1] NFPA 1910, 2024 edition

Standard for the Inspection, Maintenance, Refurbishment, Testing, and Retirement of In-Service Emergency Vehicles and Marine Firefighting Vessels. NFPA describes the 2024 edition as a consolidation of NFPA 1911, 1912, 1925 and 1071.

[2] NFPA public Annex D materials

NFPA public committee materials and final-draft statements include Annex guidance discussing first-line, reserve and replacement considerations for older apparatus.

[3] NFPA 1911 Annex D language

Annex language cited in public copies states that apparatus more than 15 years old should be considered for reserve status if serviceable, and apparatus not meeting applicable standards or over 25 years old should be replaced.

[4] USFA / National Fire Academy paper

“Fire Apparatus / Capital Equipment Replacement” identifies escalating maintenance costs, increased downtime and noncompliance with new standards as justifications for replacement.

[5] Local proposal materials

Brian’s “TRUCK REPLACEMENT PROPOSAL” slides: E12 age/miles/hours/resale, fleet overview, Dinges quote, financing examples, refurbish information, used-market examples and recruitment slide.

Useful URLs

NFPA 1910 standard development: https://www.nfpa.org/codes-and-standards/nfpa-1910-standard-development/1910
NFPA public 1910 committee materials: https://docinfofiles.nfpa.org/files/AboutTheCodes/1910/1910_CustA2023_FDA_AAA_FDAgenda_2_21.pdf
NFPA public final-draft statements: https://docinfofiles.nfpa.org/files/AboutTheCodes/1910/1910_CustF2022_FDA_AAA_FD_FRstatements.pdf
Public NFPA 1911 copy with Annex D: https://www.medfordoregon.gov/files/assets/public/human-resources/documents/recruitment/nfpa_1911.pdf
USFA/NFA EFO paper: https://apps.usfa.fema.gov/pdf/efop/efo30044.pdf

CITY OF LINDEN
PUBLIC COMMENT CARD

Per Council Rules and Procedures, as amended.

PLEASE PRINT CLEARLY

Name or Group/Organization Name: Judy Preston	Date of Meeting
Street Address including City, State, ZIP Code	
Email Address (in case we need to contact you):	Phone Number (in case we need to contact you):
☐ General Comment (requiring no response)	☐ Question (requiring response)

Description of comment or question:

Fire Truck

Upon completion, please submit to the City Clerk.

Any person wishing to address the City Council will get 3 minutes. Individuals wishing to speak will be called upon utilizing the completed Public Comment Cards. Remarks should be addressed to the presiding officer and is not tim debate, but for comments or questions for Council and/or Staff to answer or research. Questions will be answered during the meeting if the information is readily available. If answers are not available during the meeting, Council o will contact the individual within one week or 7 business days, or when the information becomes available. No pers shall have the right to speak more than once on any particular subject until all persons wishing to be heard on that subject have the opportunity to speak.

CITY OF LINDEN

PUBLIC COMMENT CARD

Per Council Rules and Procedures, as amended.

PLEASE PRINT CLEARLY

Name or Group/Organization Name	Date of Meeting
Ramona Deese	9/28/26
Street Address including City, State, ZIP Code [redacted] Linden MI 48451	
Email Address (in case we need to contact you):	Phone Number (in case we need to contact you)
☐ General Comment (requiring no response)	☒ Question (requiring response)

Description of comment or question:

Use of Loose for voting

Upon completion, please submit to the City Clerk.

Any person wishing to address the City Council will get 3 minutes. Individuals wishing to speak will be called upon utilizing the completed Public Comment Cards. Remarks should be addressed to the presiding officer and is not time debate, but for comments or questions for Council and/or Staff to answer or research. Questions will be answered during the meeting if the information is readily available. If answers are not available during the meeting, Council or S will contact the individual within one week or 7 business days, or when the information becomes available. No person shall have the right to speak more than once on any particular subject until all persons wishing to be heard on that subject have the opportunity to speak.

CITY OF LINDEN
PUBLIC COMMENT CARD

Per Council Rules and Procedures, as amended.

PLEASE PRINT CLEARLY

Name or Group/Organization Name	Date of Meeting
John Hill Forest Ridge Glens	9-28-2024

Street Address including City, State, ZIP Code
[redacted]

Email Address (in case we need to contact you): [redacted]

Phone Number (in case we need to contact you): [redacted]

☐ General Comment (requiring no response) ☐ Question (requiring response)

Description of comment or question:

Progress on Forest Ridge Estates

Upon completion, please submit to the City Clerk.

Any person wishing to address the City Council will get 3 minutes. Individuals wishing to speak will be called upon utilizing the completed Public Comment Cards. Remarks should be addressed to the presiding officer and is not time for debate, but for comments or questions for Council and/or Staff to answer or research. Questions will be answered during the meeting if the information is readily available. If answers are not available during the meeting, Council or Staff will contact the individual within one week or 7 business days, or when the information becomes available. No person shall have the right to speak more than once on any particular subject until all persons wishing to be heard on that subject have the opportunity to speak.

LAFF Pathway

Linden • Argentine Township • Fenton • Fenton Township Multi-Use Recreational Pathway

Connecting Communities

GOYETTE MECHANICAL

PLUMBING • HEATING • COOLING • ELECTRICAL

GOTTA GET GOYETTE!

DESIGN SPONSORED BY: BEHINDYOURDESIGN

EVERYONE WELCOME!

ALL-YOU-CAN-EAT

Pancake Breakfast

FREE Swag Bags to the First 150 Tickets Sold Online

SUNDAY OCT 18

11 AM - 2 PM

Serendipity Spa of Linden



FREE PHOTO BOOTH

GRAND RAFFLE

CHANCE TO WIN ONE OF TWO $250 KROGER GIFT CARDS

LIVE MUSIC WITH DRIVEN

SILENT AUCTION

RADON AWARENESS & ENVIRONMENTAL HEALTH FAIR

LOOSE

707 N. Bridge St.
Linden, MI 48451
810-735-9406

WEDNESDAY, OCTOBER 21
11:00 AM – 2:00 PM

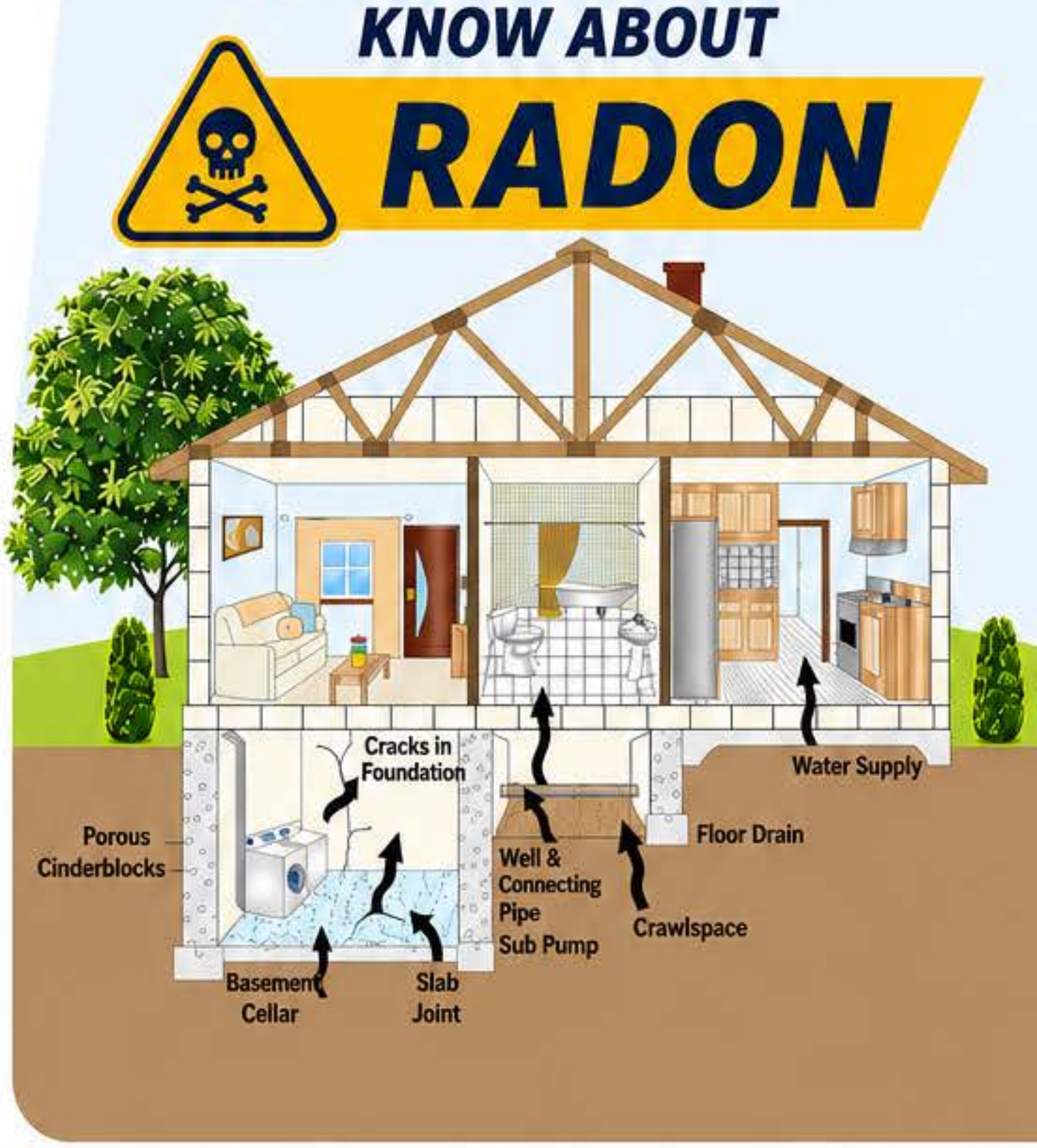
The City of Linden and surrounding areas are impacted by Radon. Radon is a naturally occurring radioactive gas that is tasteless, odorless and colorless that with exposure can cause many adverse health effects.

Join Michigan Department of Environment, Great Lakes and Energy, Michigan Department of Health & Human Services and Genesee County Departments to learn about potential health concerns in the area.

Professional staff will be present to discuss radon, drinking water, sources of contamination, septic concerns and more.

ALSO INCLUDING:

Veterans Affairs, Immunization, Toxicologist, COMPASS health related info and more!



MEET WITH EXPERTS NOW

- Water and Septic Sanitarian
- Partnership and Communications Specialist
- Genesee County immunization team
- Senior Services
- DHHS, Community Education & Outreach Section
- Veterans Services
- Veterans Affairs
- Toxicology, Cancer
- Environmental Education Specialist
- Geologist
- Radioactive Materials and Radiological Protection
- Water Resources
- Genesee County Parks and Recreation
- Air Quality
- EGLE (Michigan Department of Environment, Great Lakes and Energy)



LEARN. PROTECT. KEEP YOUR HOME & COMMUNITY SAFE.

Free information, resources and testing!

GENESEE COUNTY HEALTH DEPARTMENT

EGLE
MICHIGAN DEPARTMENT OF ENVIRONMENT, GREAT LAKES, AND ENERGY


Happening In Linden
Presents
ZOMBIES,
SCARECROWS AND MONSTERS
Linden
DDA
OCTOBER 23RD & 24TH
EAGLES WOODEN PARK—LINDEN
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