

UNAPPROVED MINUTES OF THE VILLAGE OF UNIONVILLE COUNCIL PUBLIC HEARING
REZONE PROPERTY REQUEST
HELD ON OCTOBER 19, 2026

The Public Hearing for the request to rezone 043-500-108-0700-00 Property of Unionville, also known as 6586 Center Street, was called to order by President Matthew Prime at 7:00 p.m. at the Village Hall followed by the Pledge of Allegiance.

Present: President Matthew Prime, Dean Hartman, Greg Miracle, and Chad Gaeth.

Others Present: Clerk Lucille Keipinger, Treasurer Leila Rish, DPW David Yoder and Police Chief William Owens.

Absent: Tod Sting. Brandt Gaeth and Thomas Lenhard.

Guests: Bob Gilling, Chad Gilling, Hope Bonham, Matthew Bonham, Buck Hahn, and Michele Hahn.

PUBLIC COMMENT: Public present at hearing; public comment was received. Questions were answered. Zoning Administrator gave a brief description of the rezoning request.

MOTION: *By D. Hartman, second by G. Miracle to adjourn zoning public hearing.* 4 Yeas. 0 Nays. 3 Absent. Motion carried.

Public Hearing Adjourned: 7:06 pm

Lucille Keipinger
Village Clerk

UNAPPROVED MINUTES OF THE VILLAGE OF UNIONVILLE COUNCIL MEETING HELD ON OCTOBER 19, 2026

President Matthew Prime called the regular meeting to order at 7:06 pm.

Council Present: Matthew Prime, Dean Hartman, Greg Miracle, and Chad Gaeth.

Council Absent: Tod Sting, Brandt Gaeth, and Thomas Lenhard.

Others Present: Clerk Lucille Keipinger, Treasurer Leila Rish, DPW David Yoder and Police Chief William Owens.

Guests Present: None present

PUBLIC COMMENT: None given.

DPW REPORT: Report was given for DPW, Kerr Pump and Supply worked on the lift station; pumps looks good.

CLERKS REPORT:

APPROVAL OF MINUTES: *Motion by D. Hartman seconded by G. Miracle to approve the council minutes as presented for September 21, 2026. 4 Yeas. 0 Nays. 3 Absent. Motion carried.*

AUTHORIZE PAYMENT OF BILLS: *Motion by D. Hartman seconded by G. Miracle to pay the October 2026 accounts payable of \$39,013.14. 4 Yeas. 0 Nays. 3 Absent. Motion carried.*

BUDGET ADJUSTMENTS: Budget Adjustment Report presented to the Council for adjustment.

Motion by G. Miracle seconded by C. Gaeth to make adjustments as presented for October 2026 costs. 4 Yeas. 0 Nays. 3 Absent. Motion carried.

ACCOUNTS				
BUDGET ADJUSTMENTS OCTOBER 2026 BGA				
GENERAL	FROM	TO	DIFF	REASON
101-101-715.00	100.98	116.28	(15.30)	FICA/MEDICARE
101-171-715.00	20.65	24.1	(3.45)	FICA/MEDICARE
101-215-715.00	462.00	529.35	(67.35)	FICA/MEDICARE
101-253-715.00	356.45	407.57	(51.12)	FICA/MEDICARE
101-261-715.00	2714.64	(416.47)	416.47	TRANSFER FICA/MEDICARE BUDGET GL
101-261-806.00	2175.40	2313.19	(137.79)	SOFTWARE RENEWAL
101-301-726.00	1348.47	1480.07	(131.60)	PARTS FOR COMPUTER HOOKUP
101-441-715.00	1871.43	2150.68	(279.25)	FICA/MEDICARE
MAJOR STREETS				
202-445-715.00	39.53	41.38	(1.85)	FICA/MEDICARE
202-463-715.00	262.57	304.55	(41.98)	FICA/MEDICARE
202-482-715.00	891.73	(54.37)	54.37	TRANSFER FICA/MEDICARE BUDGET GL
202-486-715.00	55.52	66.06	(10.54)	FICA/MEDICARE
LOCAL STREETS				
203-445-715.00	78.45	80.30	(1.85)	FICA/MEDICARE
203-463-715.00	301.32	344.83	(43.51)	FICA/MEDICARE
203-482-715.00	697.99	(45.36)	45.36	TRANSFER FICA/MEDICARE BUDGET GL
SEWER				
590-536-810.00	3936.00	18936.00	(15000.00)	ELECTRIC CONTRACT PUMP STATION REPAIR
WATER				
591-536-815.00	547.50	698.00	(150.50)	AMERICAN WATER WORKS DUES MORE EXP.

UNAPPROVED MINUTES OF THE VILLAGE OF UNIONVILLE COUNCIL MEETING
HELD ON OCTOBER 19, 2026

591-536-930.00	40938.53	41215.49	(276.96)	CHLORINE PUMP REPAIR
EQUIPMENT				
661-441-930.00	5122.29	5182.28	(59.99)	REPAIR FOR GRASS TRIMER
661-441-993.00	3407.26	3697.00	(289.74)	INTEREST ON NOTE PAYABLE
		TOTAL	\$(16,046.58)	

* ALL ADJUSTMENTS FROM FUND BALANCE
UNLESS NOTED

TREASURER REPORT: Treasurer report was given to the Council. The water vendor received \$932.00 for September 2026. Reported Final Village tax payments received.

POLICE: Police Chief Bill Owens gave his report.

NEW BUSINESS: Rezoning request property 043-500-108-0700-00. ***Motion:*** by D. Hartman seconded by G. Miracle to rezone from I-1 Light Manufacturing to R-3 One-Family Residential District. 4 Yeas. 0 Nays. 3 Absent. Roll Call Matthew Prime, Dean Hartman, Greg Miracle, and Chad Gaeth Motion carried. Resolution to be attached.

Change in the handbook for the employee choosing not to partake in provided health care. ***Motion*** by G. Miracle second by C. Gaeth to change amount to \$1,250.00 per month in handbook for employees choosing to find an alternative insurance coverage plan that is deemed adequate by the Village Board.

ZONING: Comments made for zoning.

PUBLIC COMMENT: Public comment was requested by President M. Prime no public comment received.

ADJOURN: ***Motion*** by D. Hartman, seconded by C. Gaeth to adjourn meeting at 8:35 PM. 4 Yeas. 0 Nays. 3 Absent. Motion carried.

Next Regular Meeting: November 16, 2026, at 7:00 pm at the Village Hall.

Lucille Keipinger,
Clerk

**RESOLUTION TO REZONE 043-500-108-0700-00, LOCATED AT
6586 CENTER STREET IN THE VILLAGE OF UNIONVILLE**

**VILLAGE OF UNIONVILLE
6454 MERRY ST.
UNIONVILLE, MI 48767**

**RESOLUTION TO REZONE 043-500-108-0700-00, LOCATED AT 6586 CENTER STREET IN THE
VILLAGE OF UNIONVILLE.**

At a regular village council meeting for the Village of Unionville on October 19, 2026, Trustee D. Hartman offered the following resolution and moved for its adoption, supported by G. Miracle.

WHEREAS the legal description for property 043-500-108-0700-00, located at 6586 Center Street is

COL-6-175 SEC 6 T14N R9E LOTS 7-8 W 6 FT OF LOT 6 BLK 8 ORIG PLAT VILL OF UNIONVILLE.

WHEREAS 043-500-118-0100-00, located at the northwest corner of Center Street and Church Street, also known as 6586 Center Street, is currently Zoned I-1 Light Manufacturing.

AND WHEREAS after receiving public comment in a public hearing, has voted to rezone this property to R-3 One-Family Residential District.

NOW THEREFORE BE IT RESOLVED that property, 043-500-108-0700-00, also known as 6586 Center Street, zoned as I-1 Light Industrial that the Village of Unionville will follow the manner and procedures prescribed by its zoning ordinance and within the law of the State of Michigan to rezone the property at 6586 Center be rezoned to R-3 One-Family Residential District.

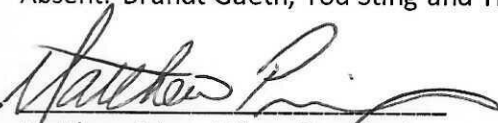
IT IS HEREBY CERTIFIED that the Village of Unionville Council adopted the foregoing resolution at a regular meeting on the 19th day of October 19, 2026, by the following vote:

Yeas: Matthew Prime, Dean Hartman, Greg Miracle, and Chad Gaeth.

Yeas: 4.

Nays: None.

Absent: Brandt Gaeth, Tod Sting and Thomas Lenhard.


Matthew Prime, Village President


Lucille Keipinger Village Clerk