

**TOWNSHIP OF PIERSON  
COUNTY OF MONTCALM, MICHIGAN**

Minutes of a regular meeting of the Township Board of the Township of Pierson, Montcalm County, Michigan, held at the Township Hall in said Township on the 15th day of December, at 7:00 p.m.

PRESENT: Members: Maioho, Bergman, Burkholder, Orcutt, Sower

ABSENT: Members: none

The following resolution was offered by Member Burkholder and supported by Member Orcutt:

**RESOLUTION NO. 2025-20**

**SPECIAL ASSESSMENT RESOLUTION NO. 1**

**DECLARATION OF INTENT TO MAKE PUBLIC IMPROVEMENTS;  
TENTATIVE DESIGNATION OF SPECIAL ASSESSMENT DISTRICT;  
NOTICE OF PUBLIC HEARING**

WHEREAS, Section 3 of Act 188 of the Public Acts of Michigan of 1954, as amended ("Act 188") provides that the Township Board may proceed and exercise the powers granted by Act 188 upon the filing with the Township Clerk of petitions signed by record owners of land constituting more than 67% of the total land area in the proposed special assessment district as finally hereafter established by the Township Board; and

WHEREAS, the Clerk has received petitions to make certain public improvements to Hooker Road consisting of the paving and sealing as described on Exhibit A hereto (the "Improvements"), and has verified that the petitions have been signed by the record owners of land constituting more than 67% of the total land area in the proposed special assessment district; and

WHEREAS, Act 188 provides the means to finance the Improvements; and

WHEREAS, the nature of the Improvements is such that a periodic redetermination of costs may be necessary without a change in the special assessment district boundaries and, if at any time

during the term of the special assessment district an actual incremental cost increase exceeds the estimate for the project by 10% or more, notice shall be given and a hearing afforded to the property owners and interested parties of record in the special assessment district; and

WHEREAS, there exists a need for the Improvements in the Township.

NOW, THEREFORE, BE IT HEREBY RESOLVED AS FOLLOWS:

1. Based upon an examination of the petitions by the Township Clerk, the petitions filed with the Township are sufficient for purposes of Act 188.

2. The Township Board intends to proceed on the petitions filed pursuant to Act 188 to make the Improvements.

3. The Township Board has authorized the preparation of preliminary plans showing the Improvements and their location and an estimate of the cost thereof.

4. Said plans and estimate have been filed with the Township Clerk.

5. The estimate includes a range for the yearly cost of the said project specifying a low and high estimate. The Township Board anticipates assessing the cost of the Improvements on a yearly basis as described in Exhibit A. Each year thereafter on or before September 30, the Township Board shall, to the extent possible, ascertain the project costs for the coming year. The Township Board shall establish the amount to be assessed based on unexpended funds, cash on hand, and the estimated project cost for that year and assess that amount. The costs for administration and legal expenses listed on Exhibit A shall be assessed in **2026**.

6. The Township Board hereby tentatively designates a special assessment district known as the "Hooker Road Improvement Special Assessment District" (the "District") consisting of certain parcels of land, the descriptions of which are set forth in the Notice of Hearing attached as Exhibit B hereto, which descriptions are incorporated herein by reference for the District, and against which parcels all or a portion of the cost of said Improvements shall be assessed.

7. The Township Board shall hold a public hearing on **January 12, 2025**, at 7:00 p.m. (or shortly thereafter), at the Township Hall, in said Township, to hear and consider objections to the petitions, the proposed Improvements, the special assessment district tentatively designated herein, and to all other matters relating to the Improvements.

8. The Township Clerk shall cause to be published a notice of hearing in the *Daily News (Greenville)*, being a newspaper of general circulation within the Township, a total of at least two times prior to the hearing. The first publication shall be at least ten days prior to the time for hearing and a proof of publication of such notice shall be filed with the Township Board.

9. The Township Clerk, at least ten days prior to the date of the hearing, shall send a notice of the hearing by first class mail addressed to each record owner of or party in interest in each parcel of land to be assessed, at the address shown for such record owner or party in interest upon the last Township tax assessment roll for ad valorem tax purposes which was reviewed by the Township Board of Review, as supplemented by any subsequent changes in the names or addresses of the owners or parties listed thereon (except in the case of railroad companies, which shall be mailed a notice of the hearing by registered mail within five days after the first publication of the notice in Paragraph 6, above); provided, that if a record owner's name does not appear on the Township tax assessment records, then the notice required by this paragraph shall be given to the record owner at the address shown by the records of the County Register of Deeds.

10. The form of the notice of the hearing to be mailed and published as set forth herein shall be substantially as set forth in Exhibit B hereto.

11. All actions heretofore taken by Township officials, employees, and agents with respect to the Improvements and proceedings under Act 188 are hereby ratified and confirmed.

12. All resolutions or parts of resolutions in conflict herewith are hereby rescinded.

YEAS: Members: Maioho, Bergman, Burkholder, Orcutt, Sower

NAYS: Members: None

ABSENT: Members: None

RESOLUTION DECLARED ADOPTED.

  
Sara Burkholder, Clerk  
Township of Pierson

STATE OF MICHIGAN )  
                          )  
                          ) ss.  
COUNTY OF MONTCALM )

I, Sara Burkholder, the duly qualified and acting Clerk of the Township of Pierson, Montcalm County, Michigan (the "Township") do hereby certify that the foregoing is a true and complete copy of a Resolution adopted by the Township Board of the Township at a regular meeting thereof held on December 15, 2025, the original of which is on file in my office. Public notice of said meeting was given pursuant to and in compliance with Act No. 267 of the Public Acts of Michigan of 1976, as amended, including in the case of a special or rescheduled meeting, notice by publication or posting at least eighteen (18) hours prior to the time set for the meeting.

IN WITNESS WHEREOF, I have affixed my official signature this 15th day of December 15, 2025.

  
Sara Burkholder, Clerk  
Township of Pierson

## EXHIBIT A

### TOWNSHIP OF PIERSON COUNTY OF MONTCALM, MICHIGAN

#### HOOKER ROAD IMPROVEMENT SPECIAL ASSESSMENT DISTRICT DESCRIPTION OF IMPROVEMENTS

The Improvements consist of the paving and sealing of Hooker Road (and related costs) (as more particularly described in the \_\_\_\_\_, 2025 proposal from \_\_\_\_\_).

**The estimate of cost for the Improvements for said project in 2026-2030 to be assessed 12/1/2026 is as follows:**

|  | Low Estimate        | High Estimate     |
|--|---------------------|-------------------|
| <i>Asphalt, Spillways, shoulder gravel, pavement markings (centerline and edgelines) overhead costs as stated in bid</i> | \$100,000           | \$ 138,053        |
| First year seal coat   | \$ 20,120           | \$ 21,078         |
| Administration   |                     |                   |
| Publication  | \$ 1,600            | \$ 2,000          |
| mailing of notices (\$2.65 est. per parcel) (44)   | \$ 116.53           | \$ 150            |
| Township administrative  |                     |                   |
| Clerk  | \$ 500              | \$ 500            |
| Treasurer  | \$ 1,500            | \$ 1,500          |
| Legal  | \$ 0                | \$ 4,500          |
| <i>Total Estimated Administration Costs</i>  | <i>\$3,716.53</i>   | <i>\$ 8,650</i>   |
| <i>Total Estimated Road Project Costs</i>  | <i>\$120,120</i>    | <i>\$ 159,131</i> |
| <b>Total Estimated Costs</b>   | <b>\$123,836.53</b> | <b>\$ 167,781</b> |

All or part of the cost of the Improvements shall be spread by special assessment against benefitted properties located in the Hooker Road Improvement Special Assessment District.

A periodic redetermination of the cost of the Improvements may be necessary, without a change in the Special Assessment District boundaries, subject to the requirements of Act 188 of 1954, as amended. The yearly costs are estimated to increase not more than 10% above the maximum annual high cost based on the Project Cost Estimate proposed by Montcalm County Road Commission.

## EXHIBIT B

### TOWNSHIP OF PIERSON COUNTY OF MONTCALM, MICHIGAN

#### NOTICE OF PUBLIC HEARING

#### HOOKER ROAD IMPROVEMENT SPECIAL ASSESSMENT DISTRICT

NOTICE IS HEREBY GIVEN that the Township Board of the Township of Pierson, Montcalm County, Michigan, having received petitions to make certain public improvements to

Hooker Road consisting of road paving and sealing, from record owners of land constituting more than 50% of the total land area in the proposed special assessment district described below, has resolved its intention to proceed on the petitions and, pursuant to Act 188 of the Public Acts of Michigan of 1954, as amended, to make said Improvements in the Township. The Township Board has tentatively determined that the cost of said Improvements shall be specially assessed against each of the following described lots and parcels of land which are benefitted by the Improvements and which together comprise the following proposed special assessment district:

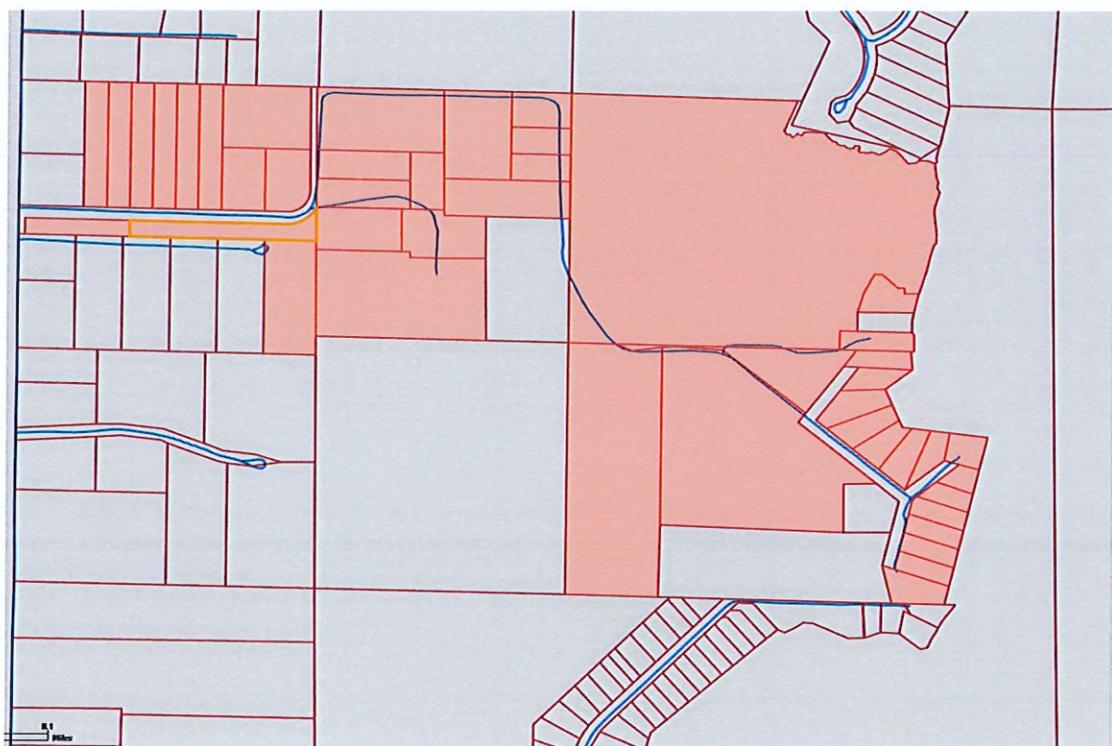
#### HOOKER ROAD IMPROVEMENT SPECIAL ASSESSMENT DISTRICT

Lots and Parcels Numbered:

|                |                |
|----------------|----------------|
| 015-019-001-10 | 015-181-005-00 |
| 015-019-001-30 | 015-181-006-00 |
| 015-019-002-00 | 015-181-007-00 |
| 015-019-003-01 | 015-181-009-00 |
| 015-019-003-10 | 015-181-010-00 |
| 015-019-003-20 | 015-181-011-00 |
| 015-019-003-30 | 015-181-012-00 |
| 015-019-003-40 | 015-620-001-00 |
| 015-019-005-02 | 015-620-002-00 |
| 015-019-005-10 | 015-620-003-00 |
| 015-019-005-51 | 015-620-004-00 |
| 015-019-005-52 | 015-620-005-00 |
| 015-019-005-53 | 015-620-006-00 |
| 015-019-005-54 | 015-620-007-00 |
| 015-019-005-56 | 015-620-008-00 |
| 015-019-007-60 | 015-620-009-00 |
| 015-019-020-50 | 015-620-010-00 |
| 015-019-020-60 | 015-620-011-00 |
| 015-181-001-00 | 015-620-012-00 |
| 015-181-002-00 | 015-620-013-00 |
| 015-181-003-00 | 015-620-014-00 |
| 015-181-004-00 | 015-620-015-00 |

## MAP OF SPECIAL ASSESSMENT DISTRICT

(Includes only those parcels of land having frontage on Hooker Road or deeded or dedicated access thereto)



TAKE NOTICE that the Township Board of the Township of Pierson will hold a public hearing on **January 12, 2025**, at 7 p.m. (or shortly thereafter) at the Pierson Township Hall, 21156 Cannonsville Road, Pierson, Michigan, to hear and consider any objections to the proposed Improvements, the proposed special assessment district, the expenditure of funds from the current Hooker Road Improvement Special Assessment District, and all other matters relating to said Improvements.

TAKE FURTHER NOTICE that preliminary plans and estimates of cost for the Improvements are on file with the Township Clerk for public examination.

PROPERTY SHALL NOT BE ADDED TO THE PROPOSED SPECIAL ASSESSMENT DISTRICT AND THE ORIGINAL ESTIMATE OF COST SHALL NOT BE INCREASED BY MORE THAN 10% WITHOUT FURTHER NOTICE AND PUBLIC HEARING.

Periodic redeterminations of the cost of the Improvements may be necessary, without a change in the Special Assessment District, and in that event, such redeterminations may be made by the Township Board without further notice to record owners or parties in interest in the lands in the Special Assessment District, in accordance with the provisions of said Act 188.

This Notice was authorized by the Township Board of the Township of Pierson.

Dated: December 15, 2025

Sara Burkholder, Clerk  
Township of Pierson