

SEVILLE TOWNSHIP

7676 W. Lincoln Road, P.O. Box 222

Elwell, MI 48832

www.SevilleTownship.com

Board Meeting Minutes

Date: 1/14/2026

Time: 6:30 PM

Location: Seville Township Hall
7676 W. Lincoln Road
Elwell, MI 48832

MEETING TYPE Regular Special
MINUTES TYPE Proposed Approved

I. Meeting Called to Order

The meeting was called to order at **6:32 PM**

II. Pledge of Allegiance

III. Roll Call

Board Member Attendance:

Patricia (Tish) Mallory **[due to sickness, participated via telephone. DID NOT VOTE]** Supervisor Present Absent

Ashlee Gibson-Smith Treasurer Present Absent

Amy Densmore Clerk Present Absent

Doug Brecht Trustee Present Absent

Michale Miller Trustee Present Absent

Other Township Attendees:

Deputy Clerk Present Absent

Linda Kresnak Zoning Admin Present Absent

Jim Mulder Cemetery Mgr Present Absent

IV. Approval of Agenda. Action requested: Motion to approve the agenda, as revised.

Motion	Miller
Support	Brecht
AYES	4
NAYS	0

V. SPECIAL GUEST: Gratiot County Sheriff, Tom Clark, provided a report showing 467 incidents during 2025 occurring in Seville Township. Total for the County were 5k+. Shared other details about the department (staffing, jail capacity issues) as well as other items of interest. It was suggested that the Board receive this report on a quarterly basis. Ideally, it would be summarized/sorted by incident type so the data could be more readily reviewed and compared over time.

VI. Public Comment. None.

VII. Proposal: New Mini-Storage Facility (Mike Klumpp). KLUMPP provided an overview of a project he is pursuing that would place mini storage at the corner of M46/N. Lumberjack Road. The current plan shows 2 structures (24x240) that would each have a capacity of 48 units (96 units TOTAL). He will attend the next Planning Commission meeting and then pursue the next steps – as required.

VIII. Approval of Minutes from December 31, 2025. Action requested: Motion to approve the minutes.

Motion	Brecht
Support	Miller
AYES	4
NAYS	0

IX. Treasurer's Report- December 1, 2025, to December 31, 2025. Action requested: Motion to approve the Treasurer's Report, as presented. NOTE: Winter taxes are due February 17th.

Motion	Densmore
Support	Brecht
AYES	4
NAYS	0

X. Accounts Payable-General Ledger December 11, 2025 to January 14, 2026. Action requested: Motion to approve the Accounts Payable/General Ledger Report, as presented.

Motion	Miller
Support	Brecht
AYES	4
NAYS	0

XI. CONTINUED BUSINESS.

- a. **Chapel Gardens. MALLORY** provided an update on the petition request from the Court-appointed Conservator for Chapel Gardens Cemetery to have the Conservatorship ended and the cemetery transferred to the Township. The Township response to the proposed petition was not approved and the State Cemetery Commission ruled in favor of the Conservator and approved the transfer to the Township. The Conservatorship was extended 60 days to allow time for the Township to obtain the information, asset listing, etc. and take action to request that appropriate title work is completed that gives clear title to the affected property. MALLORY is working with the Township Attorney to obtain access to the property from the Conservator and the obtain the transfer of all records (financial and otherwise) and assets.
- b. **Bond Claim. MALLORY** shared that documentation had been provided, as requested, by the Township Attorney (Bloom Sluggett PC). The Board is awaiting final clearance of any conflict of interest, etc. and acknowledgment that the firm intends to represent the Township in its claim with Auto Owners.

X. NEW BUSINESS

- a. **Resolution:** Partial Poverty Exemption Guidelines. **Action requested:** Motion to approve the resolution, as presented.

Motion	Miller
Support	Brecht
AYES	4
NAYS	0

- b. **Resolution:** Poverty Income & Asset Standards. **Action requested:** Motion to approve the resolution, as presented.

Motion	Miller
Support	Brecht
AYES	4
NAYS	0

- c. **Resolution:** Alternate Start Dates for March, July, & December 2026 Board of Review. **Action requested:** Motion to approve the resolution, as presented.

Motion	Miller
Support	Brecht
AYES	4
NAYS	0

- d. **Resolution:** Adopt Taxpayers/Non-Resident Taxpayers to Protest in Writing/Email for Board of Review. **Action requested:** Motion to approve the resolution, as presented.

Motion	Miller
Support	Brecht
AYES	4
NAYS	0

- e. **IT Equipment Request.** Board received a Proposal for equipment and installation from Unified Network Consulting, LLC. **Action requested:** Motion to table the proposal for further review after the new fiscal year begins April 1st.

Motion	Gibson-Smith	
Support	Densmore	
AYES	3	
NAYS	1	Brecht

- f. **Fire Board Representation.** MALLORY will attend the Alma Fire Board meeting on January 19th. **Action requested:** Motion to authorized MALLORY to represent the Township's interest at the meeting.

Motion	Miller
Support	Gibson-Smith
AYES	4
NAYS	0

- XI. **Zoning Administration report. Zoning Administrator,** Linda Kresnak, provided her monthly report.
- XII. **NEXT Planning Commission meeting: February 10, 2026, at 6:30 p.m.**
- XIII. **NEXT Seville Township Board Meeting: February 11, 2026, at 6:30 p.m.**
- XIV. **Public Comment. None.**
- XV. **Final Board Comments. None.**
- XVI. **Motion to Adjourn. Action requested:** Motion to adjourn at 7:55 p.m.

Motion	Miller
Support	Densmore
AYES	4
NAYS	0

Minutes Certification:

PROPOSED minutes respectfully submitted:



Amy Densmore, Clerk

01/14/2026

Date

APPROVED by the Township Board on 02/11/2026

SIGNATURES ON FILE AT THE TOWNSHIP HALL

Patricia Mallory, Supervisor

Date

Amy Densmore, Clerk

Date

APPROVED

SEVILLE TOWNSHIP

PARTIAL POVERTY EXEMPTION GUIDELINES

MOTION BY: MILLER SUPPORTED BY: BRECHT TO ADOPT THE FOLLOWING RESOLUTION:

STATE TAX COMMISSION POLICY REGARDING REQUESTS FOR PERCENTAGE REDUCTIONS IN TAXABLE VALUE FOR POVERTY EXEMPTIONS UNDER MCL 211.7U PUBLIC ACT 253 OF 2020 AMENDED MCL 211.7U RELATED TO POVERTY EXEMPTIONS:

PA 253 of 2020 lists the specific percentage reductions in taxable value that may be used by the board of review granting a poverty exemption.

MCL 211 7U(5) states that if a person claiming the poverty exemption meets all eligibility requirements, the board of review shall grant the poverty exemption, in whole or in part, as follows:

1. A full exemption equals a 100% reduction in taxable value for the year in which the exemption is granted: or
2. A partial exemption equal to a 75% reduction in taxable value for the year in which the exemption is granted if between \$1.00 to \$2,600 over Income/Asset Test: or
3. A partial exemption equals a 50% reduction in taxable value for the year in which the exemption is granted if between \$2,601 to \$3,300 over Income/Asset Test: or
4. A partial exemption equals a 25% reduction in taxable value for the year in which the exemption is granted if between \$3,301 to \$4,600 over Income/Asset Test: or

No other method of calculating taxable value may be utilized, except for those percentage reductions specifically authorized in statute, or any other percentage reduction approved by the State Tax Commission. The Commission shall use the following process for the filing, review, and approval of the local assessing unit requests to utilize a percentage reduction in taxable value when approving poverty exemptions under MCL 211.7u:

1. A local assessing unit that wants to use any other percentage reduction(s) in taxable value other than the reductions specifically authorized in statute must obtain permission for use of such percentage reduction(s) by filing Form 5738, Request for Approval of Percentage Reduction in Taxable Value for Poverty Exemptions Under MCL 211.7u with the State Tax Commission.
2. The local assessing unit must indicate in the Form the Specific percentage reduction(s) in taxable value requested and an explanation of how the requested percentage reduction(s) will be calculated and applied when granted a poverty exemption. Based on case law, calculations that utilized any of the following are not permitted:
 - a. A limitation on the maximum value of the principal residence eligible to receive an exemption
 - b. A requirement that the principal residence must be owned for a certain number of years before a claim for exemption can be made
 - c. A limitation on the number of years an exemption can be claimed and received

THE VOTE IN FAVOR OF THE RESOLUTION BEING AS FOLLOWS:

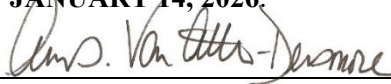
YEAS: 4 NAYS: 0 ABSENT: 1 - MALLORY

RESOLUTION DECLARED ADOPTED.

DATED: 01/14/2026

CERTIFICATION

AS THE TOWNSHIP CLERK FOR, SEVILLE TOWNSHIP, GRATIOT COUNTY, MICHIGAN, I CERTIFY THAT THIS IS A TRUE AND COMPLETE COPY OF A RESOLUTION ADOPTED BY THE SEVILLE TOWNSHIP BOARD AT ITS REGULAR BOARD MEETING OF **JANUARY 14, 2026.**



Amy Densmore, Clerk

**SEVILLE TOWNSHIP HOUSEHOLD INCOME & ASSET STANDARDS TO
ELIGIBLE FOR A POVERTY EXEMPTION**

MOTION BY: MILLER SUPPORTED BY: BRECHT TO ADOPT THE
FOLLOWING RESOLUTION:

THE TOWNSHIP HAS ADOPTED THE FOLLOWING STANDARDS FOR THE **2026** YEAR:

SIZE OF FAMILY	POVERTY GUIDELINES
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1	\$ 15,650
2	\$ 21,150
3	\$ 26,650
4	\$ 32,150
5	\$ 37,650
6	\$ 43,150
7	\$ 48,650
8	\$ 54,150

FOR EACH ADDITIONAL PERSON \$ 5,500

**THE ASSET THRESHOLD FOR THE TOWNSHIP IS \$28,000 FOR ONE PERSON LIVING IN THE
HOUSEHOLD AND \$38,000 FOR TWO OR MORE PEOPLE LIVING IN THE HOUSEHOLD.**

EXAMPLES OF ASSETS ARE: (THIS IS NOT AN EXHAUSTIVE LIST):

- * A SECOND HOME, LAND, VEHICLES (LARGER THAN THE "FOOTPRINT" FOR THE HOME)
- * RECREATIONAL VEHICLES SUCH AS A CAMPERS, BOATS AND ATV'S
- * BUILDINGS OTHER THEN RESIDENCE
- * JEWELRY, ARTWORK, ANTIQUES
- * BANK ACCOUNTS (OVER \$5,000) OR STOCKS
- * MONEY RECEIVED FROM THE SALE OF PROPERTY, STOCKS, BONDS, CAR OR HOME
- * GIFTS, LOANS, LUMP-SUM INHERITANCES
- * FEDERAL NON-CASH BENEFITS PROGRAM SUCH AS MEDICAID OR FOOD STAMPS

THE VOTE IN FAVOR OF THE RESOLUTION BEING AS FOLLOWS:

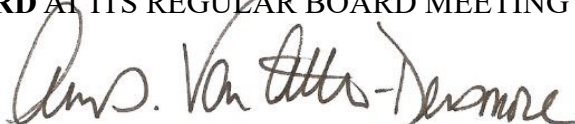
YEAS: 4 NAYS: 0 ABSENT: 1 - MALLORY

RESOLUTION DECLARED ADOPTED.

DATED: 01/14/2026

CERTIFICATION

AS THE **TOWNSHIP CLERK** FOR, **SEVILLE TOWNSHIP, GRATIOT COUNTY, MICHIGAN**, I
CERTIFY THAT THIS IS A TRUE AND COMPLETE COPY OF A RESOLUTION ADOPTED BY THE
SEVILLE TOWNSHIP BOARD AT ITS REGULAR BOARD MEETING OF **JANUARY 14, 2026**.



Amy Densmore, Clerk

SEVILLE TOWNSHIP RESOLUTION TO ADOPT TAXPAYERS & NON-RESIDENT TAXPAYERS TO PROTEST IN WRITING BY LETTER OR EMAIL FOR BOARD OF REVIEW

MOTION BY: MILLER SUPPORTED BY: BRECHT TO ADOPT THE FOLLOWING RESOLUTION:

TO ADOPT THE GOVERNING BODY OF SEVILLE TOWNSHIP TO PERMIT RESIDENT TAXPAYERS & NON-RESIDENT TAXPAYERS TO FILE A PROTEST TO THE BOARD OF REVIEW IN WRITING BY LETTER OR EMAIL WITHOUT PERSONAL APPEARANCE.

THE VOTE IN FAVOR OF THE RESOLUTION BEING AS FOLLOWS:

YEAS: 4

NAYS: 0

ABSENT: 1 - MALLORY

RESOLUTION DECLARED ADOPTED.

DATED: 01/14/2026

CERTIFICATION

AS THE **TOWNSHIP CLERK** FOR, **SEVILLE TOWNSHIP, GRATIOT COUNTY, MICHIGAN**, I CERTIFY THAT THIS IS A TRUE AND COMPLETE COPY OF A RESOLUTION ADOPTED BY THE **SEVILLE TOWNSHIP BOARD** AT ITS REGULAR BOARD MEETING OF **JANUARY 14, 2026**.



Amy Densmore, Clerk