

**REGULAR MEETING**

The HBPW Board of Directors met  
**January 12, 2026**  
at 4:00 p.m.  
City Council Chambers  
270 S. River Ave.  
Holland, Michigan

**Chair Thompson called the meeting to order at 4:00 p.m.**

**Members Present:** PJ Thompson, Carolyn Maalouf, Paul Lilly, Kyle Engbers (arrived late), City Council Liaison Scott Corbin (arrived late), and Ex Officio Member Keith VanBeek

**Members Absent:** Brian Lynn and Dave Couch

**Staff Present:** Dave Koster, Joel Davenport, Ted Siler, Becky Lehman, Janet Lemson, Max Sunter, Brian Richey, Julie DeCook, Steve Bruinsma, Pieter Beyer, Tracy York

26.119 **Approval of Agenda**

*Board Member Lilly made a motion to approve the agenda. The motion was seconded by Board Member Maalouf.*

26.120 **Communications From the Audience**

*None*

26.121 **Board Minutes – Regular/Study Meeting Minutes of December 15, 2025**

*As part of the Consent Agenda, the Board of Directors approved the minutes as presented.*

26.122 **Grant of Utility Easements for Holland City Fiber - Myrtle Court and 1222 West 32nd Street**

Myrtle Court and 1222 West 32nd Street require easements to gain a path for new fiber. The owners have agreed to utility easements for fiber construction. The easements will allow HBPW to provide fiber service to the residents in the cul-de-sac by locating fiber equipment on the properties.

*As part of the Consent Agenda, the Board of Directors approved easements with property owners on Myrtle Court and 1222 West 32nd Street for the installation of new fiber infrastructure.*

26.123 **Action on Consent items:**

Motion to approve, accept, or adopt Consent Agenda items	<i>Lilly</i>
Second	<i>Maalouf</i>
Favor	<i>3</i>
Oppose	<i>0</i>

26.124 **Major Project Update**

*For information only*

*\* Red italics indicate information or discussion added during the meeting and/or action taken.*



This recommendation seeks approval of a listing agreement with Bernie Merkle of Coldwell Banker Woodland Schmidt to market for lease the property. The listing agreement compensates Mr. Merkle at 6% of the value of any lease agreements for the subject property that are approved by the Board and City Council.

*Recommendation: The Board of Directors approved the form of the listing agreement with Bernie Merkle of CBWS for property at 343 East 8th Street, Holland, MI 49423, pending approval as to form by the City Attorney's office. Authorize the General Manager to determine and adjust listing terms, including price and duration, as necessary based on market conditions, potential uses and any subdivisions of the property.*

<i>Motion to approve recommendation</i>	<i>Engbers</i>
<i>Second</i>	<i>Maalouf</i>
<i>Favor</i>	<i>4</i>
<i>Oppose</i>	<i>0</i>

26.128

**General Manager Comments**

- The Annual Report for 2025 "Celebrating Innovation" is now up on our website, it was briefly reviewed at the meeting.
- Our next meeting on January 26 is a Quarterly Meeting-Study Session, policies discussion, wrapping up the last two utilities issues discussion the Water Utility. The will be located at the 49 West Third Street building, next to the Water Reclamation Facility.

ADJOURNMENT

A motion to adjourn the meeting of *January 12, 2026*, was made by *Maalouf* supported by *Lilly* and agreed upon by the Board of Directors present.

The Board Meeting of January 12, 2026, adjourned at *4:49 p.m.*

Minutes respectfully submitted by,

Janet Lemson, Secretary to the Board