

CATO TOWNSHIP

REGULAR BOARD MEETING

Date: July 14, 2025

Time: 6:00pm

309 S. Lincoln, Lakeview MI

Pledge of Allegiance Brandi Clark-Hubbard

Roll Call ☒ Brandi Clark-Hubbard, Supervisor ☒ David Behrenwald, Trustee
☒ Jamie Boehm, Treasurer ☒ Marcy Myers, Trustee
☒ Ginger Imhoff, Clerk Also Present: Dave Kelsey, Zoning Administrator

Agenda

Motion #1	Imhoff	Support	Myers	Yes 5	No 0
Motion to approve the agenda with the addition of: Mercantile Bank Positive Pay Service under New Business and consideration of opening a money market account.					

Minutes

Motion #2	Myers	Support	Behrenwald	Yes 5	No 0
Motion to approve meeting minutes from 6/9/2025 as presented.					

Public Comment None

Treasurer

Motion #3	Behrenwald	Support	Imhoff	Yes 5	No 0
Motion to approve treasurer report as presented.					

Treasurer authorized to research and purchase laptop, with guidance from IT provider

Clerk

Motion #4	Myers	Support	Boehm	Yes 5	No 0
Motion to approve July bills list totaling \$19,880.09 Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed.					

Motion #5	Myers	Support	Boehm	Yes 5	No 0
Motion to approve \$60 training pay each for Brandy Clark-Hubbard, Ginger Imhoff and mileage reimbursement at \$0.70/mile for Clark-Hubbard (\$56.98) for June MTA ESTA/cemetery training in Mt. Pleasant. Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed.					

Zoning Dave Kelsey
No new permits in June.
Blight issues with several properties:

- o 7106 Cutler Rd: cleanup in process.
- o 11589 Juniper: court date set for July 25.
- o 1685 Hemlock: partial cleanup pending.

Discussion on camping complaint requiring a formal written complaint.
Mileage reimbursement for zoning administrator discussed; to be addressed in future policy.

Land Divisions Marcy Myers
Three land splits this month.
Ongoing cleanup of legal descriptions involving property north of Lakeview.

Planning Commission Dave Behrenwald
Meeting scheduled for Wednesday at 6 PM.
Discussion on short-term rentals, residential use in Commercial District, and tiny homes.

Fire Dept Imhoff
No meeting in July.

Supervisor

Clark-Hubbard

Assessing: Two tax tribunal petitions pending; legal review may be needed.

Roads: The second chloride application has been completed. Approximately ¼ mile of Birch Shore Drive was missed, though it was included in the billing. The county will make it up before Labor Day.

Drains: Edgar Drain maintenance in section 17 & 18 will be happening for the next few weeks/months.

Cemetery: Continuing ordinance updates following MTA training.

Library: Provided their L-4029 - Operating 0.3687, Bond 0.2497.

Events: Stormwater Seminar Aug 21; MTA Chapter meeting Aug 19.

Old

Business

PA116 Partial Termination – Parcel 401600150

Motion #6	Clark-Hubbard	Support	Imhoff	Yes 5	No 0
Motion to approve PA116 release (Agreement #5960736123115).					
Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed.					

New
Business

Motion #7	Clark-Hubbard	Support	Behrenwald	Yes 5	No 0
Motion to approve alternative dates for July and December BOR meetings.					
Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed.					

Motion #8	Clark-Hubbard	Support	Myers	Yes 5	No 0
Motion to appoint Imhoff as alternate for ZBA until the position can be filled.					
Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed.					

Motion #9	Clark-Hubbard	Support	Myers	Yes 5	No 0
Motion to amend investment policy to include deposit accounts including money market, savings type accounts.					
Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed.					

Money Market Account at Mercantile Bank

Discussion on use of account for excess cash—liquid and interest-bearing.

Board supports opening account. No vote required beyond policy update.

Motion #10	Clark-Hubbard	Support	Imhoff	Yes 5	No 0
Motion to enroll in Positive Pay Service with Mercantile Bank Fraud protection service for \$55/month.					
Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed.					

Motion #11	Clark-Hubbard	Support	Boehm	Yes 5	No 0
Motion to approve engagement of Lake Michigan CPA Services for FY25 audit, fee \$4,350.					
Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed					

Motion #12	Clark-Hubbard	Support	Behrenwald	Yes 5	No 0
Motion to approve and submit form L-4029 Tax Rate Request (Operating: 0.7406 mills; Fire: 0.9609 mills)					
Roll Call Vote: Myers, Boehm, Imhoff, Behrenwald, Clark-Hubbard. Motion passed.					

Public

Comment

None

Adjourn

Motion #13	Myers	Support	Boehm	Yes 5	No 0
Motion to adjourn at 6:45pm.					

Ginger Imhoff
Cato Township Clerk
07/14/2025