



**Lives Built Here  
AGENDA**

June 30, 2025

Regular Meeting – 6:00 P.M.

- Call to Order
- Pledge of Allegiance
- Roll Call
- Moment of Silence – Lou S. LaPonsie, former Village Manager
- Presentation to Police Officers Greg Mroz & Jeff Wagner – page 3
- Public Hearing - Proposed Ord # 206, Compensation of Village President and Members – page 37
- Public Hearing - Proposed Ord # 207, Solar Energy Systems – page 85
- Presentation of Street Forestry Committee
- Presentation of Davey Resource Group
- Presentation of 2024 Village of Cass City Financial Audit – Anderson, Tuckey, Bernhardt, Doran, LLC
- Review Minutes of Regular Meeting of May 19, 2025 – page 7
- Review Minutes of Committee of the Special Meeting of June 12, 2025 – page 13
- Review Financial Statement ending May 31, 2025 – page 15
- Citizen Comments
- Budget and Finance
  - Approval of Bills
  - Approve and File 2024 Village of Cass City Financial Audit
  - Second Reading and Adoption of Proposed Ord # 206, Compensation of Village President and Members – pg 37
- Public Services Committee
  - Approve Spicer Proposal – page 39
  - Approve USDA/RD Loan Resolution – page 45
  - Approve Fishbeck Notice to Proceed – page 49
  - Approve Quote for Sidewalk Repair – page 51
  - Approve Quote for Wellhouse #3 Roof – page 53
  - Approve Purchase of Ferric Chloride – page 55
- Personnel and Public Safety
  - Approve School Resource Officer Memo of Understanding – page 57
  - Approve Freedom Festival Fireworks Permit – page 65
- Parks and Recreation Committee
- Downtown Development Authority– Meeting Minutes of May 13, 2025 - page 69
- Economic Development Corporation– Meeting Minutes of May 13, 2025 - page 73
  - Kreh Land Sale – Introduce and First Reading Ordinance #209 to Sell Land to Kreh – page 75
  - Set Public Hearing for Ordinance # 209, Sale of Land in Industrial Park – Kreh – page 77
  - Folske Land Sale – Introduce and First Reading Ordinance #210 to Sell Land to Folske – page 79
  - Set Public Hearing for Ordinance # 210, Sale of Land in Industrial Park – Folske – page 81
- Planning Commission – Meeting Minutes of May 6, 2025 - page 83
  - Second Reading and Adoption of Proposed Ord # 207, Solar Energy Systems – page 85
- Zoning Board of Appeals – Meeting Minutes of June 25, 2024 - page 95
- Zoning Board of Appeals – Reappoint Jennifer Gray, Thomas Fulcher, Jr and Amy Tamlyn to the ZBA Board - page 97
- Zoning Board of Appeals – Appoint Sherry Burns to the ZBA Board - page 99
- Manager's Report – page 103
- Communications
- Other Business
- Adjournment

July 2025 Meetings and Events:

July 1 – Planning Commission, 7 pm  
July 4 – Independence Day (Friday), Offices Closed  
July 5 – Independence Day Parade (Saturday), 10:30 am  
July 8 – DDA/EDC Meeting, 1:30 pm  
July 8 – Parks and Recreation Committee, 4 pm

July 17 – Public Services Committee, 12 pm  
July 28 – Budget & Finance Committee, 5 pm  
July 28 – Council Meeting, 6 pm  
August 6 – Personnel & Public Safety, 4 pm



## **Cass City Police Department**

6506 Main Street

P.O. Box 123

Cass City, Michigan 48726-0123

Phone: (989) 872-2911

Fax: (989) 872-4855

email: [ccpdfreeman@casscity.org](mailto:ccpdfreeman@casscity.org)

Date: June 30, 2025

To: Officer Greg Mroz  
Officer Jeff Wagner

From: Chief James Freeman

Subject: Life Saver Award, Complaint 25-382, 5/03/2025

On May 3, 2025 you responded to a medical call involving what was reported to be a woman choking. When you arrived on scene, you found the victim unresponsive and without a pulse. Both of you took immediate action: Officer Mroz began chest compressions while Officer Wagner checked for and maintained a clear airway.

Not only did you continue these life saving measures until MMR arrived, but you continued as they began preparing their equipment. Once MMR took over, you continued to assist on scene until a pulse was restored. I am confident that this would not have happened without the quick action that you took.

As you are aware, the victim was subsequently transported to Saginaw via Flight Care where it was found that she suffered a heart attack. While your initial action is more than commendable, you continued to follow up with the family for updates on the victim. It is this action that I am most proud of, your true concern for the citizens of this community.

I want to thank both of you for a job well done. Your professionalism, dedication, and empathy reflect well not only upon yourself, but also our entire Department.

James M Freeman  
Chief of Police





Cass City Village Council  
PUBLIC NOTICE

The Cass City Village Council will be holding a  
Public Hearing at the Municipal Building,  
6506 Main Street, Cass City, Michigan,

**Monday, June 30, 2025 at 6:01 P.M.**

**To receive comments on  
Proposed Ordinance # 206,  
Compensation of Village President and Members**

**And**

**Monday, June 30, 2025 at 6:01 P.M.**

**To receive comments on  
Proposed Ordinance # 207,  
Solar Energy Systems**

**The proposed ordinance can be found on the  
Village Website at [www.casscity.org](http://www.casscity.org)  
Drop down to Government, Ordinances,  
Proposed Ordinance #205 and #207**

The Public is invited to attend.

**Nanette S. Walsh, Clerk/Treasurer**



A Regular Meeting of the Cass City Village Council was held at the Cass City Municipal Building on Monday, May 19, 2025, at 6:00 p.m. Council Members present: President Robert Piaskowski, Trustees: Jeffrey Benkelman, Kevven Dorland, Jordan Goka, Dustin Griesing, Michael Kim and Eric Oslund.

**Public Hearing – Proposed Ordinance #205, Rezoning Nine Parcels from FA-1 and RC to OS-1, Aspire Health Systems**

MOTION# 2025.5.19-01

MOTION by Dorland, Supported by Trustee Benkelman, to open a public hearing to receive comments on the **Proposed Ordinance #205, Rezoning Nine Parcels from FA-1 and RC to OS-1, Aspire Health Systems**. Call Vote: Benkelman: yea, Dorland: yea, Griesing: yea, Goka: yea, Kim: yea, Oslund: yea, Piaskowski: yea. MOTION CARRIED 7 yeas, 0 nays

A Public Hearing began at 6:01 pm to receive public comments on the **Proposed Ordinance #205, Rezoning Nine Parcels from FA-1 and RC to OS-1, Aspire Health Systems**.

There were no comments from the public. There were no comments from the Council.

MOTION# 2025.5.19-02

MOTION by Trustee Oslund Supported by Trustee Kim, to close a public hearing to receive comments on **Proposed Ordinance #205, Rezoning Nine Parcels from FA-1 and RC to OS-1, Aspire Health Systems**. Call Vote: Benkelman: yea, Dorland: yea, Griesing: yea, Goka: yea, Kim: yea, Oslund: yea, Piaskowski: yea. MOTION CARRIED 7 yeas, 0 nays

The Public Hearing was closed at 6:02 pm.

MOTION# 2025.5.19-03

MOTION by Trustee Benkelman, Supported by Trustee Oslund, to receive, approve, and file the minutes of the April 28, 2025, Regular Meeting, as amended:

“MOTION# 2025.4.28-16, MOTION by **President Trustee Kim**, Supported by Trustee Dorland, to set a Public Hearing to receive comments on Proposed Ordinance #205, Rezoning Nine Parcels from RA-1 and RC to OS-1 for Monday, May 19, 2025 at 6:01 pm.”

MOTION CARRIED 7 yeas 0 nays.

MOTION# 2025.5.19-04

MOTION by Trustee Kim, Supported by Trustee Benkelman, to receive, approve, and file the minutes of the May 7, 2025, Committee of the Whole Meeting. MOTION CARRIED 7 yeas 0 nays

MOTION# 2025.5.19-05

MOTION by Trustee Benkelman, Supported by Trustee Oslund to receive, and accept the Financial Statements of April 30, 2025. MOTION CARRIED 7 yeas 0 nays.

During Citizen Comments, Nancy Walsh, 6445 Main Street, inquired on the status of the North Alley Lead and Copper Replacement Project, and voiced support for the project.

MOTION# 2025.5.19-06

MOTION by Trustee Goka, Supported by Trustee Benkelman, to receive and file the Village of Cass City Accounts Payable paid invoices. MOTION CARRIED 7 yeas 0 nays.

MOTION# 2025.5.19-07

MOTION by Trustee Benkelman, Supported by Trustee Goka, to authorize Village President Robert Piaskowski as signatory for certification of the 2025 Tax Rate Request for the Village of Cass City. MOTION CARRIED 7 yeas 0 nays.

MOTION# 2025.5.19-08

MOTION by Trustee Benkelman, Supported by Trustee Griesing, to offer a counter offer of \$110,000 for the sale of 8.01 acres, known as the Hillaker/Doerr Road property and authorize Debora Powell, Village Manager to negotiate and execute purchase agreement documents. Roll Call Vote: Benkelman: yea, Dorland: abstain, Griesing: yea, Goka: yea, Kirn: yea, Oslund: yea, Piaskowski: yea. MOTION CARRIED 6 yeas, 0 nays, 1 Abstain

MOTION# 2025.5.19-09

MOTION by Trustee Goka, Supported by Trustee Benkelman, to introduce and conduct the first reading of Proposed **Ordinance #206, Compensation of Village President and Members**. Roll Call Vote: Benkelman: yea, Dorland: yea, Griesing: no, Goka: yea, Kirn: yea, Oslund: yea, Piaskowski: yea. MOTION CARRIED 6 yeas, 1 nays

MOTION# 2025.5.19-10

MOTION by Trustee Goka, Supported by Trustee Benkelman, to set a Public Hearing to receive comments on Proposed **Ordinance #206, Compensation of Village President and Members** for Monday, June 30, 2025 at 6:01 pm. MOTION CARRIED 7 yeas 0 nays

MOTION# 2025.5.19-11

MOTION by Trustee Kirn, Supported by Trustee Griesing to approve the listing and sale of a 1989 Ford F-700 Dump Truck, a 2002 Dodge Tool Truck, and a 1998 Ford F-700 Blade/Salt Truck using Albrecht Auction/bidnow.us. MOTION CARRIED 7 yeas 0 nays.

MOTION# 2025.5.19-12

MOTION by Trustee Goka, Supported by Trustee Dorland, to receive and file the minutes of the Cass City Downtown Development Authority (DDA) held on April 8, 2025. MOTION CARRIED 7 yeas 0 nays

MOTION# 2025.5.19-13

MOTION by Trustee Dorland, Supported by Trustee Goka, to receive and file the minutes of the Cass City Economic Development Corporation (EDC) held on April 8, 2025. MOTION CARRIED 7 yeas 0 nays

MOTION# 2025.5.19-14

MOTION by Trustee Kirn, Supported by Trustee Benkelman, to receive and file the minutes of the Cass City Planning Commission held on April 8, 2025. MOTION CARRIED 7 yeas 0 nays

MOTION# 2025.5.19-15

MOTION by Dorland, Supported by Trustee Kirn, to conduct the second reading and adopt Proposed **Ordinance #205, Rezoning Nine Parcels from FA-1 and RC to OS-1, Aspire Health Systems**. Call Vote: Benkelman: yea, Dorland: yea, Griesing: yea, Goka: yea, Kirn: yea, Oslund: yea, Piaskowski: yea. MOTION CARRIED 7 yeas, 0 nays

MOTION# 2025.5.19-16

MOTION by Trustee Benkelman, Supported by Trustee Griesing, to introduce and conduct the first reading of Proposed Ordinance **#207, Solar Energy Systems**. Roll Call Vote: Benkelman: yea, Dorland: yea, Griesing: yea, Goka: yea, Kirn: yea, Oslund: yea, Piaskowski: yea. MOTION CARRIED 7 yeas, 0 nays

MOTION# 2025.5.19-17

MOTION by Trustee Goka, Supported by Trustee Benkelman, to set a Public Hearing to receive comments on Proposed Ordinance **#207, Solar Energy Systems** for Monday, June 30, 2025 at 6:03 pm. MOTION CARRIED 7 yeas 0 nays

The Manager's Report was reviewed.

MOTION# 2025.5.19-18

MOTION by Trustee Goka, Supported by Trustee Benkelman, to adjourn the meeting at 7:10 pm. MOTION CARRIED 7 yeas 0 nays.

*Nanette G. Walsh*

Nanette Walsh, CMC, CPFA, CPFIM, MiCPT



Carefully read the instructions on page 2.

This form is issued under authority of MCL Sections 211.24e, 211.34 and 211.34d. Filing is mandatory. Penalties apply.



This form is issued under authority of MCL Sections 211.146, 211.134 and 211.134d. Filing is mandatory. Penalty applies.	
County(ies) Where the Local Government Unit Levies Taxes <b>Tuscola</b>	2025 Taxable Value of ALL Properties in the Unit as of 05-27-2025 <b>69,667,120 plus IFTs</b>
Local Government Unit Requesting Millage Levy <b>Village of Cass City, MI</b>	For LOCAL School Districts: 2025 Taxable Value excluding Principal Residence, Qualified Agricultural, Qualified Forest, Industrial, Personal and Commercial Personal Properties. Filing is required under MCL Sec. 211.119. The following tax rates have been

This form must be completed for each unit of government for which a property tax is levied. Penalty for non-filing is provided under MCL Sec 211.119. The following tax rates have been authorized for levy on the 2025 tax roll.

[illegible]

Prepared by <b>Nanette Walsh</b>	Telephone Number <b>(989) 872-2911</b>	Title of Preparer <b>Clerk/Treasurer</b>	Date <b>05/19/2025</b>
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**CERTIFICATION:** As the representatives for the local government unit named above, we certify that these requested tax levy rates have been reduced, if necessary to comply with the state constitution (Article 9, Section 31) and that the requested levy rates have also been reduced, if necessary, to comply with MCL Sections 211.24c, 211.34 and for LOCAL school districts which levy a Supplemental (Hold Harmless) Millage 380.1211(3).

<input checked="" type="checkbox"/> Clerk	Signature: 	Print Name: Nanette Walsh	Date: 05/19/2025
<input type="checkbox"/> Secretary			
<input type="checkbox"/> Chairperson	Signature: 	Print Name: ROBERT V PEASKOWSKI	Date: 05/19/2025
<input checked="" type="checkbox"/> President			

\* Under Truth in Taxation, MCL Section 211.24e, the governing body may decide to levy a rate which will not exceed the maximum authorized rate allowed in column 9. The requirements of MCL 211.24e must be met prior to levying an operating levy which is larger than the base tax rate but not larger than the rate in column 9.

**\*\* IMPORTANT:** See instructions on page 2 regarding where to find the millage rate used in column (5).

Local School District Use Only. Complete if requesting millage to be levied. See STC Bulletin 2 of 2025 for instructions on completing this section.	
Total School District Operating Rates to be Levied (HH/Supp and NH Oper ONLY)	Rate
For Principal Residence, Qualified Ag. Qualified Forest and Industrial Personal	
For Commercial Personal	
For all Other	



## VILLAGE OF CASS CITY

### Ordinance No. 205

#### AN ORDINANCE TO AMEND THE VILLAGE OF CASS CITY ZONING MAP, IN RELATION TO THE CASS CITY CODE OF ORDINANCES, CHAPTER 46 ZONING, ARTICLE III, ZONING DISTRICT REGULATIONS, DIVISION 7, OFFICE SERVICE DISTRICT

The Village of Cass City ordains approval to amend the Village of Cass City Zoning Map, in full accordance with the Cass City Code of Ordinances:

Chapter 46, Zoning

Article III, Zoning District Regulations

Division 7, Office Service District,

by approving the rezoning request of property owners, currently Hills and Dales Hospital, SELAD Corporation, and Aspire Rural Health Systems, for nine parcels of property located on Hill Street and Hospital Drive and further identified as follows:

**4661 Hospital Drive – 035-500-304-1000-00,**

Legal Description: ELK-C T14N R11E LOT 10 HILLS & DALES SUB 2.

**4657 Hospital Drive – 035-500-304-0900-00,**

Legal Description: ELK-C T14N R11E LOT 9 HILLS & DALES SUB 2 VILL OF CASS CITY.

**6190 Hospital Drive – 035-500-304-0200-00,**

Legal Description: ELK-C T14N R11E W 1/2 OF LOT 3 & LOTS 4-5-6-7 HILLS & DALES SUB 2 VILL OF CASS CITY.

**6230 Hospital Drive – 035-500-304-0300-00,**

Legal Description: ELK-3 T14N R11E LOT 2 & E 1/2 OF LOT 3 HILLS & DALES SUB 2 VILL OF CASS CITY.

**4624 Hill Street – 035-500-303-0300-00,**

Legal Description: ELK-C T14N R11E LOT 3 BLK 3 HILLS & DALES SUB VILL OF CASS CITY.

**Vacant Land on Hill Street – 035-500-303-0400-00,**

Legal Description: ELK-C T14N R11E LOTS 4-5-6 BLK 3 HILLS & DALES SUB VILL OF CASS CITY EX THAT PT OF LOTS 5-6 DEEDED TO HILLS & DALES MED CENTER.

**4672 Hill Street – 035-500-303-0750-00,**

Legal Description: ELK-C T14N R11E BEG AT SW COR OF LOT 7 BLK 3 HILLS & DALES SUB TH N 2430 FT W ALONG WLY LN OF LOT 7 16 FT N 66 DEG 28' E 171.47 FT TO PT ON ELY LN LOT 7 S 23 DEG 32' E 182.02 FT TO NE COR LOT 5 S 71 DEG 09' W 175.73 FT TO PT ON WLY LN LOT 5 NWLY ALONG WLY LN LOT 5 ALONG A 17 DEG 56' CURVE TO LEFT WITH A LONG CHORD BEARING & DIST N 17 DEG 04' 50" W 51.4 FT N 24 DEG 34' W 100.61 FT TO POB PT LOTS 5-6-7 BLK 3. HILLS & DALES SUB VILL OF CASS CITY.

**4674 Hill Street – 035-500-303-0700-00,**

Legal Description: ELK-C T14N R11E LOTS 7-8-9 BLK 3 HILLS & DALES SUB VILL OF CASS CTIY EX THAT PT OF LOT 7 DEEDED TO HILLS & DALES MED CENTER

**4675 Hill Street - 035-500-304-1300-00, Physical Location of Hills and Dales Hospital**

Legal Description: ELK-C T14N R11E LOT 13 HILLS & DALES SUB #2 VILL OF CASS CITY.

Said parcels shall be rezoned from the current zoning classification of Residential (RA-1 and RC) to Office (OS-1) and the Zoning Map shall be amended to reflect this change.

If any provision of this Chapter differs from a provision of any other applicable law, ordinance, rule, or regulation, both provisions of this Chapter and the differing provisions shall apply if possible. If the two (2) provisions are in conflict, then the provision establishing the higher or stricter standard shall apply.

After publication, this ordinance shall be effective immediately.

At a Regular Meeting of the Village of Cass City Council on the 19th day of May, 2025,

**A MOTION TO CONDUCT THE SECOND READING AND ADOPT THE VILLAGE OF CASS CITY, MI PROPOSED ORDINANCE #205, “AN ORDINANCE TO AMEND VILLAGE OF CASS CITY MUNICIPAL CODE CHAPTER 46, ZONING ARTICLE III, DIVISION 9”.**

Was offered by Trustee Dorland, and supported by Trustee Kim

Ayes: 7    Nays: 0

Resolution: **Approved**

**Robert Piaskowski**, Village President,

**Nanette Walsh**, Village Clerk/Treasurer

A Special Meeting of the Cass City Village Council was held Thursday, June 12, 2025 at 12:00 p.m. at the Municipal Building.

Present: President Robert Piaskowski, Trustees: Jeffrey Benkelman, Jordan Goka, Dustin Griesing, Michael Kirn, Eric Oslund

Excused: Kevven Dorland

Staff Present were Debbie Powell, Village Manager, Nanette Walsh, Clerk/Treasurer, Jim Freeman, Police Chief, Bill Claerhout, WWTP Supervisor, Melanie Radabaugh, Parks and Recreation/ Economic Development Director

There were no Citizen's Comments.

Brian Van Zee, Fishbeck Engineering, gave an overview of the bidding process, and a summary of the bids received.

MOTION# 2025.6.12-1

MOTION by Trustee Kirn, Supported by Trustee Benkelman, to approve the low bid award to RCL Construction Company for the construction of the Wastewater Treatment Plant, in the amount of \$14,014,500; and authorize Village Manager Debora Powell to execute the Notice of Award to RCL Construction Company.

Roll Call Vote: Benkelman: no, Dorland: excused, Griesing: no, Goka: no, Kirn: no, Oslund: no, Piaskowski: no. MOTION FAILED 0 yeas 6 nays 1 excused

MOTION# 2025.6.12-2

MOTION by Trustee Kirn, Supported by Trustee Benkelman, to approve the low bid award to RCL Construction Company for the construction of the Wastewater Treatment Plant, in the amount of \$14,014,500; **the award is made subject to the availability of funds, and completion of necessary arrangements with USDA Rural Development**, and authorize Village Manager Debora Powell to execute the Notice of Award to RCL Construction Company.

Roll Call Vote: Benkelman: yea, Dorland: excused, Griesing: yea, Goka: yea, Kirn: yea, Oslund: yea, Piaskowski: yea. MOTION CARRIED 6 yeas 0 nays 1 excused

Village Manager Debbie Powell gave an overview of a proposed commercial purchase agreement for the sale of 2.2 acres in the industrial park, and requested that the Village Council accept, deny or counter offer the proposal

MOTION# 2025.6.12-3

MOTION by Trustee Griesing, Supported by Trustee Benkelman, to approve the commercial purchase agreement with Jay Folske, for 2.2 acres Parcel# 035-033-001-0700-02, in the Industrial Park, in the amount of \$22,000, and authorize Village Manager Debora Powell to execute the commercial purchase agreement and related documents.

-701-

Roll Call Vote: Benkelman: yea, Dorland: excused, Griesing: yea, Goka: yea, Kirn: yea, Oslund: yea, Piaskowski: yea. MOTION CARRIED 6 yeas 0 nays 1 excused

MOTION# 2025.6.12-4

MOTION by Trustee Griesing, Supported by Trustee Benkelman, to adjourn the meeting at 12:43 pm. MOTION CARRIED 6 yeas 0 nays.

Respectfully submitted,

*Nanette Walsh*

Clerk/Treasurer, Village of Cass City

# **Village of Cass City**

## **Financial Statements**

**Month Ending 5/31/25**

**42% of Fiscal Year**



User: NAN

PERIOD ENDING 05/31/2025

% Fiscal Year Completed: 41.37

DB: Cass City

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDTGT USED
			INCR	(DECR)				
Fund 101 - GENERAL FUND								
101-000-402.000	REAL PROPERTY TAXES	677,990.00	0.00		0.00	0.00	677,990.00	0.00
101-000-404.000	REAL PROPERTY TX-PA359 (PROMOTIONS)	37,000.00	0.00		0.00	0.00	37,000.00	0.00
101-000-405.000	SPECIAL ASSESSMENT REVENUES	71,200.00	0.00		0.00	0.00	71,200.00	0.00
101-000-410.000	PERSONAL PROPERTY TAXES	60,393.00	0.00		0.00	0.00	60,393.00	0.00
101-000-418.000	PER PROP TAX-PA 359 (PROMOTIONS)	3,000.00	0.00		0.00	0.00	3,000.00	0.00
101-000-445.000	PENALTIES & INTEREST TAXES	262.00	0.00		0.00	0.00	262.00	0.00
101-000-447.000	COLLECTION FEES TAXES	11,000.00	0.00		0.00	0.00	11,000.00	0.00
101-000-451.000	LIQUOR LICENSE FEES	2,000.00	385.00		385.00	0.00	1,615.00	19.25
101-000-543.000	STATE GRANT-PA 302 FUNDS	1,043.00	0.00		1,042.50	0.00	0.50	99.95
101-000-573.000	LOCAL COMM STABILIZATION SHARE (LCAS)	165,000.00	90,417.66		90,417.66	0.00	74,582.34	54.80
101-000-574.000	STATE SHARED REVENUE	328,786.00	0.00		44,281.00	0.00	284,505.00	13.47
101-000-575.000	STATE SHARED REV, EVIP	61,791.00	0.00		9,902.00	0.00	51,889.00	16.02
101-000-581.000	REVENUES, CCPS: SCHOOL.RESOURCE.OFFICER	70,000.00	6,056.35		25,231.37	0.00	44,768.63	36.04
101-000-582.000	REVENUES, MCOLES GRANT, CPE/TRAINING	6,000.00	0.00		6,000.00	0.00	0.00	100.00
101-000-584.000	RESTITUTION FUNDS, CCPD	21.00	0.00		20.74	0.00	0.26	98.76
101-000-607.000	CABLE FRANCHISE FEES	30,000.00	7,442.56		7,442.56	0.00	22,557.44	24.81
101-000-608.000	ZONING PERMIT FEES	5,000.00	135.00		615.00	0.00	4,385.00	12.30
101-000-609.000	RENTAL REGISTRATION FEES	1,000.00	0.00		0.00	0.00	1,000.00	0.00
101-000-625.000	MISCELLANEOUS REVENUES	2,800.00	75.00		342.00	0.00	2,458.00	12.21
101-000-640.000	REFUSE FEES	177,797.00	13,499.26		53,789.21	0.00	124,007.79	30.25
101-000-651.000	SWIMMING FEES	73,388.00	11,775.00		15,495.00	0.00	57,893.00	21.11
101-000-652.000	ARTS / CRAFTS FEES	31,200.00	7,150.00		8,425.00	0.00	22,775.00	27.00
101-000-653.000	OTHER RECREATION FEES	5,800.00	1,935.00		3,115.00	0.00	2,685.00	53.71
101-000-655.000	ORDNANCE FINES	1,500.00	19.80		392.19	0.00	1,107.81	26.15
101-000-662.000	REFUSE PENALTIES	3,976.00	251.79		1,203.46	0.00	2,772.54	30.27
101-000-664.000	INTEREST & DIVIDENDS	15,000.00	180.42		4,806.83	0.00	10,193.17	32.05
101-000-671.000	MISCELLANEOUS REIMBURSEMENT	5,000.00	0.00		1,070.00	0.00	3,930.00	21.40
101-000-674.000	POOL DONATIONS/SPONSORSHIPS	5,500.00	0.00		300.00	0.00	5,200.00	5.45
101-000-675.000	DONATIONS FROM PUBLIC & PRIVATE	10,000.00	2,000.00		2,000.00	0.00	8,000.00	20.00
101-000-678.000	DONATIONS, MUSIC IN THE PARK	2,500.00	1,050.00		1,300.00	0.00	1,200.00	52.00
101-000-699.000	TRANSFERS IN, ADMIN CHRG	211,811.00	0.00		0.00	0.00	211,811.00	0.00
101-000-699.100	TRANSFER IN FROM FUND BALANCE	48,000.00	0.00		0.00	0.00	48,000.00	0.00

Fund 101 - GENERAL FUND:

TOTAL REVENUES	2,125,758.00	142,372.84	277,576.52	0.00	1,848,181.48	13.06
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GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
			INCR	(DECR)				
Fund 101 - GENERAL FUND								
101 - COUNCIL		8,008.00	0.00		1,864.27	0.00	6,143.73	23.28
172 - ADMINISTRATIVE		168,192.00	16,198.89		68,630.30	0.00	99,561.70	40.80
215 - CLERK STAFF		203,043.00	15,984.98		77,409.56	0.00	125,633.44	38.12
223 - FINANCE		20,500.00	4,900.00		6,040.00	0.00	14,460.00	29.46
261 - GENERAL GOVERNMENT		110,902.00	10,327.58		36,373.17	0.00	74,528.83	32.80
262 - ELECTIONS		107.00	0.00		0.00	0.00	107.00	0.00
265 - BUILDINGS & GROUNDS		38,013.00	2,568.77		15,314.67	0.00	22,698.33	40.29
291 - COMMUNITY PROMOTION (PA 359)		43,144.00	2,688.00		13,569.69	1,550.00	28,024.31	35.04
301 - POLICE DEPARTMENT		697,872.00	61,294.39		268,791.02	0.00	429,080.98	38.52
315 - CRIME & SAFETY		16,000.00	0.00		0.00	0.00	16,000.00	0.00
411 - MISC GOVERNMENT		13,500.00	0.00		13,500.00	0.00	0.00	100.00
441 - PUBLIC WORKS		87,203.00	792.73		1,014.57	0.00	86,188.43	1.16
520 - SOLID WASTE DISPOSAL		177,797.00	13,317.84		66,589.20	0.00	111,207.80	37.45
722 - PLANNING AND ZONING		71,732.00	1,605.35		17,686.81	0.00	54,045.19	24.66
752 - SWIMMING POOL		160,272.00	10,894.80		13,014.32	0.00	147,257.68	8.12
754 - PARKS DEPARTMENT		252,486.00	23,195.79		62,346.93	2,865.46	187,273.61	25.83
758 - RECREATION / DAYCAMP		23,852.00	273.95		273.95	0.00	23,578.05	1.15

Fund 101 - GENERAL FUND:

TOTAL EXPENDITURES

2,092,623.00      164,043.07      662,418.46      4,415.46      1,425,789.08      31.87

GL NUMBER	DESCRIPTION	2025		ACTIVITY FOR		YTD BALANCE		ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
		AMENDED BUDGET	MONTH 05/31/25	INCR (DECR)	NORM (ABNORM)	05/31/2025				
Fund 202 - MAJOR STREET										
202-000-402.000	MJ ST REAL PROPERTY TAXES	28,247.00	0.00	0.00	0.00	0.00	0.00	0.00	28,247.00	0.00
202-000-410.000	MJ ST PERSONAL PROPERTY TAXES	2,392.00	0.00	0.00	0.00	0.00	0.00	0.00	2,392.00	0.00
202-000-539.000	STATE GRANT, DNR FORESTRY	5,000.00	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00	0.00
202-000-553.000	MJ ST GAS & WEIGHT	295,864.00	25,562.69		50,807.77		0.00	0.00	245,056.23	17.17
202-000-573.000	LOCAL COMM STABILIZATION SHARE (LCAS)	7,372.00	4,559.73		4,559.73		0.00	0.00	2,812.27	61.85
202-000-607.000	PA 48 METRO ACT, TELECOM RT OF WAY	14,638.00	0.00		0.00		0.00	0.00	14,638.00	0.00
202-000-664.000	INTEREST & DIVIDENDS	7,280.00	547.16		5,182.26		0.00	0.00	2,097.74	71.18
202-000-671.000	MJ ST MISC. REIMBURSEMENT	6,968.00	0.00		0.00		0.00	0.00	6,968.00	0.00
202-000-676.000	TRUNK LINE MAINTENANCE CONTRACT	51,576.00	0.00		19,539.26		0.00	0.00	32,036.74	37.88
202-000-690.000	MJ ST 1.5 MILLS CO. BRIDGE TAX	33,621.00	0.00		33,621.43		0.00	0.00	(0.43)	100.00

Fund 202 - MAJOR STREET:

TOTAL REVENUES

452,958.00 30,669.58 113,710.45 0.00 339,247.55 25.10

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25 INCR (DECR)	YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
Fund 202 - MAJOR STREET							
463 - STREET MAINTENANCE		155,265.00	1,503.61	9,127.27	1,234.54	144,903.19	6.67
470 - R. O. W. MAINTENANCE		41,898.00	0.00	92.13	0.00	41,805.87	0.22
474 - SIGNS		7,758.00	0.00	46.99	0.00	7,711.01	0.61
478 - SNOW		103,381.00	0.00	15,185.52	0.00	88,195.48	14.69
486 - TRUNKLINE MAINTENANCE		6,933.00	0.00	180.92	0.00	6,752.08	2.61
488 - TRUNKLINE SWEEPING/FLUSHING		12,778.00	269.12	807.13	0.00	11,970.87	6.32
493 - STATE MONUMENT PROPERTY T.L.		1,322.00	112.18	121.78	0.00	1,200.22	9.21
494 - TRUNKLINE UTILITIES		12,300.00	40.37	160.04	0.00	12,139.96	1.30
497 - TRUNKLINE SNOW REMOVAL		44,706.00	0.00	31,567.09	0.00	13,138.91	70.61
502 - TRUNKLINE FRINGE BENEFITS		8,774.00	31.59	4,457.59	0.00	4,316.41	50.80
Fund 202 - MAJOR STREET:							
TOTAL EXPENDITURES		395,115.00	1,956.87	61,746.46	1,234.54	332,134.00	15.94

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDT USED
			MONTH	05/31/25 INCR (DECR)				
Fund 203 - LOCAL STREET		243,579.00		0.00	0.00	0.00	243,579.00	0.00
203-000-402.000	REAL PROPERTY TAXES	24,647.00		0.00	0.00	0.00	24,647.00	0.00
203-000-410.000	PERSONAL PROPERTY TAXES	5,000.00		0.00	0.00	0.00	5,000.00	0.00
203-000-539.000	STATE GRANT, DNR FORESTRY	116,532.00		9,875.26	19,628.03	0.00	96,903.97	16.84
203-000-553.000	GAS & WEIGHT	66,395.00		41,037.73	41,037.73	0.00	25,357.27	61.81
203-000-573.000	LOCAL COMM STABILIZATION SHARE (LCAS)	10,400.00		632.55	7,156.17	0.00	3,243.83	68.81
203-000-664.000	INTEREST & DIVIDENDS	2,726.00		0.00	0.00	0.00	2,726.00	0.00
203-000-671.000	MISC REIMBURSEMENTS	56,141.00		0.00	55,852.00	0.00	289.00	99.49
203-000-690.000	1.5 MILLS CO. BRIDGE TAX	330,376.00		0.00	0.00	0.00	330,376.00	0.00
203-000-699.000	TRANSFER FROM FUND BALANCE							
Fund 203 - LOCAL STREET:		855,796.00		51,545.54	123,673.93	0.00	732,122.07	14.45
TOTAL REVENUES								

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
			INCR (DECR)					
Fund 203 - LOCAL STREET								
463 - STREET MAINTENANCE		630,376.00	18,388.63		55,662.02	240,503.30	334,210.68	46.98
470 - R. O. W. MAINTENANCE		64,541.00	0.00		92.12	600.00	63,848.88	1.07
474 - SIGNS		8,794.00	0.00		0.00	0.00	8,794.00	0.00
478 - SNOW		67,737.00	0.00		16,331.25	0.00	51,405.75	24.11
494 - TRUNKLINE UTILITIES		89,348.00	6,935.16		28,129.82	0.00	61,218.18	31.48
Fund 203 - LOCAL STREET:								
TOTAL EXPENDITURES		860,796.00	25,323.79		100,215.21	241,103.30	519,477.49	39.65

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
			INCR (DECR)					

Fund 244 - ECONOMIC DEVELOPMENT								
244-000-664.000	INTEREST & DIVIDENDS	250.00	17.47		134.59	0.00	115.41	53.84
244-000-691.000	TRANSFER FROM EDC FUND BALANCE	500.00	0.00		0.00	0.00	500.00	0.00
244-000-692.000	CONTRIBUTION FROM GENERAL FUND	13,500.00	0.00		13,500.00	0.00	0.00	100.00
Fund 244 - ECONOMIC DEVELOPMENT:								
TOTAL REVENUES		14,250.00	17.47		13,634.59	0.00	615.41	95.68



GL NUMBER	DESCRIPTION	ACTIVITY FOR		YTD BALANCE		ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDT USED
		2025	MONTH 05/31/25	05/31/2025	NORM (ABNORM)			
	AMENDED BUDGET	INCR (DECR)						
	Fund 244 - ECONOMIC DEVELOPMENT							
	001 - ADMINISTRATION							
		14,250.00	0.00	4,500.72		0.00	9,749.28	31.58
	Fund 244 - ECONOMIC DEVELOPMENT:							
	TOTAL EXPENDITURES	14,250.00	0.00	4,500.72		0.00	9,749.28	31.58

PERIOD ENDING 05/31/2025  
% Fiscal Year Completed: 41.37

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
			MONTH 05/31/25 INCR (DECR)					
Fund 248 - D.D.A.								
248-000-402.000	CAPTURED TAXES	27,636.00	0.00		0.00	0.00	27,636.00	0.00
248-000-403.000	CAPTURE TOWNSHIP TAXES	5,583.00	0.00		0.00	0.00	5,583.00	0.00
248-000-404.000	CAPTURE COUNTY TAXES	12,758.00	0.00		0.00	0.00	12,758.00	0.00
248-000-625.000	MISC FEES	279.00	0.00		0.00	0.00	279.00	0.00
248-000-664.000	INTEREST & DIVIDENDS	375.00	26.66		470.79	0.00	(95.79)	125.54
248-000-678.000	DONATIONS, PUBLIC AND PRIVATE	0.00	1,235.00		1,235.00	0.00	(1,235.00)	100.00

Fund 248 - D.D.A.:

TOTAL REVENUES	46,631.00	1,261.66	1,705.79	0.00	44,925.21	3.66
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GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25 INCR (DECR)	YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
Fund 248 - D.D.A.							
001 - ADMINISTRATION		40,337.00	3,214.40	21,400.44	0.00	18,936.56	53.05
008 - DDA DEBT SERVICE		6,294.00	0.00	1,839.72	0.00	4,454.28	29.23
Fund 248 - D.D.A.:							
TOTAL EXPENDITURES		46,631.00	3,214.40	23,240.16	0.00	23,390.84	49.84

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25 INCR (DECR)	YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
Fund 408 - WATER RECREATION FUND							
408-000-675.000	DONATIONS, SPLASH PARK PROJECT	520.00	0.00	0.00	0.00	520.00	0.00
Fund 408 - WATER RECREATION FUND:							
TOTAL REVENUES		520.00	0.00	0.00	0.00	520.00	0.00

GL NUMBER	DESCRIPTION	ACTIVITY FOR		YTD BALANCE		ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
		2025	MONTH 05/31/25	05/31/2025	NORM (ABNORM)			
	AMENDED BUDGET	INCR (DECR)						
				0.00	0.00	0.00	520.00	0.00
Fund 408 - WATER RECREATION FUND								
001 - ADMINISTRATION								
Fund 408 - WATER RECREATION FUND:								
TOTAL EXPENDITURES								
				0.00	0.00	0.00	520.00	0.00

PERIOD ENDING 05/31/2025  
% Fiscal Year Completed: 41.37

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
			INCR (DECR)					
Fund 590 - WASTEWATER TREATMENT								
590-000-609.000	SEWER MISC REVENUES	28,922.00	4,640.00		14,480.00	0.00	14,442.00	50.07
590-000-628.000	SEWER OMR FEES	445,754.00	37,814.99		150,918.84	0.00	294,835.16	33.86
590-000-629.000	SEWER USAGE FEES PER 1K GALLONS	577,235.00	45,232.34		181,235.38	0.00	395,999.62	31.40
590-000-636.000	SEWER CONNECTIONS	1,000.00	0.00		0.00	0.00	1,000.00	0.00
590-000-662.000	SEWER SERVICE PENALTIES	25,600.00	1,656.82		7,582.46	0.00	18,017.54	29.62
590-000-664.000	INTEREST & DIVIDENDS	15,080.00	827.93		8,529.90	0.00	6,550.10	56.56

Fund 590 - WASTEWATER TREATMENT:

TOTAL REVENUES	1,093,591.00	90,172.08	362,746.58	0.00	730,844.42	33.17
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GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25 INCR (DECR)	YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
Fund 590 - WASTEWATER TREATMENT							
001 - ADMINISTRATION		236,421.00	11,361.48	55,553.88	0.00	180,867.12	23.50
002 - TREATMENT AND PUMPING		431,846.00	21,853.46	115,420.74	2,066.00	314,359.26	27.21
003 - COLLECTIONS		127,691.00	2,095.06	2,785.32	0.00	124,905.68	2.18
004 - MAINTENANCE		187,375.00	16,503.46	70,436.61	0.00	116,938.39	37.59
Fund 590 - WASTEWATER TREATMENT:							
TOTAL EXPENDITURES		983,333.00	51,813.46	244,196.55	2,066.00	737,070.45	25.04

PERIOD ENDING 05/31/2025

User: NAN

% Fiscal Year Completed: 41.37

DB: Cass City

ACTIVITY FOR  
MONTH 05/31/25  
INCR (DECR)

YTD BALANCE  
05/31/2025  
NORM (ABNORM)

UNENCUMBERED  
BALANCE

ENCUMBERED  
YEAR-TO-DATE

% BDGT  
USED

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	INCR (DECR)	YTD BALANCE 05/31/2025 NORM (ABNORM)	UNENCUMBERED BALANCE	ENCUMBERED YEAR-TO-DATE	% BDGT USED
Fund 591 - WATER SYSTEM							
591-000-545.000	STATE GRANT - TMF LSLR	20,529.00	0.00	0.00	20,529.00	0.00	0.00
591-000-628.000	WATER OMR FEES	381,072.00	32,755.03	157,918.26	223,153.74	0.00	41.44
591-000-629.000	WATER USAGE FEES PER 1000 GALLONS	414,022.00	30,334.31	102,029.39	311,992.61	0.00	24.64
591-000-636.000	CONNECTIONS	2,000.00	0.00	0.00	2,000.00	0.00	0.00
591-000-646.000	BULK WATER SALES REVENUE	2,200.00	159.50	648.50	1,551.50	0.00	29.48
591-000-662.000	SERVICE PENALTIES	20,000.00	1,042.26	5,790.20	14,209.80	0.00	28.95
591-000-664.000	INTEREST & DIVIDENDS	20,000.00	1,151.82	12,643.30	7,356.70	0.00	63.22
591-000-665.000	BUILDING LEASE REVENUES	55,145.00	0.00	0.00	55,145.00	0.00	0.00
591-000-671.000	MISC. REIMBURSEMENTS	6,000.00	(3,997.50)	(3,772.50)	9,772.50	0.00	(62.88)
591-000-698.000	PROCEEDS FROM INSTALLMENT PURCHASE LOAN	650,000.00	0.00	0.00	650,000.00	0.00	0.00

Fund 591 - WATER SYSTEM:

TOTAL REVENUES	1,570,968.00	61,445.42	275,257.15	0.00	1,295,710.85	17.52
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GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
			MONTH 05/31/25 INCR (DECR)					
Fund 591 - WATER SYSTEM								
001 - ADMINISTRATION		211,807.00	12,157.59		54,287.39	0.00	157,519.61	25.63
002 - TREATMENT AND PUMPING		274,811.00	7,272.59		58,480.14	1,565.46	214,765.40	21.85
003 - COLLECTIONS		1,011,029.00	10,916.34		26,107.68	2,793.75	982,127.57	2.86
004 - MAINTENANCE		24,034.00	188.25		1,646.20	0.00	22,387.80	6.85
013 - TMF - LSLR GRANT		20,529.00	4,478.05		4,478.05	0.00	16,050.95	21.81

Fund 591 - WATER SYSTEM:

TOTAL EXPENDITURES

1,542,210.00	35,012.82	144,999.46	4,359.21	1,392,851.33	9.68
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## REVENUE REPORT

PERIOD ENDING 05/31/2025

% Fiscal Year Completed: 41.37

ACTIVITY FOR

YTD BALANCE  
05/31/2025  
NORM (ABNORM)ENCUMBERED  
YEAR-TO-DATEUNENCUMBERED  
BALANCE% BDGT  
USED

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	MONTH 05/31/25 INCR (DECR)	YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
Fund 651 - MOTOR VEHICLE & EQUIPMENT							
651-000-654.000	DPW CONTRACTING REVENUES	1,607.00	48.56	48.56	0.00	1,558.44	3.02
651-000-664.000	INTEREST & DIVIDENDS	10,400.00	529.16	6,188.03	0.00	4,211.97	59.50
651-000-670.000	INTERDEPARTMENT RENTALS	453,149.00	31,038.17	124,117.69	0.00	329,031.31	27.39
651-000-671.000	MISC REIMBURSEMENTS	416.00	0.00	0.00	0.00	416.00	0.00
651-000-673.000	SALE OF ASSETS	12,480.00	0.00	5,831.00	0.00	6,649.00	46.72
651-000-699.000	TRANSFER FROM FUND BALANCE	48,791.00	0.00	0.00	0.00	48,791.00	0.00

Fund 651 - MOTOR VEHICLE &amp; EQUIPMENT:

TOTAL REVENUES	526,843.00	31,615.89	136,185.28	0.00	390,657.72	25.85
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TOTAL REVENUES - ALL FUNDS

6,687,315.00	409,100.48	1,304,490.29	0.00	5,382,824.71	19.51
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GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR		YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
			MONTH 05/31/25 INCR (DECR)					
Fund 651 - MOTOR VEHICLE & EQUIPMENT								
001 - ADMINISTRATION		451,675.00	8,298.90		108,184.25	241,368.37	102,122.38	77.39
Fund 651 - MOTOR VEHICLE & EQUIPMENT:								
TOTAL EXPENDITURES		451,675.00	8,298.90		108,184.25	241,368.37	102,122.38	77.39
TOTAL EXPENDITURES - ALL FUNDS								
		6,387,153.00	289,663.31		1,349,501.27	494,546.88	4,543,104.85	28.87



## REVENUE AND EXPENDITURE REPORT

PERIOD ENDING 05/31/2025

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25 INCR (DECR)	YTD BALANCE 05/31/2025 NORM (ABNORM)	ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
Fund 101 - GENERAL FUND							
Fund 101 - GENERAL FUND:							
TOTAL REVENUES		2,125,758.00	142,372.84	277,576.52	0.00	1,848,181.48	13.06
TOTAL EXPENDITURES		2,092,623.00	164,043.07	662,418.46	4,415.46	1,425,789.08	31.87
NET OF REVENUES & EXPENDITURES		33,135.00	(21,670.23)	(384,841.94)	(4,415.46)	422,392.40	
Fund 202 - MAJOR STREET							
Fund 202 - MAJOR STREET:							
TOTAL REVENUES		452,958.00	30,669.58	113,710.45	0.00	339,247.55	25.10
TOTAL EXPENDITURES		395,115.00	1,956.87	61,746.46	1,234.54	332,134.00	15.94
NET OF REVENUES & EXPENDITURES		57,843.00	28,712.71	51,963.99	(1,234.54)	7,113.55	
Fund 203 - LOCAL STREET							
Fund 203 - LOCAL STREET:							
TOTAL REVENUES		855,796.00	51,545.54	123,673.93	0.00	732,122.07	14.45
TOTAL EXPENDITURES		860,796.00	25,323.79	100,215.21	241,103.30	519,477.49	39.65
NET OF REVENUES & EXPENDITURES		(5,000.00)	26,221.75	23,458.72	(241,103.30)	212,644.58	
Fund 244 - ECONOMIC DEVELOPMENT							
Fund 244 - ECONOMIC DEVELOPMENT:							
TOTAL REVENUES		14,250.00	17.47	13,634.59	0.00	615.41	95.68
TOTAL EXPENDITURES		14,250.00	0.00	4,500.72	0.00	9,749.28	31.58
NET OF REVENUES & EXPENDITURES		0.00	17.47	9,133.87	0.00	(9,133.87)	
Fund 408 - WATER RECREATION FUND							
Fund 408 - WATER RECREATION FUND:							
TOTAL REVENUES		46,631.00	1,261.66	1,705.79	0.00	44,925.21	3.66
TOTAL EXPENDITURES		46,631.00	3,214.40	23,240.16	0.00	23,390.84	49.84
NET OF REVENUES & EXPENDITURES		0.00	(1,952.74)	(21,534.37)	0.00	21,534.37	
Fund 590 - WASTEWATER TREATMENT							
Fund 590 - WASTEWATER TREATMENT:							
TOTAL REVENUES		520.00	0.00	0.00	0.00	520.00	0.00
TOTAL EXPENDITURES		520.00	0.00	0.00	0.00	520.00	0.00
NET OF REVENUES & EXPENDITURES		0.00	0.00	0.00	0.00	0.00	
Fund 591 - WATER SYSTEM							
Fund 591 - WATER SYSTEM:							
TOTAL REVENUES		1,093,591.00	90,172.08	362,746.58	0.00	730,844.42	33.17
TOTAL EXPENDITURES		983,333.00	51,813.46	244,196.55	2,066.00	737,070.45	25.04
NET OF REVENUES & EXPENDITURES		110,258.00	38,358.62	118,550.03	(2,066.00)	(6,226.03)	
Fund 651 - MOTOR VEHICLE & EQUIPMENT							
Fund 651 - MOTOR VEHICLE & EQUIPMENT:							
TOTAL REVENUES		1,570,968.00	61,445.42	275,257.15	0.00	1,295,710.85	17.52
TOTAL EXPENDITURES		1,542,210.00	35,012.82	144,999.46	4,359.21	1,392,851.33	9.68
NET OF REVENUES & EXPENDITURES		28,758.00	26,432.60	130,257.69	(4,359.21)	(97,140.48)	
Fund 651 - MOTOR VEHICLE & EQUIPMENT							
Fund 651 - MOTOR VEHICLE & EQUIPMENT:							
TOTAL REVENUES		526,843.00	31,615.89	136,185.28	0.00	390,657.72	25.85
TOTAL EXPENDITURES		451,675.00	8,298.90	108,184.25	241,368.37	102,122.38	77.39
NET OF REVENUES & EXPENDITURES		75,168.00	23,316.99	28,001.03	(241,368.37)	288,535.34	

REVENUE AND EXPENDITURE REPORT  
 PERIOD ENDING 05/31/2025

GL NUMBER	DESCRIPTION	2025 AMENDED BUDGET	ACTIVITY FOR MONTH 05/31/25 INCR (DECR)	YTD BALANCE 05/31/2025 NORM (ABNORM)		ENCUMBERED YEAR-TO-DATE	UNENCUMBERED BALANCE	% BDGT USED
		6,687,315.00	409,100.48	1,304,490.29		0.00	5,382,824.71	19.51
		6,387,153.00	289,663.31	1,349,501.27		494,546.88	4,543,104.85	28.87
		300,162.00	119,437.17	(45,010.98)		(494,546.88)	839,719.86	

TOTAL REVENUES - ALL FUNDS  
 TOTAL EXPENDITURES - ALL FUNDS  
 NET OF REVENUES & EXPENDITURES



VILLAGE OF CASS CITY  
PROPOSED ORDINANCE NO. 206

TO AMEND THE VILLAGE CODE OF ORDINANCES;  
ARTICLE II, VILLAGE COUNCIL,  
SECTION 2-31, COMPENSATION OF PRESIDENT AND MEMBERS

THE VILLAGE OF CASS CITY ORDAINS:

The Village Council of Cass City hereby amends the Village Ordinance, Article II, Village Council, Section 2-31, Compensation of president and members.

“Section 2-31, Compensation of president and members.

- (a) The president of the Village shall be paid an allowance of \$50.00 for each village meeting attended.
- (b) The members of the Village Council shall each be paid an allowance of \$40.00 for each village meeting attended.
- (c) On the first day of each Fiscal Year, the Village Council Allowances shall be increased by the Consumer Price Index (CPI), creating a new base for Village Council Allowances.
- (d) Updated Allowance Rates become effective on January 1<sup>st</sup> of each year.

A MOTION TO **CONDUCT THE FIRST READING AND ADOPT** AN AMENDMENT  
TO THE VILLAGE CODE OF ORDINANCES; ARTICLE II, VILLAGE COUNCIL,  
SECTION 2-31, COMPENSATION OF PRESIDENT AND MEMBERS

Was offered by Trustee \_\_\_\_\_ and supported by Trustee \_\_\_\_\_

Ayes:      Nays:

Resolution: Approved / Not Approved

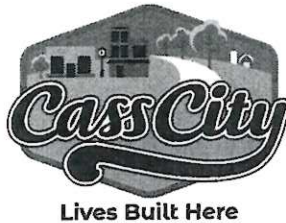
Section 2. This Ordinance is hereby declared to have been adopted by the Village of Cass City Council at a meeting thereof duly called and held on the \_\_\_\_ day of \_\_\_\_\_, 2025 and ordered to be given effect immediately upon its adoption.

\_\_\_\_\_, Village President      \_\_\_\_\_, Village Clerk

Notice of adoption published in the Tuscola County Advertiser on \_\_\_\_\_, 2025.

**CERTIFICATION**

I hereby certify that the foregoing is a true and complete copy of an Ordinance adopted by the Village Council of the Village of Cass City, County of Tuscola, State of Michigan at a regular meeting of Village Council duly called and held on the \_\_\_\_\_ day of \_\_\_\_\_, 2025.



**TO:** Village President and Council

**FROM:** Debbie Powell, Village Manager

**DATE:** June 30, 2025

**SUBJECT:** Approve proposal from Spicer Group to update the Transportation Improvement Plan for the Village of Cass City.

The Village of Cass City uses Spicer Group to develop our Street Asset Management Plan. Their plans aid in determining the condition assessment and plan for addressing the improvements to the Village's street network. It has been two years since a visual inspection of the roadway has been performed. Spicer's proposal includes gathering and updating the PASER ratings of the Village's streets and preparing a 6-year transportation improvement plan for the Village. This plan will give the Village a comprehensive look at current pavement conditions and future pavement infrastructure needs. The services include preparing the cost estimates for the recommended street work which is necessary for our budgeting process and six-year Capital Improvement Plan.

Spicer will also prepare a file for incorporation in our Geographical Information Systems (GIS) software ESRI. Our staff does not have the ability to merge the data. I have contacted an additional contractor, EMCOG, who will be able to provide those services for a fee of \$1,347. Training for staff on how to update and maintain our ESRI database will be provided as part of the EMCOG services also.

Spicer's fee to complete the services is \$9,500. It is recommended to use accounts Contracted Services, Major Streets #202-463-800 and Contracted Services, Local Streets #203-463-800.

This work will complete one of our 2025 Strategic Planning Goals concerning updating our Infrastructure plans.

**MOTION: Approve proposal from Spicer Group to update the Transportation Improvement Plan for the Village of Cass City in the amount of \$9,500.**

This institution is an equal opportunity provider and employer.

6506 Main St., P.O. Box 123, Cass City, MI 48726 \* 989-872-2911 \* Fax 989-872-4855 \*  
TTY 989-872-4742 or e-mail: [casscity.org](mailto:casscity.org)





May 28, 2025

Debbie Powell, Manager  
Village of Cass City  
6506 Main Street  
Cass City, MI 48726

RE: Transportation Improvement Plan  
Village of Cass City

Debbie:

In response to your request, this is Spicer Group's proposal to you to update the Transportation Improvement Plan for the Village of Cass City.

**Background**

The Village has developed a Street Asset Management Plan to aid in determining a condition assessment and capital improvement plan for addressing the improvements to the Village's street network.

The *Asset Management Guide for Local Agencies in Michigan*, Michigan Transportation Asset Management Council, March 2006, (GUIDE) states:

*In Michigan, asset management is defined as "an ongoing process of maintaining, upgrading, and operating physical assets cost-effectively, based on a continuous physical inventory and condition assessment. "Asset management consists of a set of business principles and practices for improving resource allocation decisions. It requires a shift from a traditional tactical project management approach to a strategic, comprehensive systems management concept.*

The core components of an AMP as outlined in the GUIDE include:

- Inventory and Assess the current condition
- Set program targets and funding levels
- Identify candidate projects
- Set priorities and develop multi-year program
- Report results

This proposal includes gathering and updating the PASER ratings of the Village's streets and preparing a 6 year transportation improvement plan for the Village that will give the Village a comprehensive look at current pavement conditions and future pavement infrastructure needs.

### **Scope of Professional Services**

Spicer Group's scope of professional services for this project follows:

#### **Update the Transportation Improvement Plan (TIP)**

- Set Program Targets and Funding Levels
  - Develop estimates for average unit costs to create a mix of fixes for a variety of different types of roadwork which may include items such as overlays, sealants, crush & shape, reconstruct, etc.
  - Estimate future funding levels based on current general fund revenues and expenditures, expected Act 51 funds, and other sources of revenue.
- Update PASER ratings and provide a new map of the current street conditions reflecting the PASER ratings.
- Provide a shapefile of the new map for import into the Village's GIS Database.
- Identify candidate projects by using a hybrid approach of using recommendations based on PASER ratings, by field inspections and local knowledge of the area.
- Set Priorities and Develop a Multi-Year Transportation Improvement Plan (TIP)
  - A fundamental goal of any asset management effort is to apply the right fix at the right time in the right place. The multiyear program documents the results of this process. Michigan's asset management legislation calls for agencies to develop a three-year program that is updated annually. Often agencies use a "rolling program" – which involves reviewing and updating the projects in the first two years of the existing three-year program and then selecting projects for the new third year.
  - Review the priorities for consistency with the management system recommendations vs. the Village's target goals.
  - Prioritize candidate projects by reviewing the goals, scoring, and planned future infrastructure projects from the other infrastructure AMP's being performed.
  - Build the multi-year program by comparing the available funds with the prioritized projects and assemble a list of ranked candidate projects.

### **Services Not Included**

The following is not included in our Scope of Professional Services.

Roadsoft Data Updating - We understand that we provide updated PASER ratings in excel format.

**Fee Schedule**

Our proposed fee schedule follows. We will submit monthly invoices to you for our professional services, any additional authorized services and any reimbursable expenses.

1. Update PASER Ratings, PASER Map, and Development of 6 Year Transportation Improvement Plan (TIP). Provide a shapefile of the new map for import into the Village's GIS Database.

➤ A lump sum in the amount of \$9,500.

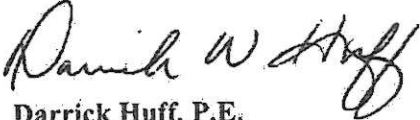
We have calculated these fees based our understanding of what you want us to do and what you have told us.

Attached to this letter is a copy of our general conditions for our services, which are part of this agreement. Any changes to this agreement must be agreed to by both of us.

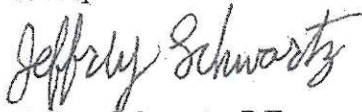
If this proposal meets with your approval, please acknowledge this approval with an authorized signature below and return the enclosed copy to us.

We deeply appreciate your confidence in Spicer Group, and we look forward to working with you and for you on this project.

Sincerely,



**Darrick Huff, P.E.**  
Principal



**Jeffrey Schwartz, P.E.**

Project Manager

**SPICER GROUP, INC**  
230 S. Washington Avenue  
Saginaw, MI 48607  
Phone: (989) 754-4717 ext. 5751  
Fax: (989) 754-4440  
E-mail: [jeffs@spicergroup.com](mailto:jeffs@spicergroup.com)

Above proposal accepted and approved  
by Owner.

**VILLAGE OF CASS CITY**

By: \_\_\_\_\_  
Authorized Signature

Date: \_\_\_\_\_

cc: SGI File 138756SG2025  
KAJ/ACCTG







Moving Forward Working Together

June 30, 2025

To: Village President and Council

From: Deboria L. Powell, Village Manager

RE: **Approve USDA/RD Loan Resolution**

Per the attached proposed resolution, the Village of Cass City is tasked to approve a USDA/RD Loan Resolution for the issuance of bonds to finance the Wastewater Treatment Plant Project.

This resolution is one of the Post-Bid Items that are needed by USDA/RD prior to set up the bond closing and preconstruction meeting.

As the official representative of the Village of Cass City, Robert Piaskowski, has been listed as signer of these documents, and approval is requested to authorize his execution of these documents.

Therefore:

**MOTION: To approve the USDA/RD Loan resolution for the WWTP Project, in the amount of \$8,294,000, and authorize Robert Piaskowski, Village President to sign and execute the documents.**

In accordance with Federal Law and U.S. Department of Agriculture policy, this institution is prohibited from discriminating on the basis of race, color, national origin, sex, age or disability.

This institution is an equal opportunity provider and employer.

6506 Main St., P.O. Box 123, Cass City, MI 48726 \* 989-872-2911 \* Fax 989-872-4855 \*  
TTY 989-872-4742 or e-mail: [casscity.org](mailto:casscity.org)



**LOAN RESOLUTION**  
(Public Bodies)A RESOLUTION OF THE **Village Council**OF THE **Village of Cass City**

AUTHORIZING AND PROVIDING FOR THE INCURRENCE OF INDEBTEDNESS FOR THE PURPOSE OF PROVIDING A PORTION OF THE COST OF ACQUIRING, CONSTRUCTING, ENLARGING, IMPROVING, AND/OR EXTENDING ITS

**Wastewater Treatment Plant**

FACILITY TO SERVE AN AREA LAWFULLY WITHIN ITS JURISDICTION TO SERVE.

WHEREAS, it is necessary for the **Village of Cass City**

(Public Body)

(herein after called Association) to raise a portion of the cost of such undertaking by issuance of its bonds in the principal amount of

**Eight Million Two Hundred Ninety-Four Thousand & 00 100**pursuant to the provisions of **PA 94 of 1933 as amended**; and**WHEREAS**, the Association intends to obtain assistance from the United States Department of Agriculture, (herein called the Government) acting under the provisions of the Consolidated Farm and Rural Development Act (7 U.S.C. 1921 et seq.) in the planning, financing, and supervision of such undertaking and the purchasing of bonds lawfully issued, in the event that no other acceptable purchaser for such bonds is found by the Association:**NOW THEREFORE**, in consideration of the premises the Association hereby resolves:

1. To have prepared on its behalf and to adopt an ordinance or resolution for the issuance of its bonds containing such items and in such forms as are required by State statutes and as are agreeable and acceptable to the Government.
2. To refinance the unpaid balance, in whole or in part, of its bonds upon the request of the Government if at any time it shall appear to the Government that the Association is able to refinance its bonds by obtaining a loan for such purposes from responsible cooperative or private sources at reasonable rates and terms for loans for similar purposes and periods of time as required by section 333(c) of said Consolidated Farm and Rural Development Act (7 U.S.C. 1983(c)).
3. To provide for, execute, and comply with Form RD 400-4, "Assurance Agreement," and Form RD 400-1, "Equal Opportunity Agreement," including an "Equal Opportunity Clause," which clause is to be incorporated in, or attached as a rider to, each construction contract and subcontract involving in excess of \$10,000.
4. To indemnify the Government for any payments made or losses suffered by the Government on behalf of the Association. Such indemnification shall be payable from the same source of funds pledged to pay the bonds or any other legal ly permissible source.
5. That upon default in the payments of any principal and accrued interest on the bonds or in the performance of any covenant or agreement contained herein or in the instruments incident to making or insuring the loan, the Government at its option may (a) declare the entire principal amount then outstanding and accrued interest immediately due and payable, (b) for the account of the Association (payable from the source of funds pledged to pay the bonds or any other legally permissible source), incur and pay reasonable expenses for repair, maintenance, and operation of the facility and such other reasonable expenses as may be necessary to cure the cause of default, and/or (c) take possession of the facility, repair, maintain, and operate or rent it. Default under the provisions of this resolution or any instrument incident to the making or insuring of the loan may be construed by the Government to constitute default under any other instrument held by the Government and executed or assumed by the Association, and default under any such instrument may be construed by the Government to constitute default hereunder.
6. Not to sell, transfer, lease, or otherwise encumber the facility or any portion thereof, or interest therein, or permit others to do so, without the prior written consent of the Government.
7. Not to defease the bonds, or to borrow money, enter into any contractor agreement, or otherwise incur any liabilities for any purpose in connection with the facility (exclusive of normal maintenance) without the prior written consent of the Government if such undertaking would involve the source of funds pledged to pay the bonds.
8. To place the proceeds of the bonds on deposit in an account and in a manner approved by the Government. Funds may be deposited in institutions insured by the State or Federal Government or invested in readily marketable securities backed by the full faith and credit of the United States. Any income from these accounts will be considered as revenues of the system.
9. To comply with all applicable State and Federal laws and regulations and to continually operate and maintain the facility in good condition.
10. To provide for the receipt of adequate revenues to meet the requirements of debt service, operation and maintenance, and the establishment of adequate reserves. Revenue accumulated over and above that needed to pay operating and maintenance, debt service and reserves may only be retained or used to make prepayments on the loan. Revenue cannot be used to pay any expenses which are not directly incurred for the facility financed by USDA. No free service or use of the facility will be permitted.

*According to the Paperwork Reduction Act of 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0572-0121. The time required to complete this information collection is estimated to average 1 hour per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information.*

11. To acquire and maintain such insurance and fidelity bond coverage as may be required by the Government.
12. To establish and maintain such books and records relating to the operation of the facility and its financial affairs and to provide for required audit thereof as required by the Government, to provide the Government a copy of each such audit without its request, and to forward to the Government such additional information and reports as it may from time to time require.
13. To provide the Government at all reasonable times access to all books and records relating to the facility and access to the property of the system so that the Government may ascertain that the Association is complying with the provisions hereof and of the instruments incident to the making or insuring of the loan.
14. That if the Government requires that a reserve account be established, disbursements from that account(s) may be used when necessary for payments due on the bond if sufficient funds are not otherwise available and prior approval of the Government is obtained. Also, with the prior written approval of the Government, funds may be withdrawn and used for such things as emergency maintenance, extensions to facilities and replacement of short lived assets.
15. To provide adequate service to all persons within the service area who can feasibly and legally be served and to obtain USDA's concurrence prior to refusing new or adequate services to such persons. Upon failure to provide services which are feasible and legal, such person shall have a direct right of action against the Association or public body.
16. To comply with the measures identified in the Government's environmental impact analysis for this facility for the purpose of avoiding or reducing the adverse environmental impacts of the facility's construction or operation.
17. To accept a grant in an amount not to exceed \$ 7,605,723.00

under the terms offered by the Government; that the \_\_\_\_\_

and \_\_\_\_\_ of the Association are hereby authorized and empowered to take all action necessary or appropriate in the execution of all written instruments as may be required in regard to or as evidence of such grant; and to operate the facility under the terms offered in said grant agreement(s).

The provisions hereof and the provisions of all instruments incident to the making or the insuring of the loan, unless otherwise specifically provided by the terms of such instrument, shall be binding upon the Association as long as the bonds are held or insured by the Government or assignee. The provisions of sections 6 through 17 hereof may be provided for in more specific detail in the bond resolution or ordinance; to the extent that the provisions contained in such bond resolution or ordinance should be found to be inconsistent with the provisions hereof, these provisions shall be construed as controlling between the Association and the Government or assignee.

The vote was: Yeas \_\_\_\_\_ Nays \_\_\_\_\_ Absent \_\_\_\_\_

IN WITNESS WHEREOF, the **Village Council** \_\_\_\_\_ of the

**Village of Cass City** \_\_\_\_\_ has duly adopted this resolution and caused it

to be executed by the officers below in duplicate on this \_\_\_\_\_, \_\_\_\_\_ day of \_\_\_\_\_

(SEAL)

Attest:

By

**Robert Piaskowski**

Title

**Village President**

\_\_\_\_\_  
Title \_\_\_\_\_

**CERTIFICATION TO BE EXECUTED AT LOAN CLOSING**

I, the undersigned, as \_\_\_\_\_ of the **Village of Cass City**  
hereby certify that the **Village Council** \_\_\_\_\_ of such Association is composed of  
\_\_\_\_\_ members, of whom, \_\_\_\_\_ constituting a quorum, were present at a meeting thereof duly called and  
held on the \_\_\_\_\_ day of \_\_\_\_\_; and that the foregoing resolution was adopted at such meeting  
by the vote shown above, I further certify that as of \_\_\_\_\_,  
the date of closing of the loan from the United States Department of Agriculture, said resolution remains in effect and has not been  
rescinded or amended in any way.

Dated, this \_\_\_\_\_ day of \_\_\_\_\_

\_\_\_\_\_  
Title \_\_\_\_\_

## **VILLAGE OF CASS CITY**

### **RESOLUTION TO APPROVE NOTICE TO PROCEED FOR FISHBECK ENGINEERING TO THE NEXT PHASE OF CONSTRUCTION FOR THE WASTEWATER TREATMENT PLANT PROJECT**

WHEREAS: On August 28, 2023, the Village Council approved an agreement with Fishbeck Engineering for engineering services for our Wastewater Treatment Plant Project: and

WHEREAS: the approval of the Fishbeck Engineering Agreement was conditional requiring Village Council approval to advance to each phase of the project; and

WHEREAS: Fishbeck Engineering presented their bid recommendation for RCL Construction Company to be the contractor for the Wastewater Treatment Plant Project at the Special Village Council meeting held on June 12, 2025;

NOW, THEREFORE, BE IT RESOLVED, the Village of Cass City approves Notice to Proceed for Fishbeck Engineering to the next phase of Construction for the Wastewater Treatment Plant Project.

ROLL CALL:

AYE:

NAY:

ABSENT:

ABSTAIN:

### **RESOLUTION DECLARED ADOPTED**

\_\_\_\_\_  
Nanette S. Walsh, Village Clerk/Treasurer

I hereby certify that the foregoing constitutes a true and complete copy of a resolution adopted by the Village of Cass City, Tuscola County, Michigan, at a Regular Meeting held on \_\_\_\_\_.

\_\_\_\_\_, Clerk







**TO:** Village President and Council  
**FROM:** Debora L. Powell, Village Manager  
**DATE:** June 30, 2025  
**SUBJECT:** Approve Quote from M&R Concrete for Sidewalk Repair

Through history, we have struggled to receive bids for sidewalk repair. So, for 2025 we contacted local companies to quote our sidewalk work (Eastern Michigan Contracting LLC, CLS Management LLC, and Creative Concrete M&R Concrete, Elite Concrete.) The total lineal ft of sidewalk to be completed in 2025 is 3,702 ft. This includes the worst areas of sidewalk and missing sections around the village, along with new sidewalk on Huron St, Sherman St. and fixing in front of the Post Office.

Quotes were received until June 20, 2025 they were as follows:

- |                                 |             |
|---------------------------------|-------------|
| • Creative Concrete:            | \$40,650.00 |
| • Eastern Michigan Contracting: | \$50,400.00 |
| • M&R Concrete:                 | \$37,169.00 |
| • CLS Management LLC            | \$44,400.00 |
| • Elite Concrete:               | \$39,759.00 |

We recommended the quote by M&R Concrete to perform our 2025 sidewalk work for the Village. We have \$20,000 for Local sidewalks, \$20,000 for Major sidewalks and \$10,000 for the 50/50 match. The quote by M&R Concrete will leave us funds for any emergency sidewalk work, if needed in 2025 to be performed by M&R Concrete.

**MOTION: Approve the low quote by M&R Concrete for the 2025 village sidewalk work in the amount of \$37,169.00 plus a 15% contingency. (202-470-800/203-470-800)**



Village of Cass City

D.B.A. M+R Concrete  
1-989-737-7085

4237 Maple st	28 x 4	112 sq ft	1,064
4223 Maple st	25 x 4	100 sq ft	950
4705 Seeger St	8 x 4	32 sq ft	304
6628 Seed St	28 x 4	112 sq ft	1,064
Sherman St	305 x 4	1,220 sq ft	11,590
Huron St	300 x 4	1,200 sq ft	11,400
Ale St	12 x 4	48 sq ft	456
4529 Seeger St	12 x 4	48 sq ft	456
4261 Maple St	140 x 4	560 sq ft	5,320
Post Office	45 x 6	270 sq ft	2,565

3702 sq ft \$35,169

Curb cuts 45'  
6'  
12'  
12'  

---

75 ft

\$2,500

\$37,169

We Respectfully Request half down  
to complete project, the rest upon completion



**TO:** Village President and Council

**FROM:** Deboria L. Powell, Village Manager

**DATE:** June 30, 2025

**SUBJECT:** Approve Quote for replacement of Wellhouse #3 roof

We would like to have our roof replaced on wellhouse #3. Wellhouse 1 and 2 roofs were replaced in 2024 and wellhouse 3 is 20 plus years old, which makes wellhouse 3 roof past its useful life. Roof replacement in the amount of \$8,000 for the well is included in the Capital Improvement for 2025

Funds are available in account #591-002-970 for \$8,000

Staff recommends the quote by Marlette Roofing and Sheet Metal, to remove and dispose of wet insulation, install new ½" HD insulation, adhere 60mil rubber roof over insulation, flash in vent, and install new metal edge.

**MOTION: Approve the quote by Marlette Roofing and Sheet Metal for the replacement of wellhouse #3 roof, in the amount not to exceed \$6,500.00.**

# MARLETTE ROOFING AND SHEET METAL

2650 Main Street | Marlette, MI 48453

*Proposal for*

## **Village of Cass City**

### **Pump House Roof**


6/11/25

#### **Sled Hill Pump House Roof - Approximately 14' x 21'**

- Remove and dispose of wet insulation.
- Install new 1/2" HD insulation.
- Fully adhere a 60 mil rubber roof over insulation.
- Flash in vent.
- Install new metal edge.

**Not to Exceed:**

**\$6,500.00**

  
Al Patrick, President

\_\_\_\_\_  
Customer Acceptance



**TO:** Village President and Council

**FROM:** Debora L. Powell, Village Manager

**DATE:** June 30, 2025

**SUBJECT:** Purchase of Ferric Chloride for the Wastewater Treatment Plant

The Wastewater Treatment plant needs to purchase a load of Ferric Chloride from Haviland Corporation. Ferric Chloride is used to remove phosphorus from our effluent. Excessive amounts of phosphorus will cause algae growth in the Cass River and would be a violation of our NPDES permit.

Normally we have been able to limit our Ferric orders to once a year, the last order was December 2024. During the acceptance of discharged wastewater from Dairy Farmers of America in April the Village Wastewater Plant needed to use more Ferric Chloride than normal to treat the incoming phosphorus. Due to the event we need to restock our inventory of Ferric Chloride earlier than anticipated.

The cost of the load of Ferric Chloride to not exceed \$14,000.00. Funds are available in #590-002-743.

**MOTION: Approve the purchase of Ferric Chloride from Haviland Corporation, for the Wastewater Treatment Plant in the amount of \$14,000.00.**



## **Cass City Police Department**

6506 Main Street

P.O. Box 123

Cass City, Michigan 48726-0123

Phone: (989) 872-2911

Fax: (989) 872-4855

email: [ccpdfreeman@casscity.org](mailto:ccpdfreeman@casscity.org)

Date: June 30, 2025

To: Cass City Village President & Council

From: Debbie Powell, Village Manager  
Jim Freeman, Chief of Police

Subject: SRO Memorandum of Understanding Approval

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The most recent School Resource Officer (SRO) Memorandum of Understanding (MOU) between the Cass City Police Department and the Cass City School District expires June 30, 2025. The Cass City School District has expressed their desire to continue the SRO program.

We are requesting approval of the MOU that would be effective from August 12, 2025 through June 30, 2026. This MOU mirrors the previous MOU approved by the Council in 2024 with no changes.

**Motion: Approve the Memorandum of Understanding between the Cass City School District and the Cass City Police Department for a School Resource Officer effective August 12, 2025 through June 30, 2026.**





**CASS CITY POLICE DEPARTMENT**  
6506 Main Street  
Cass City, MI 48726

**CASS CITY PUBLIC SCHOOLS**  
4868 Seeger Street  
Cass City, MI 48726

**School Resource Officer Memorandum of Understanding  
Between  
Cass City Police Department  
and  
Cass City Public Schools**

This Memorandum of Understanding (MOU) is entered into on this 1<sup>st</sup> of July, 2025 between Cass City Public Schools, with offices located at 4868 Seeger Street, Cass City, Michigan 48726, hereinafter referred to as "CCPS" and the Cass City Police Department, with offices located at 6506 Main Street, Cass City, Michigan 48726, hereinafter referred to as "CCPD".

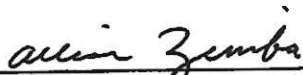
The CCPS and CCPD mutually agree as follows:

1. The CCPD will provide one (1) School Resource Officers (SR) to carry out the specific duties as outlined in the attached policy, procedures, duties and responsibilities.
2. The CCPS will provide an office for the CCPD on school property. The office will contain a computer and have internet access. The office will also have a door with lock, desk, and file cabinets with locks.
3. This MOU will remain in effect from August 12<sup>th</sup>, 2025 to June 30<sup>th</sup>, 2026.
4. The attachment is incorporated by reference and is hereby part of this MOU.

**CASS CITY POLICE DEPARTMENT**

**CASS CITY PUBLIC SCHOOLS**

\_\_\_\_\_  
James Freeman, Chief of Police

  
Allison Zimba, Superintendent

# **SRO Memorandum of Understanding**

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## **A. NUMBER OF OFFICERS**

The CCPD will furnish one (1) law enforcement officer, employed by the CCPD, and selected by the Chief of Police to serve as a School Resource Officer (SRO) to CCPS.

## **B. QUALIFICATIONS**

The SRO shall meet the following qualifications:

1. Be a law enforcement officer certified by the State of Michigan.
2. Possess excellent communication skills.
3. Have the ability to relate well to children of all ages.
4. Possess good coordinating and planning skills.

## **C. GOALS AND OBJECTIVES**

1. The goals of the School Resource Officer Program are to assist CCPS in providing a safe learning environment and to improve relationships between law enforcement officers and students. The program also attempts to promote a better understanding of the law enforcement officer's role in society while educating students, parents, and school personnel which will build a better community while also providing a role model in the educational system.

### **2. Priorities of the SRO:**

- a. To protect students and staff from negative influences and to assist in the maintenance of order in the school.
- b. To act as an advisor to the school staff in safety matters and violence reduction strategies.
- c. To facilitate learning in citizenship and related law education. Specialized lectures will be prepared and presented on topics approved by school staff. Students will be provided with information about their rights and responsibilities in the school and community.
- d. To provide a positive role model to the students and to foster better understanding between the law enforcement community, students and staff.
- e. To assist students through counseling them in law related matters and to assist them by mediating disputes. Attempts will be made to identify problems with

# **SRO Memorandum of Understanding**

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students and guidance will be provided to them in addressing their problems in a non-violent manner.

## **D. INSTRUCTIONAL RESPONSIBILITY**

The SRO will teach law enforcement related topics at the request of the school administration and approved by the Chief of Police. The SRO may present the following topics on a regular basis. This list is not intended to be an all inclusive list of subjects covered by the SRO.

1. Justification for rules of the law;
2. Consequences of crime;
3. Career opportunities in law enforcement;
4. Substance abuse prevention; and/or
5. Violence and crime prevention.

## **E. SRO EMPLOYER**

The SRO shall remain an employee of the CCPD and not an employee of the CCPS. The SRO shall abide by the policies of the CCPS when they are not in conflict with the policies and procedures of the CCPD.

The SRO will work a standard forty (40) hour work week assigned primarily to the High Schools with responsibilities in other schools as needed. The SRO will be assigned to the schools primarily during the school calendar year.

## **F. ADDITIONAL DUTIES AND RESPONSIBILITIES OF THE SRO:**

1. Will develop expertise in presenting various subjects such as understanding the laws, the police officer and the mission of the CCPD.
2. Will encourage individual and small group discussions about law enforcement related matters with students, faculty and parents.
3. The SRO is not a school disciplinarian. The SRO will not become involved in any form of school administered punishment. If the staff of CCPS believes a violation of the law has occurred, they shall contact the SRO who will determine whether law enforcement action is appropriate.
4. Will, whenever possible, attend meetings of the schools, parent and faculty groups to solicit their support and understanding of the School Resource Officer Program and promote awareness of law enforcement functions.
5. Will, whenever possible, be available for conferences with students, parents and faculty members to assist them with issues of a law enforcement or crime prevention nature.



## **SRO Memorandum of Understanding**

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6. Will be familiar with the community agencies which offer assistance to students and their families, such as mental health clinics, drug treatment centers, etc.
7. Will, at all times, be armed when working at the school or at school functions.
8. Shall act as an instructor for specialized short-term programs when invited to do so by the superintendent or a person designated by him/her.
9. Shall coordinate his/her activities with the administrative staff and will seek permission, advice, and guidance prior to enacting any program within the school.
10. Will assist the superintendent/principal in developing plans and strategies to prevent and/or minimize dangerous situations which may result from student activity.
11. Should it become necessary to conduct formal police interviews with the students, the SRO shall adhere to CCPS policy, CCPD policy, and legal requirements with regard to such interviews.
12. Shall take law enforcement action as required. As soon as practical, the SRO shall make the superintendent/principal of the school aware of such action. At the superintendents/principals request, the SRO shall take appropriate law enforcement action against intruders and unwanted visitors who may appear at the school and related school functions, to the extent the SRO may do so under the authority of the law.
13. Shall give assistance to other police officers in matters regarding the SROs school assignment whenever necessary.
14. Shall maintain a detailed and accurate record of the operations of the School Resource Officer Program.
15. Will be expected to participate in school functions such as athletic events, dances, PTO programs and other school sponsored events when the staff and the SRO agree his/her attendance is advantageous.

### **G. RULES AND GUIDELINES**

1. The SRO shall adhere to all state and federal laws and the policy/procedure manual of the CCPD.
2. The SRO shall keep a copy of all policy and school reports regarding criminal incidents at the school. These records shall not be released except as may be required by state or local laws.

## **SRO Memorandum of Understanding**

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3. The SRO will not take part in any school disciplinary actions. The SRO will only accompany the school interviewer if there is a threat of violence. If the incident is a violation of the law, the SRO may assist in determining if law enforcement action is appropriate.
4. The SRO will not transport a sick or injured child for medical assistance or provide escort with police vehicle for school personnel. The SRO may assist the administration in escorting students from the campus who are violent or have threatened violence toward school administration, faculty members or students. It shall be the CCPS' responsibility to release the juvenile according to CCPS policy.
5. The SRO shall wear the appropriate CCPD uniform during their working hours unless otherwise approved by a supervisor of CCPD. The SRO will be armed at all times while on duty with the CCPD.
6. The SRO shall be equipped with a radio that will enable them to have direct contact with the CCPD as well a cellphone. The SRO will be responsible for determining the need for additional police presence or assistance on campus and will make such request when needed. In the event the SRO requests additional patrol units on campus, the SRO will act as the primary unit and direct assisting units.







**TO:** Village President and Council Members

**FROM:** Debbie Powell, Village Manager

**DATE:** June 30, 2025

**RE:** Fireworks Permit

Attached is an application for the fireworks display on July 5th. This display is one of the Freedom Festival events planned by the Cass City Chamber of Commerce.

In accordance with Article VII, Section 22-202.3 of the Code of Ordinances, the Village Council must approve the fireworks display.

**MOTION: Approve the fireworks display permit for Mark Schramke for July 5, 2025.**

This institution is an equal opportunity provider and employer.

6506 Main St., P.O. Box 123, Cass City, MI 48726 \* 989-872-2911 \* Fax 989-872-4855 \*  
TTY 989-872-4742 or e-mail: [casscity.org](http://casscity.org)

See Other Side For Instructions

-66-





# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

5/19/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER  
Ryder Rosacker McCue & Huston (MGD by Hull & Company)  
509 W Koenig St  
Grand Island NE 68801

CONTACT  
NAME:  
PHONE (A/C No. Ext): 308-382-2330 FAX (A/C No.): 308-382-7109  
E-MAIL  
ADDRESS: kwolfe@ryderinsurance.com

INSURER(S) AFFORDING COVERAGE

NAIC #

INSURER A : SCOTTSDALE INS CO

41297

INSURED  
Mark Schramke  
Schramke Fire Equipment  
2400 W. Moore Rd  
Saginaw MI 48601

INSURER B :

INSURER C :

INSURER D :

INSURER E :

INSURER F :

## COVERAGES

CERTIFICATE NUMBER: 135487925

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY			CPS8210399	6/1/2025	6/1/2026	EACH OCCURRENCE \$
	COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence) \$
	CLAIMS-MADE <input type="checkbox"/> OCCUR <input type="checkbox"/>						MED EXP (Any one person) \$
							PERSONAL & ADV INJURY \$
							GENERAL AGGREGATE \$
	GEN'L AGGREGATE LIMIT APPLIES PER:						PRODUCTS - COMP/OP AGG \$
	POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/>						\$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident) \$
	ANY AUTO						BODILY INJURY (Per person) \$
	ALL OWNED AUTOS						BODILY INJURY (Per accident) \$
	HIRED AUTOS						PROPERTY DAMAGE (Per accident) \$
							\$
	UMBRELLA LIAB						EACH OCCURRENCE \$
	EXCESS LIAB						AGGREGATE \$
	DED <input type="checkbox"/> RETENTION \$ <input type="checkbox"/>						\$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY						WC STATUTORY LIMITS <input type="checkbox"/> OTH-ER <input type="checkbox"/>
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)						E.L. EACH ACCIDENT \$
	if yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE \$
							E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

Additional Insured: Village of Cass City; Cass City Schools; Cass City Chamber of Commerce; Cass City Freedom Festival

Date: July 5 Rain Date: July 6

## CERTIFICATE HOLDER

Village of Cass City  
6506 Main St  
Cass City MI 48726

## CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

**PERMIT  
FOR FIREWORKS DISPLAY**

*This permit is not transferable. Possession of this permit authorizes the herein named person to possess, transport and display fireworks in the amounts, for the purpose of and at the place listed below only.*

☒ PUBLIC DISPLAY

☐ AGRICULTURAL PEST CONTROL

Issued to <b>MADK SCHIZANKA</b>		Age (18 or over) <b>56</b>
Address <b>2400 W MOORE RD SAGINAW MI 48601</b>		
Name of Organization, Group, Firm or Corporation		
Address		
Number and Types of Fireworks <b>580 2.5 TO 5" DISPLAY SHELLS 5 MULTI SHOT DISPLAY CAKES</b>		
Exact Location of Display <b>IN DRIVEWAY SOUTH OF AG BARN</b>		
City, Village, Township	Date <b>7/5/25</b>	Time <b>Dusk</b>
Bond or Insurance Filed? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		Amount <b>1,000,000</b>

Issued by action of the ☐ council ☐ commission ☐ board of the

☐ city ☐ village ☐ township of \_\_\_\_\_  
(Name of City, Village, Township)

on the \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_

\_\_\_\_\_  
(Signature and Title of Council/Commission/Board Representative)

AUTHORITY:	1968 PA 358
COMPLIANCE:	Required
PENALTY:	Misdemeanor

**Cass City Downtown Development Authority**  
**Minutes**  
**May 13, 2025**

The Meeting was brought to order at 1:31 pm by Chairman Weiler.

BOARD MEMBERS PRESENT: Christine Anthony, Eric Brown, Tyler Erla, Gavin Frederick, Andrew Klco, David Weiler and Village President Robert Piaskowski

ABSENT: Misty DeLong, Jon Ligrow

VILLAGE STAFF PRESENT: Village Manager Debbie Powell, Director of Community Development Melanie Radabaugh, Administrative Assistant Linda Miller

**Motion to approve the minutes from the April 8, 2025, meeting was made by Erla and supported by Klco. Motion Carried.**

**Motion to approve the April 30, 2025, Financial Report was made by Erla and supported by Brown. Motion Carried.**

No comments during Citizen Comments.

Chamber of Commerce Report: Radabaugh mentioned the Annual Chamber Dinner was a success. They have a job posting for a new Chamber Administrator. Freedom Festival is planned for July 3- 5. After the Freedom Festival, they will be working on a website overhaul. There is a “Business After Hours” event this Thursday, May 15<sup>th</sup> from 3-7 pm at the Market on Main.

Cultural Center Building Update: The property is up for bid and the sealed purchase offers must be received by June 6, 2025, at 10:00 am. The purchase offers will be opened on June 10, 2025, at 1:35 pm at the next DDA meeting.

MDA’s “Downtown Day” – Saturday, September 27, 2025: The Village is registered to participate in the MDA’s Downtown Day on September 27<sup>th</sup>. More information to come on this event.

DDA Grant Opportunities: Radabaugh reported the grant was approved for two bike racks for the downtown.

There was some discussion on whether to purchase outdoor dining tables or snowflakes for downtown. It was decided it is too late to order tables for this year. We need the pricing on snowflakes before a decision is made on how many may be purchased this year. This is tabled for the next meeting so Radabaugh can get the price on the snowflakes.

**Motion to adjourn at 1:47 pm was made by Piaskowski and supported by Brown. Motion Carried.**

Next Meeting: June 10, 2025

Respectfully Submitted,

*Linda W. Miller*

Administrative Assistant





# 1863 ELKHART LLC

## PROPOSAL FOR RESTORATION OF ELKLAND TOWNSHIP HALL

FOR MODERNIZING DOWNTOWN BY PRESERVING ITS PAST

*Our Community is perceived through the Portrait that Mainstreet paints For us*

*It is Everyone's responsibility to maintain our local businesses*

*Your either Building for tomorrow or waddling in the past*

### OVERVIEW

1863 Elkhart LLC, is pleased to submit this proposal to the Village of Cass City and the Downtown Development.

Purchase of real property commonly Known as the " Cultural Center" and outlined in the proposal for bids. One of the provisions and prerequisites to bid was the "walk Through with DDA staff" We completed this on the appropriate date and believe we have met all pre-requisites to place our Bid.

We bid \$186.10 for the Real Property owned by the DDA and up for Bid and is described in the May 2025 Notice of Bid.

We look forward to working with the Village of Cass City and the Downtown Development in Renovating and Modernizing the Elkland TWP Hall. Together the challenges ahead will move by swiftly and a sustainable restored building can return to do its part in the Village. This Building has sat stagnant for far to long let us exercise a rehab.

If you have questions on this proposal, feel free to contact Michael Ulshafer at your convenience by email at [REDACTED] or by phone at [REDACTED] [REDACTED]. We will be in touch with you next week to arrange a follow-up conversation on the proposal.

Thank you for your consideration,



Michael Ulshafer

Managing Partner

06/05/2025

**Cass City Economic Development Corporation (EDC)**  
**Minutes**  
**May 13, 2025**

The Meeting was brought to order at 1:48 pm by Chairman Weiler.

BOARD MEMBERS PRESENT: Christine Anthony, Eric Brown, Tyler Erla, Gavin Frederick, Andrew Klco, David Weiler, and Village President Robert Piaskowski

ABSENT: Misty DeLong, Jon Ligrow

VILLAGE STAFF PRESENT: Village Manager Debbie Powell, Director of Community Development Melanie Radabaugh, Administrative Assistant Linda Miller

**Motion to approve the minutes from the April 8, 2025, meeting was made by Piaskowski and supported by Frederick. Motion Carried.**

**Motion to approve the April 30, 2025, Financial Report was made by Brown and supported by Klco. Motion Carried.**

No comments during Citizen Comments.

Tuscola County EDC Update: Manager Powell mentioned they are still interviewing candidates for the position of Tuscola County EDC Director. The Nestle Building has work being done on the exterior. They are replacing the windows. Bids came in extremely high on the asbestos abatement. They are going out for rebidding, which is putting this project behind the project deadline.

Industrial Park Property: Manager Powell mentioned the Industrial Park Property project is moving forward with a survey. There will also need to be a land split. This project will go before the Planning Commission.

**Motion to adjourn at 1:54 pm was made by Piaskowski and supported by Klco. Motion Carried.**

Next Meeting: June 10, 2025

Respectfully submitted,

*Linda W. Miller*

Administrative Assistant



**VILLAGE OF CASS CITY**  
**PROPOSED Ordinance No. 209**

**ORDINANCE TO AUTHORIZE THE SALE OF CERTAIN VILLAGE-OWNED REAL PROPERTY**

The Village of Cass City ordains:

1. Pursuant to the provisions of Chapter VII, Section 4 of 1895 P.A. 3, as amended by 1974 PA 67 and 1998 PA 254 and 1998 PA 255 (M.C.L.67.4, M.S.AA. 5.1288), the council of  
the Village of Cass City determines to make a private sale of the real property described on the terms and conditions herein set forth to **DJ's TOILETS & SEPTIC, LLC**, a Michigan limited liability company, as purchaser.
2. Acceptance of Preliminary Agreement. The Village's written offer to sell dated April 11, 2025, was accepted by the Seller in writing on April 29, 2025, and the Village President and Village Clerk are authorized and directed to take the necessary steps to perform the obligations of the Village to complete the transfer of property. The Village manager, Village officers and their successors in office are further authorized to sign contracts and deeds of conveyance as may be required pursuant to the preliminary agreement upon fulfillment of the preliminary agreement. The Village Manager is authorized to pay the seller the agreed upon purchase price on or before the signing of the deed to complete the transfer.
3. Description of Land. The land hereby authorized to be sold is described as  
follows: DESCRIPTION FOR PARCEL 'A' SURVEYED

A PARCEL OF LAND BEING IN AND A PART OF THE NORTHEAST ¼ OF THE SOUTHWEST ¼ OF SECTION 33, T14N-R11E, ELKLAND TOWNSHIP, TUSCOLA COUNTY, MICHIGAN, DESCRIBED AS: AS COMMENCING AT THE CENTER ¼ CORNER OF SAID SECTION 33, THENCE S01°52'31"E ALONG THE NORTH/SOUTH ¼ LINE OF SAID SECTION 33, 356.33 FEET TO THE POINT OF BEGINNING; THENCE S01°52'31"E ALONG THE SAID NORTH/SOUTH ¼ LINE 264.0 FEET; THENCE S87°36'57"W 330.01 FEET; THENCE N01°52'31"W PARALLEL WITH THE SAID NORTH/SOUTH ¼ LINE 264.0 FEET; THENCE N87°36'57"E 330.01 FEET TO THE POINT OF BEGINNING. THIS PARCEL CONTAINS 2.0 ACRES OF LAND. SUBJECT TO A 25 FOOT UTILITY EASEMENT, DESCRIBED AS: COMMENCING AT THE CENTER ¼ CORNER OF SAID SECTION 33; THENCE S01°52'31"E ALONG THE SAID NORTH/SOUTH ¼ LINE 489.0 FEET TO THE POINT OF BEGINNING; THENCE S01°52'31"E ALONG THE SAID NORTH/SOUTH ¼ LINE 25.0 FEET; THENCE S87°38'31"W 330.01 FEET; THENCE N01°52'31"W PARALLEL WITH THE SAID NORTH/SOUTH ¼ LINE 25.0 FEET; THENCE N87°38'31"E 330.01 FEET TO THE POINT OF BEGINNING. SUBJECT TO EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD.

Tax ID Number: 035-033-001-0700-01-2.00 Acres (Parcel A)

Village of Cass City, Tuscola County, Michigan and more particularly described on attached Exhibit "1" which is incorporated by reference.

4. This ordinance shall be immediately effective upon publication in accordance with the law.

After publication, this ordinance shall be effective immediately.

At a Regular Meeting of the Village of Cass City Council on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_,

**A MOTION TO INTRODUCE AND CONDUCT THE FIRST READING OF THE VILLAGE OF CASS CITY, MI PROPOSED ORDINANCE #209, "ORDINANCE TO AUTHORIZE THE SALE OF CERTAIN VILLAGE-OWNED REAL PROPERTY**

Was offered by Trustee \_\_\_\_\_, and supported by Trustee \_\_\_\_\_

Ayes:     Nays:

Resolution: Approved / Not Approved

\_\_\_\_\_, Village President, \_\_\_\_\_, Village Clerk/Treasurer

**CERTIFICATION**

I, \_\_\_\_\_, Clerk of the Village of Cass City, do hereby certify that this is a true and correct copy of the ordinance duly adopted by the Village of Cass City on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Village Clerk





Moving Forward Working Together

June 30, 2025

To: Village President and Council

From: Deboria L. Powell, Village Manager

RE: **Set a Public Hearing to Receive Comments on Proposed Ordinance #209, Sale of Land in Industrial Park - Kreh**

Per the attached Proposed Ordinance # 209, Sale of Land in the Industrial Park, 2.0 acres to J. Kreh, it is appropriate to set a Public Hearing to receive comments on the proposed sale of Village Owned real estate.

Therefore:

**MOTION: To set a Public Hearing to Receive Comments on Proposed Ordinance #209, Sale of Land in Industrial Park – Kreh for July 28, 2025 at 6:01 pm.**

In accordance with Federal Law and U.S. Department of Agriculture policy, this institution is prohibited from discriminating on the basis of race, color, national origin, sex, age or disability.

This institution is an equal opportunity provider and employer.

6506 Main St., P.O. Box 123, Cass City, MI 48726 \* 989-872-2911 \* Fax 989-872-4855 \*  
TTY 989-872-4742 or e-mail: [casscity.org](mailto:casscity.org)



**VILLAGE OF CASS CITY**  
**PROPOSED Ordinance No. 210**

**ORDINANCE TO AUTHORIZE THE SALE OF CERTAIN VILLAGE-OWNED REAL  
PROPERTY**

The Village of Cass City ordains:

1. Pursuant to the provisions of Chapter VII, Section 4 of 1895 P.A. 3, as amended by 1974 PA 67 and 1998 PA 254 and 1998 PA 255 (M.C.L.67.4, M.S.AA. 5.1288), the council of  
the Village of Cass City determines to make a private sale of the real property described on the terms and conditions herein set forth to **JAY FOLSKE**, as purchaser.
2. Acceptance of Preliminary Agreement. The Village's written offer to sell dated May 29, 2025, was accepted by the Seller in writing on May 29, 2025, and the Village President and Village Clerk are authorized and directed to take the necessary steps to perform the obligations of the Village to complete the transfer of property. The Village manager, Village officers and their successors in office are further authorized to sign contracts and deeds of conveyance as may be required pursuant to the preliminary agreement upon fulfillment of the preliminary agreement. The Village Manager is authorized to pay the seller the agreed upon purchase price on or before the signing of the deed to complete the transfer.
3. Description of Land. The land hereby authorized to be sold is described as follows:

**DESCRIPTION FOR PARCEL 'B' SURVEYED**

A PARCEL OF LAND BEING IN AND A PART OF THE NORTHEAST ¼ OF THE SOUTHWEST ¼ OF SECTION 33, T14N-R11E, ELKLAND TOWNSHIP, TUSCOLA COUNTY, MICHIGAN, DESCRIBED AS: AS COMMENCING AT THE CENTER ¼ CORNER OF SAID SECTION 33, THENCE S01°52'31"E ALONG THE NORTH/SOUTH ¼ LINE OF SAID SECTION 33, 66.0 FEET TO THE POINT OF THE BEGINNING; THENCE S01°52'31"E ALONG THE SAID NORTH/SOUTH ¼ LINE 290.33 FEET; THENCE S87°36'57"W 330.01 FEET; THENCE N01°52'31"W PARALLEL WITH THE SAID NORTH/SOUTH ¼ LINE 291.61 FEET; THENCE N87°50'17"E PARALLEL WITH THE EAST/WEST ¼ LINE OF SAID SECTION 33, 330.0 FEET TO THE POINT OF BEGINNING. THIS PARCEL CONTAINS 2.20 ACRES OF LAND. SUBJECT TO EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD.

Tax ID Number: 035-033-001-0700-02- 2.20 Acres (Parcel B)

Village of Cass City, Tuscola County, Michigan and more particularly described on attached Exhibit "1" which is incorporated by reference.

4. This ordinance shall be immediately effective upon publication in accordance with the law.

After publication, this ordinance shall be effective immediately.

At a Regular Meeting of the Village of Cass City Council on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_,

**A MOTION TO INTRODUCE AND CONDUCT THE FIRST READING OF THE VILLAGE OF CASS CITY, MI PROPOSED ORDINANCE #210, "ORDINANCE TO AUTHORIZE THE SALE OF CERTAIN VILLAGE-OWNED REAL PROPERTY**

Was offered by Trustee \_\_\_\_\_, and supported by Trustee \_\_\_\_\_

Ayes:     Nays:

Resolution: Approved / Not Approved

\_\_\_\_\_, Village President,     \_\_\_\_\_, Village Clerk/Treasurer

**CERTIFICATION**

I, \_\_\_\_\_, Clerk of the Village of Cass City, do hereby certify that this is a true and correct copy of the ordinance duly adopted by the Village of Cass City on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Village Clerk



Moving Forward Working Together

June 30, 2025

To: Village President and Council

From: Deboria L. Powell, Village Manager

RE: **Set a Public Hearing to Receive Comments on Proposed Ordinance #210, Sale of Land in Industrial Park - Folske**

Per the attached Proposed Ordinance # 210, Sale of Land in the Industrial Park, 2.0 acres to J. Folske, it is appropriate to set a Public Hearing to receive comments on the proposed sale of Village Owned real estate.

Therefore:

**MOTION: To set a Public Hearing to Receive Comments on Proposed Ordinance #210, Sale of Land in Industrial Park – Folske for July 28, 2025 at 6:03 pm.**

In accordance with Federal Law and U.S. Department of Agriculture policy, this institution is prohibited from discriminating on the basis of race, color, national origin, sex, age or disability.

This institution is an equal opportunity provider and employer.

6506 Main St., P.O. Box 123, Cass City, MI 48726 \* 989-872-2911 \* Fax 989-872-4855 \*  
TTY 989-872-4742 or e-mail: [casscity.org](http://casscity.org)





Cass City Planning Commission Meeting  
**Minutes of May 6, 2025**

PRESENT: Gary Barnes, Barbara Kirn, Joe Leeson, Eric Oslund, Heather Severance, Erik Tamlyn, Village President Robert Piaskowski

Village Staff Present: Village Manager Debbie Powell, Nanette Walsh, Clerk/Treasurer

Excused: Colleen Langenburg, Dallas Rabideau

The Meeting was called to order at 7:00 pm by Chairman Leeson.

**Motion by Leeson, supported by Tamlyn, to amend the agenda by deleting "Set Public Hearing for Proposed Solar Ordinance # 205". Motion carried.**

**Motion by Leeson, supported by Kirn, to amend the agenda by adding "Discuss Proposed Solar Ordinance # 205 and recommend to Village Council for Adoption". Motion carried.**

**Motion by Tamlyn, supported by Oslund, to approve the minutes of the March 4, 2025 Meeting. Motion carried.**

**There were no comments during Citizens' Comments.**

**Solar Ordinance:**

In a workshop format, the proposed Solar Ordinance was reviewed and edited. The revised Solar Ordinance was reviewed in its entirety, and by consensus deemed ready for a recommendation to the Village Council.

**Motion by Oslund, supported by Tamlyn, to recommend to the Village Council that Proposed Solar Ordinance # 205 be considered for Adoption. Motion carried.**

**Master Plan Update:**

CEDAM Fellow Laken Rich presented the QR Code Project for Public Engagement in the Master Plan Update. In a workshop format, comments were received on the proposed questions to be utilized in the Public Participation Survey. The updated questions will be presented at the next Planning Commission.

The next scheduled Planning Commission Meeting has been scheduled for Tuesday, June 3, 2025 at 7:00 pm.

**Motion to adjourn the meeting at 8:24 pm was made by Tamlyn, supported by Piaskowski. Motion Carried.**

Respectfully submitted,

*Nanette Walsh*, Village Clerk/Treasurer



VILLAGE OF CASS CITY  
PROPOSED ORDINANCE NO. 207

AN ORDINANCE TO AMEND THE ZONING ORDINANCE, IN  
RELATION TO THE CASS CITY CODE OF ORDINANCES,  
CHAPTER 46, ZONING, ARTICLE 2, DEFINITIONS, AND ARTICLE  
5, DIVISION 15, SOLAR ENERGY SYSTEMS

The Village of Cass City Ordains:

Section 1. Add Solar Energy Systems Definitions to Article 2.

The following definitions are added to Article 2, Division 2S "Solar Energy Systems" of the Zoning Ordinance, and will be placed in the Zoning Ordinances so that all definitions are in alphabetical order:

- A. Abandonment: A Solar Energy System is abandoned if it has not been in operation for a period of one (1) year. This includes a Solar Energy System that was never operational if construction has been halted for a period of one (1) year,
- B. Building Integrated Photovoltaics (BIVPs): A small Solar Energy System that is integrated into the structure of a building, such as solar roof tiles and solar shingles.
- C. Commercial Solar Energy System: A Solar Energy System in which the principal design, purpose, or use is to provide energy to off-site uses or the wholesale or retail sale of generated electricity to any person or entity.
- D. Ground Mounted Solar Energy System: A Private or Commercial Solar Energy System that is not attached to or mounted to any roof or exterior wall of any principal or accessory building.
- E. Private Solar Energy System: A Solar Energy System used exclusively for private purposes and not used for any commercial resale of any energy, except for the sale of surplus electrical energy back to the electrical grid.
- F. Roof or Building Mounted Solar Energy System: A Private Solar Energy System attached to or mounted on any roof or exterior wall of any principal or accessory building, but excluding BIVPs.
- G. Solar Energy System: Any part of a system that collects or stores solar radiation or energy for the purpose of transforming it into any other form of usable energy, including the collection and transfer of heat created by solar energy to any other medium by any means.

Section 2. Add New Division 15 entitled "Solar Energy Systems."

Division 15, entitled "Solar Energy Systems," is added to Article 5 of the Village's Zoning Ordinance. The section reads in its entirety as follows:

Division 15. Solar Energy Systems.

A. General Provisions. All Solar Energy Systems are subject to the following requirements:

1. All Solar Energy Systems must conform to the provisions of this Ordinance and all county, state, and federal regulations and safety requirements, including applicable building codes and applicable industry standards, including those of the American National Standards Institute (ANSI).

2. The Village may revoke any approvals for, and require the removal of, any Solar Energy System that does not comply with this Ordinance.

3. Solar Energy Systems must be located or placed so that concentrated solar glare is not directed toward or onto nearby properties or roadways at any time of the day.

4. Solar Energy Systems are permitted in the Village as follows, subject to this Section 709 and other applicable provisions of the Zoning Ordinance:

Type of System	Sub-Type of System	Zoning District	Special Use Permit
Private Solar Energy System	Private BIVPs	All zoning districts	Not required
	Roof or Building Mounted Private Solar Energy System	All zoning districts	Not required
	Ground Mounted Private Solar Energy Systems	All zoning districts	Required
Commercial Solar Energy System	All Commercial Solar Energy Systems (Ground Mounted only)	I-1, I-2, B-1, B-2, OS-1	Required

B. Private Solar Energy Systems.

1. Private Solar Energy System BIVPs. Private Solar Energy System BIVPs are permitted in all zoning districts. A building permit is required for the installation of BIVPs.

2. Roof or Building Mounted Private Solar Energy Systems. Roof or Building Mounted Private Solar Energy Systems are permitted in all zoning districts as an accessory use, subject to the following requirements:

- a. No part of the Solar Energy System erected on a roof is permitted to extend beyond the peak of the roof. If the Solar Energy System is mounted on a building in an area other than the roof, no part of the Solar Energy System is permitted to extend beyond the wall on which it is mounted.
- b. No part of a Solar Energy System mounted on a roof is to be installed closer than three (3) feet from the edges of the roof, the peak, or eave or valley to maintain pathways of accessibility.

- c. No part of a Solar Energy System mounted on a roof is permitted to extend more than two (2) feet above the surface of the roof.
- d. If a Roof or Building Mounted Private Solar Energy System has been abandoned, the property owner must remove it within three (3) months after the date of abandonment.
- e. A building permit is required for the installation of Roof or Building Mounted Private Solar Energy Systems.

3. Ground Mounted Private Solar Energy Systems. Ground Mounted Private Solar Energy Systems are allowed in all zoning districts and may require a special land use permit and site plan review. In addition to all requirements for a special land use permit and site plan review and approval under Article 6, Ground Mounted Private Solar Energy Systems are also subject to the following requirements:

- a. **Site Plan.** Before installation of a Ground Mounted Private Solar Energy System, the property owner must submit a site plan to the Zoning Administrator. The site plan must include setbacks, panel size, and the location of property lines, buildings, fences, greenbelts, and road right of ways. The site plan must be drawn to scale.
- b. **Maximum Height.** A Ground Mounted Private Solar Energy System must not exceed the maximum building height for adjacent accessory buildings and must not exceed fifteen (15) feet above the ground when oriented at maximum tilt.
- c. **Location.** A Ground Mounted Private Solar Energy System must be in the rear yard and meet a rear yard and side yard setback requirement of ten (10) feet.
- d. **Underground Transmission.** All power transmission or other lines, wires, or conduits from a Ground Mounted Private Solar Energy System to any building or other structure must be located underground. If batteries are used as part of the Ground Mounted Private Solar Energy System, they must be placed in a secured container or enclosure.
- e. **Screening.** Greenbelt screening is required around any Ground Mounted Private Solar Energy System and around any equipment associated with the system to obscure, to the greatest extent possible, the Solar Energy System from any adjacent residences. The greenbelt must consist of shrubbery, trees, or other non-invasive plant species that provide a visual screen. In lieu of planting a greenbelt, a decorative fence that is at least 50% opaque (meeting the requirements of this Ordinance applicable to fences) may be used if approved by the Zoning Administrator and/or Planning Commission.
- f. **Lot Area Coverage.** No more than 50% of the rear lot area may be covered by a Ground Mounted Private Solar Energy System.
- g. **Appearance.** The exterior surfaces of a Ground Mounted Private Solar Energy System must be neutral in color and nonreflective of light.

- h. Abandonment. If a Ground Mounted Private Solar Energy System is abandoned, the property owner must notify the Village and remove the system within three (3) months after the date of abandonment.
- i. Building Permit. A building permit is required for installation of a Ground Mounted Private Solar Energy System.
- j. Transferability. A special use permit for a Ground Mounted Private Solar Energy System is transferable to a new owner. The new owner must register its name, address, and business (if applicable) with the Village and must comply with this Ordinance and all approvals and conditions issued by the Village.
- k. Remedies. If an applicant or operator of a Ground Mounted Solar Energy System fails to comply with this Ordinance, the Village, in addition to any other remedy under this Ordinance, may revoke the special land use permit and site plan approval after giving the applicant notice and an opportunity to be heard. Additionally, the Village may pursue any legal or equitable action to abate a violation and recover any and all costs, including the Village's actual attorney fees and costs.

C. Commercial Solar Energy Systems. Commercial Solar Energy Systems are allowed only in the I-1 Light Industrial, I-2 General Industrial, B-1, B-2, OS-1 zoning and require a special land use permit and site plan review. In addition to all requirements for a special land use permit under Article 6 and site plan review and approval under Article 6, Commercial Solar Energy Systems are also subject to the following requirements:

I. Application Requirements. The applicant for a Commercial Solar Energy System must provide the Village with all of the following:

- a. Application fee in an amount set by resolution of the Village Board.
- b. A list of all parcel numbers that will be used by the Commercial Solar Energy System; documentation establishing ownership of each parcel; and any lease agreements, easements, or purchase agreements for the subject parcels.
- c. An operations agreement setting forth the operations parameters, the name and contact information of the certified operator, the applicant's inspection protocol, emergency procedures, and general safety documentation.
- d. Current photographs of the subject property.
- e. A site plan that includes all proposed structures and the location of all equipment, transformers, and substations, as well as all setbacks, panel sizes, and the location of property lines, signage, fences, greenbelts, and screening, drain tiles, easements, floodplains, bodies of water, proposed access routes, road right of ways, and any other surface manifestations. The



site plan must be drawn to scale and must indicate how the Commercial Solar Energy System will be connected to the power grid.

- f. A copy of the applicant's power purchase agreement or other written agreement with an electric utility showing approval of an interconnection with the proposed Commercial Solar Energy System.
- g. A written plan for maintaining the subject property, including a plan for maintaining and inspecting drain tiles and addressing stormwater management, which is subject to the Village's review and approval.
- h. A decommissioning and land reclamation plan describing the actions to be taken following the abandonment or discontinuation of the Commercial Solar Energy System, including evidence of proposed commitments with property owners to ensure proper final reclamation, repairs to roads, and other steps necessary to fully remove the Commercial Solar Energy System and restore the subject parcels, which is subject to the Village's review and approval.
- i. Financial security that meets the requirements of this Section, which is subject to the Village's review and approval.
- j. A plan for resolving complaints from the public or other property owners concerning the construction and operation of the Commercial Solar Energy System, which is subject to the Village's review and approval.
- k. A plan for managing any hazardous waste, which is subject to the Village's review and approval.
- l. A transportation plan for construction and operation phases, including any applicable agreements with the County Road Commission and Michigan Department of Transportation, which is subject to the Village's review and approval.
- m. An attestation that the applicant will indemnify and hold the Village harmless from any costs or liability arising from the approval, installation, construction, maintenance, use, repair, or removal of the Solar Energy System, which is subject to the Village's review and approval.
- n. Proof of environmental compliance, including compliance with Part 31, Water Resources Protection, of the Natural Resources and Environmental Protection Act; (MCL 324.3101 et. seq.; Part 91, Soil Erosion and Sedimentation Control (MCL 324.9101 et. seq.) and any corresponding County ordinances; Part 301, Inland Lakes and Streams, (MCL 324.30101 et. seq.); Part 303, Wetlands (MCL 324.30301 et. seq.); Part 365, Endangered Species Protection (MCL 324.36501 et. seq.); and any other applicable laws and rules in force at the time the application is considered by the Village.

- o. Any additional information or documentation requested by the Planning Commission, Village Board, or other Village representative.

2. System and Location Requirements.

- a. Commercial Solar Energy Systems must be ground mounted.
- b. Commercial Solar Energy Systems must be located on parcels of land five (5) acres in size or larger, unless it is contiguous with other participating parcels.
- c. Commercial Solar Energy Systems (including all solar panels, structures, and equipment) must be set back one hundred (100) feet frontage and public road rights-of-way, and 30 feet side and rear lot lines. If a single Commercial Solar Energy System is located on more than one lot, then the lot-line setbacks of this subsection do not apply to the lot lines shared by those lots. The Setback from ditches, drains or railways is seventy-five feet (75) feet.
- d. The height of the Commercial Solar Energy System and any mounts, buildings, accessory structures, and related equipment must not exceed fifteen (15) feet when oriented at maximum tilt. Lightning rods may exceed fifteen (15) feet in height, but they must be limited to the height necessary to protect the Commercial Solar Energy System from lightning.

3. Lot Area Coverage. Limited only by setback requirements.

4. Permits. All required county, state, and federal permits must be obtained before the Commercial Solar Energy System begins operating.

5. Screening. Greenbelt screening is required around any Commercial Solar Energy System and around any equipment associated with the system to obscure, to the greatest extent possible, the Solar Energy System from any adjacent residences. The greenbelt must consist of shrubbery, trees, or other non-invasive plant species that provide a visual screen. At least 50% of the plants must be evergreen trees that are at least six feet tall at the time of planting. In lieu of a planting greenbelt, a decorative fence that is at least 50% opaque and that meets the requirements of this Ordinance applicable to fences may be used if approved by the Zoning Administrator.

6. Lighting. Lighting of the Commercial Solar Energy System is limited to the minimum light necessary for safe operation. Illumination from any lighting must not extend beyond the perimeter of the lot(s) used for the Commercial Solar Energy System. The Commercial Solar Energy System must not produce any glare that is visible to neighboring lots or to persons traveling on public or private roads.

7. Security Fencing. Security fencing must be installed around all electrical equipment related to the Commercial Solar Energy System, including any transformers and transfer stations. Appropriate warning signs must be posted at safe intervals at the entrance and around the perimeter of the Commercial Solar Energy System.

8. Noise. The noise generated by a Commercial Solar Energy System must not exceed the following limits once operational:

- a. Forty-five (45) dBA (Leq (I-hour)), as measured at the property line of any adjacent R-1 (Residential) or B-1 (Business) zoned land in existence at the time the Commercial Solar Energy System is granted special land use approval.
- b. Forty-five (45) dBA (Leq (I-hour)) as measured at any neighboring residence in existence at the time the Commercial Solar Energy System is granted special land use approval, between the hours of 9:00 p.m. and 7:00 a.m.
- c. Forty-five (45) dBA (Leq (I-hour)), as measured at the lot lines of the project boundary.
- d. In addition to the above limitations, a sound barrier of a solid decorative masonry wall or evergreen tree berm, with trees spaced not less than 10 feet apart, must be constructed to reduce noise levels surrounding all inverters. The berm must be no more than ten (10) feet from all inverters, must be at least as tall as all inverters but not more than three (3) feet taller than the height of all inverters.

9. Underground Transmission. All power transmission or other lines, wires, or conduits from a Commercial Solar Energy System to any building or other structure must be located underground at a depth that complies with current National Electrical Code standards, except for power switchyards or the area within a substation. If batteries are used as part of the Ground Mounted Solar Energy System, they must be placed in a secured container or enclosure.

10. Drain Tile Inspections. The Commercial Solar Energy System must be maintained in working condition at all times while in operation. The applicant or operator must inspect all drain tile at least once every year with the first inspection occurring before the Commercial Solar Energy System is in operation. The applicant or operator must submit proof of the inspection to the Village. The owner or operator must repair any damage or failure of the drain tile within sixty (60) days after discovery and submit proof of the repair to the Village. The Village is entitled, but not required, to have a representative present at each inspection or to conduct an independent inspection.

11. Insurance. The applicant or operator will maintain property/casualty insurance and general commercial liability insurance in an amount of at least \$5 million per occurrence.

12. Decommissioning. If a Commercial Solar Energy System is abandoned or otherwise nonoperational for a period of one year, the property owner or the operator must notify the Village. The Operator must remove the system within six (6) months after the date of abandonment. Removal requires receipt of a demolition permit from the Building Official and full restoration of the site to the satisfaction of the Zoning Administrator. The site must be filled and covered with topsoil and restored to a state compatible with the surrounding vegetation. The requirements of this subsection also apply to a Commercial Solar Energy System that is never fully completed or operational if construction has been halted for a period of one (1) year.

13. Financial Security. To ensure proper decommissioning of a Commercial Solar Energy System upon abandonment, the applicant must post financial security in the form of a security bond, escrow payment, or irrevocable letter of credit in an amount equal to 125% of the total estimated cost of decommissioning, code enforcement, and reclamation, which cost estimate must be approved by the Village. The operator and the Village will review the amount of the financial security every two (2) years to ensure that the amount remains adequate. This financial security must be posted within fifteen (15) business days after approval of the special land use application.

14. Extraordinary Events. If the Commercial Solar Energy System experiences a failure, fire, leakage of hazardous materials, personal injury, or other extraordinary or catastrophic event, the applicant or operator must notify the Village within 24 hours.

15. Annual Report. The applicant or operator must submit a report on or before January 1 of each year that includes all of the following:

- a. Current proof of insurance.
- b. Verification of financial security; and
- c. A summary of all complaints, complaint resolutions, and extraordinary events.

16. Inspections. The Village may inspect a Commercial Solar Energy System at any time by providing 24 hours advance notice to the applicant or operator.

17. Transferability. A special use permit for a Commercial Solar Energy System is transferable to a new owner. The new owner must register its name, address and business (if applicable) with the Village and must comply with this Ordinance and all approvals and conditions issued by the Village.

18. Remedies. If an applicant or operator fails to comply with this Ordinance, the Village, in addition to any other remedy under this Ordinance, may revoke the special land use permit and site plan approval after giving the applicant or operator notice and an opportunity to be heard. Additionally, the Village may pursue any legal or equitable action to abate a violation and recover any and all costs, including the Village's actual attorney fees and costs.

### Section 3. Amend Article 3

Article 3, Zoning Districts, of the Zoning Ordinance, entitled I-1 Light Industrial, I-2 General Industrial Zoning District B-1, B-2, OS-1 is amended to add the following uses permitted by special land use permit:

- Ground Mounted Private Solar Energy System
- Commercial Solar Energy System

Section 4. Validity and Severability.

If any portion of this Ordinance is found invalid for any reason, such holding will not affect the validity of the remaining portions of this Ordinance.

Section 5. Repealer.

All other ordinances inconsistent with the provisions of this Ordinance are hereby repealed to the extent necessary to give this Ordinance full force and effect.

Section 6. Effective Date.

This Ordinance takes effect thirty (30) days after adoption.

A MOTION TO **CONDUCT THE SECOND READING AND ADOPT** A PROPOSED ORDINANCE TO AMEND THE ZONING ORDINANCE, IN RELATION TO THE CASS CITY CODE OF ORDINANCES, CHAPTER 46, ZONING, ARTICLE 2, DEFINITIONS, AND ARTICLE 5, DIVISION 15, SOLAR ENERGY SYSTEMS

Was offered by Trustee \_\_\_\_\_ and supported by Trustee \_\_\_\_\_

Ayes:      Nays:

Resolution: Approved / Not Approved

\_\_\_\_\_, Village President

\_\_\_\_\_, Village Clerk

**CERTIFICATION**

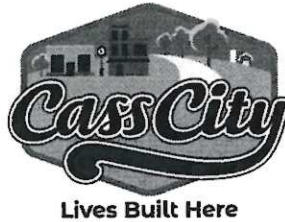
I hereby certify that the foregoing is a true and complete copy of an Ordinance adopted by the Village Council of the Village of Cass City, County of Tuscola, State of Michigan at a regular meeting of Village Council duly called and held on the \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Village Clerk

\_\_\_\_\_  
Date







**Minutes of the  
ZONING BOARD OF APPEALS MEETING  
June 25, 2024**

PRESENT: Stephanie Adkins, Jennifer Gray, Tom Fulcher, Jr. (arrived at 7:28)  
Robert Piaskowski, Amy Tamlyn

EXCUSED: Lou LaPonsie

STAFF PRESENT: Deboria Powell, Village Manager, Village Clerk/Treasurer Nanette Walsh

GUESTS PRESENT: Charles and Bethany Kaake

Chairman Gray opened the meeting at 7:00 p.m.

**Public Hearing #1 – Charles and Bethany Kaake, 6720 Third Street and Rear Lot**

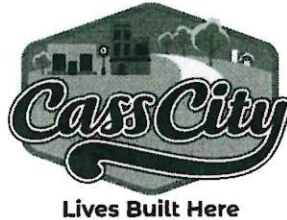
MOTION by Gray, Supported by Tamlyn, to open a public hearing to receive comments on the requested Variance of Ordinance 46-3.10B, Permitted Uses, for Charles and Bethany Kaake, on a parcel located at 6720 Third Street and Rear Lot. Roll Call Vote: Adkins: yea, Gray: yea, LaPonsie: excused, Piaskowski: yea, Tamlyn: yea. MOTION CARRIED 4-0, 1 excused

A Public Hearing began at 7:05 pm to receive public comments on the requested Variance of Ordinance 46-3.10B, Permitted Uses, for Charles and Bethany Kaake, on a parcel located at 6720 Third Street and Rear Lot.

A petition from 10 residents was received by the Village Clerk and read to the Board. Glenda Elmer, 4309 Woodland Avenue, read her letter opposing the zoning variance. Camryn Reinelt read a letter from her mother, Christine Little, opposing the zoning variance. Michael Zsavicz, 6730 Third Street, voiced his opposition to the zoning variance. Alicia and Bob Warford, 6706 Third Street, voiced his opposition to the zoning variance. Duane Peters, 4325 Woodland Avenue, spoke on behalf of his parents and family, voiced his opposition to the zoning variance.

Tom Fulcher arrived at 7:28 pm.

Chuck Kaake, 6734 Church Street, gave a short review of his plans for 6720 Third Street and Rear Lot, intending to build a house in three years, for his son, and a shed in the rear lot for storage. He has a purchase agreement drafted, with a three-dimensional rendering on the proposed storage shed.



MOTION by Gray, Supported by Adkins, to close a public hearing to receive comments on the requested Variance of Ordinance 46-3.10B, Permitted Uses, for Charles and Bethany Kaake, on a parcel located at 6720 Third Street and Rear Lot. Roll Call Vote: Adkins: yea, Fulcher: yea, Gray: yea, LaPonsie: excused, Piaskowski: yea, Tamlyn: yea. MOTION CARRIED 5-0, 1 excused.

The Public Hearing was closed at 7:37 pm.

Motion by Gray, seconded by Fulcher, to approve October 20, 2022 Minutes of the Zoning Board of Appeals. MOTION CARRIED

During Citizens' Comments, Camryn Reinelt opposed building a shed before building a house on the property, as this would set a precedence for future scenarios.

New Business:

Motion by Gray, seconded by Tamlyn, to **deny** the zoning variance of Ordinance 46-3.10B, Permitted Uses, for Charles and Bethany Kaake, on a parcel located at 6720 Third Street and Rear Lot. Roll Call Vote: Adkins: yea, Fulcher: no, Gray: yea, LaPonsie: excused, Piaskowski: abstain, Tamlyn: yea. MOTION CARRIED 3-1, 1 abstain, 1 excused

Motion by Gray, seconded by Adkins, to adjourn the meeting at 7:48 pm. MOTION CARRIED

Nanette Walsh, CPFA, CMC, CPFIM, MCAT  
Clerk/Treasurer  
Village of Cass City



Moving Forward Working Together

June 30, 2025

To: Village President and Council

From: Cass City Zoning Board of Appeals

RE: Reappointments to the Cass City Zoning Board of Appeals

As each ZBA member has agreed to reappointment, the Cass City Zoning Board of Appeals recommends:

Jennifer Gray, Thomas Fulcher, Jr, and Amy Tamlyn be reappointed the Planning Commission board with a term ending May 1, 2028.

These individuals have relayed their interest in continuing to serve on the board. This request asks that you approve their reappointments to the Planning Commission.

**MOTION: Approve reappointing Jennifer Gray, Thomas Fulcher, Jr, and Amy Tamlyn to the Cass City Zoning Board of Appeals with a term ending May 1, 2028.**

In accordance with Federal Law and U.S. Department of Agriculture policy, this institution is prohibited from discriminating on the basis of race, color, national origin, sex, age or disability.

This institution is an equal opportunity provider and employer.

6506 Main St., P.O. Box 123, Cass City, MI 48726 \* 989-872-2911 \* Fax 989-872-4855 \*  
TTY 989-872-4742 or e-mail: [casscity.org](mailto:casscity.org)





Moving Forward Working Together

June 30, 2025

To: Village President and Council

From: Cass City Zoning Board of Appeals

RE: Appointments to the Cass City Zoning Board of Appeals

Per the attached Application to a Cass City Board, please consider the appointment of **Sherry Burns to the Cass City Zoning Board of Appeals with a term ending May 1, 2028.**

**MOTION: Approve appointing Sherry Burns to the Cass City Zoning Board of Appeals with a term ending May 1, 2028.**

In accordance with Federal Law and U.S. Department of Agriculture policy, this institution is prohibited from discriminating on the basis of race, color, national origin, sex, age or disability.

This institution is an equal opportunity provider and employer.

6506 Main St., P.O. Box 123, Cass City, MI 48726 \* 989-872-2911 \* Fax 989-872-4855 \*  
TTY 989-872-4742 or e-mail: [casscity.org](http://casscity.org)





## BOARDS & COMMISSIONS APPLICATION

Thank you for your interest and expressed willingness to serve as an official for the Village of Cass City! This application will inform the President and Council with information pertaining an appointment to a Village Board or Commission. Once the application is completed, the Village Manager and Village President will review the materials and make a recommendation to the Village Council, who will vote on the final appointment. All applicants will have the opportunity to be interviewed by the Village Council during a regularly scheduled meeting. The Village has a goal of reviewing all appointments within 30 days *when a position is vacant*. If a position is not vacant, applications will be filed for two years from their submission date and applicants will be notified if they are considered for vacant seat during that time.

NAME: BURNS Sherry U.S. Citizen ☒ Yes ☐ No  
Please Print: Last First M.I.

ADDRESS: [REDACTED]  
Number Street City State Zip

PHONE: [REDACTED] [REDACTED] [REDACTED]  
Home Cell Work

EMAIL: [REDACTED]

I am interested in serving on . . .

Boards/Committees	Function	Meeting Times
<input type="checkbox"/> Downtown Development Authority & Economic Development Commission (4-year term)	<ul style="list-style-type: none"> <li>To promote and enhance in the Downtown District</li> <li>To guide decisions that affect the industrial park</li> </ul>	1:30 PM, Second Tuesday of the Month
<input type="checkbox"/> Planning Commission (3-year term)	<ul style="list-style-type: none"> <li>To develop the Master Plan, provide input on zoning, and inform the village council on public works and community development matters</li> </ul>	7:00 PM, Third Wednesday of the Month
<input checked="" type="checkbox"/> Zoning Board of Appeals (3-year term)	<ul style="list-style-type: none"> <li>To determine variance requests and hear appeals of the Village's zoning administrator's decisions</li> </ul>	May of Each Year, Then as Required
<input type="checkbox"/> Other: _____		

*When you have completed this application please:*

Mail, drop off, or utilize outside drop box:  
Village of Cass City  
PO Box 123  
6506 Main Street  
Cass City, MI 48726

Email to:  
Village Manager Debbie Powell  
ccmanager@casscity.org

Fax:  
(989) 872 - 4855



**I Have Experience In . . .**

- | <i>DDA/EDC</i>   | <i>Planning Commission</i>                       | <i>Zoning Board of Appeals</i>                         | <i>Other Skills</i>  |
|--|--|--|--|
| <input type="checkbox"/> Architecture & Landscape Architecture | <input type="checkbox"/> Building Construction   | <input type="checkbox"/> Building Construction         | <input type="checkbox"/> Accounting & Financial Management   |
| <input type="checkbox"/> Commercial & Residential Development  | <input type="checkbox"/> Civil Engineering       | <input type="checkbox"/> Civil Engineering             | <input type="checkbox"/> Arts & Culture                      |
| <input type="checkbox"/> Downtown Retail                       | <input type="checkbox"/> Code Enforcement        | <input type="checkbox"/> Land Use Planning             | <input type="checkbox"/> Executive Leadership                |
| <input type="checkbox"/> Historic Preservation                 | <input type="checkbox"/> Land Use Planning       | <input type="checkbox"/> Real Estate & Development Law | <input checked="" type="checkbox"/> General Board Experience |
| <input type="checkbox"/> Marketing & Promotion                 | <input type="checkbox"/> Real Estate Development |  | <input type="checkbox"/> Grants & Fund Development           |
| <input type="checkbox"/> Planning & Zoning                     |  |  |  |

**Note:** Lack of experience in these areas does not disqualify someone from serving, but these skills provide an overview of the matters handled by the boards and committees.

**Background Information**

*Applicant may attach resume, CV, or other relevant materials when applying.*

**Educational Background:**

Associates in Nursing

**Professional Qualifications and/or Work Experience:**

Registered Nurse

**Community Organizations and Volunteer Experience:**

Tuscola County Recycling Board

**Why would you like to serve on a board or commission?**

To fulfill a need in my community

**References (2):**

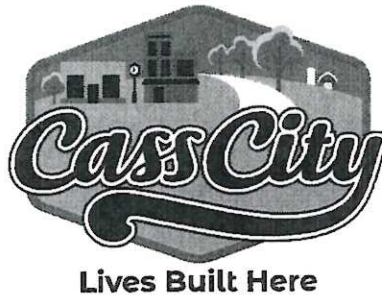
NAME: <u>Amy Tambino</u>	PHONE: <u>[REDACTED]</u>
NAME: <u>Dorothy Scollon</u>	PHONE: <u>[REDACTED]</u>

***When you have completed this application please:***

**Mail, drop off, or utilize outside drop box:**  
 Village of Cass City  
 PO Box 123  
 6506 Main Street  
 Cass City, MI 48726

**Email to:**  
 Village Manager Debbie Powell  
 comanager@casscity.org

**Fax:**  
 (989) 872 - 4855



TO: Village Council

FROM: Debbie Powell, Village Manager

DATE: June 30, 2025

RE: June Manager's Report

My June Manager's Report will be brief. The majority of the month has been spent on property matters with the sale and purchase of properties in the Village, in addition to the sale of the Cultural Center owned by the Downtown Development Authority.

I would like to mention some key take-a-ways from the Small Town and Rural Development Conference June 9 – 11, 2025.

- One of the sessions taught a positive approach to asset mapping. This is a different way of viewing our community instead of SWOT (Strengths, Weaknesses, Opportunities, and Threats). This could be incorporated in future planning to list our positives for the following areas: natural, social, built, economic, and services.
- Tax Increment Financing (TIF) for Housing was explained. This developer incentive requires application through the Brownfield Redevelopment Authority which is managed by Tuscola County EDC.
- There are grant programs such as "Rural Readiness Grant" that will pay for infrastructure costs to establish areas for housing to be developed. These grant funds can include engineering costs to layout utilities and roads too.
- The USDA has a "Community Facilities Program" that will assist with loans and grants to help a new housing development with the cost to install water, sewer, and roads also.
- I attended a session on agriculture loans that may apply to the Village through MDARD. This is another avenue of grants we may pursue in the future.
- Michigan Municipal League presented on "Microbusinesses." There was a lot of valuable information for entrepreneurs and local businesses that we can share with investors. Also, microgrants of \$1,000 are available.

Staff continues to work on the bond and loan requirements for our Wastewater Treatment Plant, which includes a resolution that appears on your June agenda.





**VILLAGE OF CASS CITY**  
**DEPARTMENT OF UTILITIES**  
**VILLAGE COUNCIL SUMMARY REPORT**  
**JUNE 2025**

The following is a summary report for the activities that took place at the Wastewater Treatment Plant and Department of Public Works for the past month.

## WASTEWATER TREATMENT PLANT

The Wastewater Treatment Plant Staff continue to work on items scheduled from the Preventative Maintenance Program.

Additional items that were completed:

- All three lift stations have been checked for routine maintenance.
- The crew has continued to do general/routine maintenance around the plant.
- Lab continuing water testing.
- Held Bid opening on May 21 for the wastewater upgrades.

**There were no violations of our NPDES permit for the month of April.**

The average flows treated were: 216,000 gals/day for May 2025

321,000 gals/day for May 2024

## **DEPARTMENT OF PUBLIC WORKS**

### **WATER DEPARTMENT**

- **The Bacti samples and Arsenic samples were completed, and Water Reports filed as required by the MDEQ.**
- Kevin checked on high water bills
- Kevin and Al did miss digs for the month.
- Replaced galvanized service line at 4195 Maple and 4446 Sherman
- **The month of May 2025: The wells pumped 9.214 million gallons of water**
- **The average daily pumpage for May 2025: 297,000 gallons**
- **The average daily pumpage for May 2024: 291,000 gallons**

### **PUBLIC WORKS**

- Performed routine maintenance on the Village Trucks and equipment.
  - Sold 3 trucks at Albrecht auction, 2022 Dodge 3500, 1989 Ford F700 dump and 1998 Ford Salt truck
- Our new 2026 Salt truck chassis has been built, now it is at Schultz equipment to be upfit for box and scraper.
- Continue patching streets
- Continuing with sweeping
- All sections of street work have been completed for 2025

Submitted by,

RJ Klaus Director of Public Utilities





### **PARKS & RECREATION SUMMARY JUNE 2025**

- (No P&R meeting was held this month due to lack of agenda items)
- Continued daily oversight, task management, and scheduling of Parks Department
- Preparation for two large, back-to-back weekend events in parks; Red Hawk Rumble baseball tournament (6/27-6/29) and Freedom Festival (7/3-7/6)
- Coordinated and daily oversight of 3-5 students and supervisor from the Tuscola ISD "Transitions Center" to work on various parks and community projects for a 3-week period
- (8) staff took part in optional CPR/AED training on Tuesday, June 3.
- (8) open days in May at the Pool; 18 seasonal lifeguards on staff, 2 in-services completed by Pool Coordinator, 3 weeks of swim lessons in the books
- Explore grant opportunities for Rail Trail project; gather estimates/ideas on new signage
- Meeting with representatives from Star of the West to discuss possible mural paintings on elevators, along the Rail Trail
- Donation received, and planning purchase of a memorial tree for Lou Laponsie, former Village Manager
- Preliminary research on estimates for ballpark lighting (fields 1 and 2)

### **COMMUNITY DEVELOPMENT SUMMARY JUNE 2025**

- Continued assistance with Street Forestry Management project; tree marking downtown
- Continued engagement, project collaboration & event planning with local community agencies; Cass City Chamber, L.E.A.D. Tuscola, DDA/EDC, Freedom Festival, Cass City Schools.
- Routine retention visits with local business owners, including contact with "new" building owners to discuss future/status on opening new storefronts
- Continued collaboration/support with buyers on the former Cultural Center and DaVita Dialysis building
- Attended monthly Department Head meeting to discuss monthly goals and collaboration on common projects
- Research and identify other economic/community development grant opportunities; MHSDA (housing), DTE (various), America250MI, DNR, etc.
- Attended Michigan Downtown Association summer conference and received additional class credit for MiPDM certification.
- TCCF grant for bike racks approved and installed

Submitted By: Melanie Radabaugh, Director of Community Development, Parks, and Recreation



## Cass City Police Department

6506 Main Street  
P.O. Box 123  
Cass City, Michigan 48726-0123  
Phone: (989) 872-2911  
Fax: (989) 872-4855  
email: [ccpdfreeman@casscity.org](mailto:ccpdfreeman@casscity.org)

June 26, 2025

### **Police Activity Report for June 2025**

Calls for service in June 2025 (116 *complaints*) have *decreased* from May 2025 (151 *complaints*). It should be noted that the *monthly comparison* is 25 days to 31 days.

Calls for service decreased in 2025 (648 *complaints*) from the same reporting period in 2024 (993 *complaints*).

Road closure permits have been submitted to and approved by MDOT for the Freedom Festival.

### **Comparing the same reporting period in 2025 to 2024**

- Assaults have *decreased*.
- Burglary has *decreased*.
- Larceny has *decreased*.
- Damage to Property has *decreased*.
- Frauds have *increased*.
- Traffic Crashes have *increased*.
- Traffic and Parking Violations have *decreased*.
- Family Offense-Other and Family-Child Abuse/Neglect have *increased*.

### **Code/Ordinance Enforcement**

The statistics/numbers below for 2025 **DO NOT** include open code violations from previous years.

- 7 properties with *Blight/Rubbish*
- 0 Vacant Properties

- 22 *Animal*
- 2 *Golf Carts/ORV/ATV*
- 17 *Inoperable Vehicle*
- 4 *Recreational Vehicle Storage*
- 69 properties in violation of the *Grass/Weed*
- 0 properties with Council Approved Livestock

**This year's Community Clean-Up was Saturday, June 14<sup>th</sup>. A second clean-up day is scheduled for Saturday, September 20, 2025. This date will include the tire recycling trailer.**

### **Meetings**

- Chief Freeman – Department Head  
Tuscola County Chief's
- Chief Freeman & Sgt Pierce – Village Council  
Thumb Investigator's  
Freedom Festival Prep/Review  
Personnel & Public Safety
- Sgt Pierce – LEAD Tuscola  
Child Advocacy Center Board

### **Training**

- Chief Freeman – Active Assailant Conference  
Threat Assessment
- Sgt Pierce – Active Assailant Conference  
Investigations Involving an Overdose  
Threat Assessment
- Officer Wagner – Autism for Law Enforcement  
Interacting with the Mentally Ill as a 1<sup>st</sup> Responder  
Missing Person's w/ Alzheimer's Disease  
Responding to People w/ Mental Illness



## Offense Count Report

## Report Criteria:

Start Offense	End Offense	Officer
01000	PTL	ALL
<b>2025</b>	<b>2024</b>	
01/01/2025-06/25/2025	01/01/2024-06/25/2024	

Offense	Description	2025	2024
11001	SEXUAL PENETRATION PENIS/VAGINA - CSC 1ST DEGREE	0	2
11002	SEXUAL PENETRATION PENIS/VAGINA - CSC 3RD DEGREE	2	0
11003	SEXUAL PENETRATION ORAL/ANAL - CSC 1ST DEGREE	0	1
11007	SEXUAL CONTACT FORCIBLE - CSC 2ND DEGREE	3	0
11008	SEXUAL CONTACT FORCIBLE - CSC 4TH DEGREE	2	0
13001	NONAGGRAVATED ASSAULT	9	12
13002	AGGRAVATED/FELONIOUS ASSAULT	1	2
13003	INTIMIDATION/STALKING	8	14
21000	EXTORTION	1	0
22001	BURGLARY - FORCED	0	1
23003	LARCENY - THEFT FROM A BUILDING	2	2
23007	LARCENY - OTHER	4	6
25000	FORGERY/COUNTERFEITING	1	0
26001	FRAUD - FALSE PRETENSE/SWINDLE/CONFIDENCE GAME	5	4
26002	FRAUD - CREDIT CARD/AUTOMATIC TELLER MACHINE	1	2
26006	FRAUD - BAD CHECKS	1	0
26007	FRAUD - IDENTITY THEFT	2	1
27000	EMBEZZLEMENT	0	1
29000	DAMAGE TO PROPERTY	4	8
30002	RETAIL FRAUD - THEFT	0	3
35001	VIOLATION OF CONTROLLED SUBSTANCES ACT	2	1
36004	SEX OFFENCE - OTHER	0	2
38001	FAMILY - CHILD ABUSE/NEGLECT NONVIOLENT	3	2
38003	OTHER FAMILY OFFENSE	11	10
48000	OBSTRUCTING POLICE	0	1
50000	OBSTRUCTING JUSTICE	11	21
52003	WEAPONS OFFENCE - OTHER	0	2
53001	DISORDERLY CONDUCT	4	8
53002	PUBLIC PEACE - OTHER	0	2
54001	HIT AND RUN MOTOR VEHICLE ACCIDENT	1	1
54002	OPERATING UNDER THE INFLUENCE OF LIQUOR OR DRUGS	1	12
54003	TRAFFIC OFFENSE	6	31
55000	HEALTH AND SAFETY	4	8
57001	TRESPASS	5	1
70000	JUVENILE RUNAWAY	1	0
72000	ANIMAL CRUELTY	2	2
73000	MISCELLANEOUS CRIMINAL OFFENCE	0	1
89001	SERVICE OF COMMISSION PAPERS	1	0
91001	DELINQUENT MINORS	2	2
92004	INSANITY	1	3
93001	TRAFFIC CRASH	14	7
93002	NONTRAFFIC CRASH	2	6

## Offense Count Report

Page: 2

## Report Criteria:

Start Offense	End Offense	Officer
01000	PTL	ALL
<b>2025</b>	<b>2024</b>	
01/01/2025-06/25/2025	01/01/2024-06/25/2024	

Offense	Description	2025	2024
93003	TRAFFIC VIOLATION - CIVIL	18	53
93004	PARKING	33	59
93006	TRAFFIC POLICING	22	43
93007	TRAFFIC SAFETY	6	8
93008	BREATHALYZER INSPECTION	5	5
93009	BREATHALYZER TEST	1	0
94002	FALSE ALARM ACTIVATION	9	8
97006	ACCIDENT - ALL OTHER	0	1
98002	INVESTIGATION - VEHICLE	0	2
98003	PROPERTY INSPECTION	13	6
98004	OTHER INSPECTION	47	55
98005	UNFOUNDED ALARM	0	1
98006	CIVIL MATTER	28	30
98007	SUSPICIOUS SITUATION	54	47
98008	FOUND/LOST PROPERTY	13	12
98009	DRUG OVERDOSE	1	0
99001	SUICIDE OR ATTEMPT	3	5
99002	NATURAL DEATH	1	2
99007	PUBLIC RELATIONS	1	6
99008	GENERAL ASSISTANCE-NON POLICE AGENCY	92	77
99009	GENERAL NON-CRIMINAL	10	8
99010	VILLAGE ORDINANCE VIOLATION	4	2
99010A	ANIMALS	22	27
99010B	BLIGHT	1	9
99010C	GOLF CARTS	1	4
99010D	BRUSH IN STREET	1	3
99010G	GRASS/WEEDS	69	121
99010H	RECREATIONAL VEHICLE STORAGE	4	4
99010J	INOPERABLE VEHICLE	17	45
99010L	LOITERING	0	2
99010N	UNNECESSARY NOISE	1	3
99010R	RUBBISH/GARBAGE IN YARD	6	11
99010T	ORV/ATV	1	1
99010V	VACANT PROPERTY	0	24
99010W	WASTE COLLECTION	10	15
99010X	SIGNS	0	53
99010Y	HARBORING LIVESTOCK	0	3
99010Z	ZONING	1	5
99011	CURFEW VIOLATION	0	1
99013	ASSIST TO ANOTHER POLICE AGENCY	36	47
99911	911 HANGUP CALL	0	3
<b>Totals:</b>		<b>648</b>	<b>993</b>



## Offense Count Report

Page: 1

## Report Criteria:

Start Offense	End Offense	Officer
01000	PTL	ALL
<b>JUNE</b>	<b>MAY</b>	
06/01/2025-06/25/2025	05/01/2025-05/31/2025	

Offense	Description	JUNE	MAY
11007	SEXUAL CONTACT FORCIBLE - CSC 2ND DEGREE	1	0
13001	NONAGGRAVATED ASSAULT	0	1
13003	INTIMIDATION/STALKING	0	2
21000	EXTORTION	0	1
23003	LARCENY - THEFT FROM A BUILDING	0	1
23007	LARCENY - OTHER	1	1
26006	FRAUD - BAD CHECKS	1	0
29000	DAMAGE TO PROPERTY	0	3
38001	FAMILY - CHILD ABUSE/NEGLECT NONVIOLENT	2	1
38003	OTHER FAMILY OFFENSE	1	2
50000	OBSTRUCTING JUSTICE	1	3
53001	DISORDERLY CONDUCT	0	3
54001	HIT AND RUN MOTOR VEHICLE ACCIDENT	1	0
54002	OPERATING UNDER THE INFLUENCE OF LIQUOR OR DRUGS	0	1
54003	TRAFFIC OFFENSE	0	2
55000	HEALTH AND SAFETY	0	2
57001	TRESPASS	3	0
70000	JUVENILE RUNAWAY	1	0
72000	ANIMAL CRUELTY	1	0
89001	SERVICE OF COMMISSION PAPERS	1	0
91001	DELINQUENT MINORS	0	1
92004	INSANITY	1	0
93001	TRAFFIC CRASH	0	3
93002	NONTRAFFIC CRASH	1	0
93003	TRAFFIC VIOLATION - CIVIL	2	1
93004	PARKING	6	0
93006	TRAFFIC POLICING	2	10
93007	TRAFFIC SAFETY	0	2
93008	BREATHALYZER INSPECTION	1	1
94002	FALSE ALARM ACTIVATION	0	2
98003	PROPERTY INSPECTION	5	1
98004	OTHER INSPECTION	7	11
98006	CIVIL MATTER	6	4
98007	SUSPICIOUS SITUATION	9	10
98008	FOUND/LOST PROPERTY	3	4
98009	DRUG OVERDOSE	1	0
99002	NATURAL DEATH	0	1
99008	GENERAL ASSISTANCE-NON POLICE AGENCY	9	21
99009	GENERAL NON-CRIMINAL	4	2
99010A	ANIMALS	5	5
99010G	GRASS/WEEDS	30	39
99010H	RECREATIONAL VEHICLE STORAGE	1	0
99010J	INOPERABLE VEHICLE	1	2
99010R	RUBBISH/GARBAGE IN YARD	1	0
99010T	ORV/ATV	0	1
99010W	WASTE COLLECTION	2	4

## Offense Count Report

Page: 2

## Report Criteria:

Start Offense	End Offense	Officer
01000	PTL	ALL
JUNE	MAY	
06/01/2025-06/25/2025	05/01/2025-05/31/2025	

Offense	Description	JUNE	MAY
99010Z	ZONING	0	1
99013	ASSIST TO ANOTHER POLICE AGENCY	5	2
Totals:		116	151



## Offense Report

## Report Criteria:

Start Date	End Date	Start Offense	End Offense	Status
01/01/2025	06/25/2025	99010	99010Z	ALL

Incident	Rprt Date	Description	Area	Officer	Status
<b>9901-0 -- VILLAGE ORDINANCE VIOLATION</b>					Count: 4
25-000070	01/25/2025	Door to Door Soliciting		HARTZELL, WILLIAM	Closed
25-000147	02/21/2025	Snow Violation		COLEMAN, ASHLEY	Closed
25-000148	02/21/2025	Snow Violation		COLEMAN, ASHLEY	Closed
25-000269	04/02/2025	Littering		FREEMAN, JAMES	Unfounded
<b>9901-0A -- ANIMALS</b>					Count: 22
25-000082	01/28/2025	Recreational Storage		COLEMAN, ASHLEY	Complied
25-000131	02/14/2025	Barking Dog		WAGNER, JEFFREY	Cleared by Citation
25-000132	02/15/2025	Dog at Large		WESSELS, DREW	Closed
25-000141	02/19/2025	Harboring Wildlife		PIERCE, RYAN	Closed
25-000149	02/21/2025	Dispatch Deer		COLEMAN, ASHLEY	Closed
25-000153	02/23/2025	Barking Dog		HARTZELL, WILLIAM	Closed
25-000234	03/24/2025	Dog @ Large/Failure to Clean		FREEMAN, JAMES	Exceptional Clearance
25-000289	04/07/2025	Fail to Pick Up Dog Feces		FREEMAN, JAMES	Closed
25-000335	04/21/2025	Feeding Wildlife		FREEMAN, JAMES	Closed
25-000345	04/24/2025	Dog @ Large		FREEMAN, JAMES	Closed
25-000351	04/24/2025	Dog Bite		MROZ, GREGORY	Turned Over Animal Control
25-000362	04/27/2025	Animal Bite		HARTZELL, WILLIAM	Turned Over Animal Control
25-000385	05/04/2025	Dog @ Large		OWENS, WILLIAM	Closed
25-000420	05/11/2025	Barking Dog		FREEMAN, JAMES	Cleared by Citation
25-000423	05/11/2025	Dogs @ Large		OWENS, WILLIAM	Closed
25-000434	05/13/2025	Number of Domestic Animals		MROZ, GREGORY	Turned Over Animal Control
25-000519	05/29/2025	Dogs At Large		WAGNER, JEFFREY	Closed
25-000530	06/03/2025	Coyote Concern		FREEMAN, JAMES	Closed
25-000531	06/03/2025	Abandoned Fawn		FREEMAN, JAMES	Closed
25-000565	06/12/2025	Dog @ Large		WAGNER, JEFFREY	Closed
25-000570	06/13/2025	Dog At Large		WAGNER, JEFFREY	Closed
25-000636	06/24/2025	Dog @ Large		FREEMAN, JAMES	Closed
<b>9901-0B -- BLIGHT</b>					Count: 1
25-000275	04/03/2025	Blighted Building		COLEMAN, ASHLEY	Notice Mailed
<b>9901-0C -- GOLF CARTS</b>					Count: 1
25-000219	03/18/2025	Golf Cart Violation		FREEMAN, JAMES	Closed
<b>9901-0D -- BRUSH IN STREET</b>					Count: 1
25-000262	04/01/2025	Brush in Street		FREEMAN, JAMES	Complied
<b>9901-0G -- GRASS/WEEDS</b>					Count: 69
25-000397	05/07/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000398	05/07/2025	Grass/Weeds		MROZ, GREGORY	Turned Over to Parks for Mowing
25-000399	05/07/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000400	05/07/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000401	05/07/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000402	05/07/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000403	05/07/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000424	05/11/2025	Tall Grass/Weeds		OWENS, WILLIAM	Closed



## Offense Report

## Report Criteria:

Start Date	End Date	Start Offense	End Offense	Status
01/01/2025	06/25/2025	99010	99010Z	ALL

Incident	Rprt Date	Description	Area	Officer	Status
25-000428	05/13/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000429	05/13/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000430	05/13/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000431	05/13/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000432	05/13/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000440	05/14/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000441	05/14/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000442	05/14/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000456	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000459	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000460	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000461	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000462	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000463	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000464	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000465	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000466	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000467	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000468	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000469	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000470	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000471	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000472	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000473	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000474	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000475	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000476	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000478	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000479	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000480	05/19/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000481	05/20/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000549	06/09/2025	Grass/Weeds		MROZ, GREGORY	Closed
25-000550	06/09/2025	Grass/Weeds		MROZ, GREGORY	Turned Over to Parks for Mowing
25-000551	06/09/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000552	06/09/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000553	06/09/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000554	06/09/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000560	06/10/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000561	06/10/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000562	06/10/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000573	06/14/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000574	06/14/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000575	06/14/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000576	06/14/2025	Grass/Weeds		MROZ, GREGORY	Turned Over to Parks for Mowing
25-000577	06/14/2025	Grass/Weeds		MROZ, GREGORY	Closed
25-000578	06/14/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000579	06/14/2025	Grass/Weeds		MROZ, GREGORY	Closed
25-000580	06/14/2025	Grass/Weeds		MROZ, GREGORY	Complied



## Offense Report

## Report Criteria:

Start Date	End Date	Start Offense	End Offense	Status
01/01/2025	06/25/2025	99010	99010Z	ALL

Incident	Rprt Date	Description	Area	Officer	Status
25-000590	06/16/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000595	06/17/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000596	06/17/2025	Grass/Weeds		MROZ, GREGORY	Notice Mailed
25-000602	06/18/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000621	06/23/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000622	06/23/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000623	06/23/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000624	06/23/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000625	06/23/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000626	06/23/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000627	06/23/2025	Grass/Weeds		MROZ, GREGORY	Complied
25-000628	06/23/2025	Grass/Weeds		MROZ, GREGORY	Open
25-000637	06/24/2025	Grass/Weeds		MROZ, GREGORY	Open

## 9901-OH -- RECREATIONAL VEHICLE STORAGE

Count: 4

25-000082	01/28/2025	Recreational Storage		COLEMAN, ASHLEY	Complied
25-000126	02/13/2025	Recreational Storage/Inoperable Vehicles		FREEMAN, JAMES	Complied
25-000268	04/02/2025	Recreational Storage		FREEMAN, JAMES	Complied
25-000629	06/23/2025	Recreational Storage		MROZ, GREGORY	Complied

## 9901-OJ -- INOPERABLE VEHICLE

Count: 17

25-000019	01/08/2025	Inoperable Vehicle/Rubbish on Property		WAGNER, JEFFREY	Complied
25-000020	01/08/2025	Inoperable Vehicles/Rubbish on Property		WAGNER, JEFFREY	Complied
25-000040	01/16/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000051	01/22/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000052	01/22/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000056	01/23/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000086	01/29/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000121	02/12/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000122	02/12/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000127	02/13/2025	Inoperable Vehicle/s		FREEMAN, JAMES	Complied
25-000242	03/27/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000263	04/01/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000326	04/16/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000357	04/25/2025	Inoperable Vehicle		MROZ, GREGORY	Notice Mailed
25-000417	05/10/2025	Unregistered Vehicle		WAGNER, JEFFREY	Complied
25-000446	05/15/2025	Inoperable Vehicle		WAGNER, JEFFREY	Cleared by Citation
25-000639	06/24/2025	Inoperable Vehicle		MROZ, GREGORY	Open

## 9901-ON -- UNNECESSARY NOISE

Count: 1

25-000210	03/12/2025	Disturbing the Peace		WAGNER, JEFFREY	Closed
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## 9901-OR -- RUBBISH/GARBAGE IN YARD

Count: 6

25-000019	01/08/2025	Inoperable Vehicle/Rubbish on Property		WAGNER, JEFFREY	Complied
25-000020	01/08/2025	Inoperable Vehicles/Rubbish on Property		WAGNER, JEFFREY	Complied
25-000097	02/01/2025	Rubbish on Property		WAGNER, JEFFREY	Complied
25-000326	04/16/2025	Inoperable Vehicle		FREEMAN, JAMES	Complied
25-000333	04/21/2025	Rubbish on Property		FREEMAN, JAMES	Open
25-000634	06/23/2025	Rubbish on Property		MROZ, GREGORY	Open

## 9901-OT -- ORV/ATV

-117-

Count: 1

## Offense Report

Page: 4

## Report Criteria:

Start Date	End Date	Start Offense	End Offense	Status
01/01/2025	06/25/2025	99010	99010Z	ALL

Incident	Rprt Date	Description	Area	Officer	Status
25-000438	05/13/2025	ORV Violation		PIERCE, RYAN	Closed
<i>9901-0W -- WASTE COLLECTION</i>					Count: 10
25-000116	02/11/2025	Waste Collection		FREEMAN, JAMES	Closed
25-000228	03/20/2025	Garbage Collection		FREEMAN, JAMES	Closed
25-000301	04/10/2025	Improper Dumping		PIERCE, RYAN	Closed
25-000304	04/10/2025	Improper Dumping		MROZ, GREGORY	Closed
25-000386	05/05/2025	Waste Collection		FREEMAN, JAMES	Closed
25-000387	05/05/2025	Waste Collection		FREEMAN, JAMES	Closed
25-000388	05/05/2025	Waste Collection		FREEMAN, JAMES	Closed
25-000406	05/08/2025	Waste Collection		FREEMAN, JAMES	Complied
25-000589	06/16/2025	24hr Waste Collection		FREEMAN, JAMES	Closed
25-000603	06/18/2025	24hr Waste Collection		FREEMAN, JAMES	Closed
<i>9901-0Z -- ZONING</i>					Count: 1
25-000392	05/05/2025	Zoning Violation		FREEMAN, JAMES	Complied

Total: 138

## Offense Activity Counts

