



## BOARD OF TRUSTEES MEETING

Date: March 9, 2026

Time: 6:00 PM

309 S. Lincoln Ave, Lakeview MI

---

### Call to Order with Pledge of Allegiance

Brandi Clark-Hubbard

### Roll Call

Supervisor: Brandi Clark-Hubbard  
 Treasurer: Jamie Boehm  
 Clerk: Ginger Imhoff

Trustee: Marcy Myers  
 Trustee: David Behrenwald  
Other Officials Present: Dave Kelsey, Zoning Administrator

---

### Agenda

**Motion 1** Moved by Myers  
Approve the agenda as presented.  
**Vote:** Voice vote – all ayes

Supported by Boehm

**Motion carried.**

---

### Minutes

**Motion 2** Moved by Behrenwald  
Approve the February 9, 2026 Regular Meeting Minutes as presented.  
**Vote:** Voice vote – all ayes

Supported by Imhoff

**Motion carried.**

---

### Public Comment on Agenda Items

No public comment.

---

### Treasurer's Report

**Motion 3** Moved by Myers  
Approve the Treasurer's Report as presented.  
**Vote:** Voice vote – all ayes

Supported by Imhoff

**Motion carried.**

---

### Clerk's Report

**Motion 4** Moved by Behrenwald  
To approve payment of the March bills totaling \$15,767.44.

Supported by Boehm

**Roll Call Vote:** Myers – Yes; Boehm – Yes; Imhoff – Yes; Behrenwald – Yes; Clark-Hubbard – Yes

**Motion carried.**

---

### Zoning *Reported by Dave Kelsey.*

Permits: February permit issued for rebuild at 7600 Vining  
Violations: 7176 Schmied Rd., Blight – ticket issued 11/5/25

---

MDARD notified the township that it is reviewing an application for a proposed turkey operation in Cato Township. Applicants were advised by MDARD not to begin construction pending review.

---

### Land Divisions *Reported by Marcy Myers.*

None

---

### Planning Commission *Reported by David Behrenwald.*

- Continued ordinance updates
- Data center regulations under review
- Discussion of potential peddler/food truck ordinance

**Fire Department** *Reported by Ginger Imhoff*

- Resident attended seeking clarification regarding response to a recent residential fire
- Winfield Township fire coverage proposals received; no third option identified
- Fireman’s Banquet scheduled for March 27; Mike Pretzel named Fireman of the Year

**Supervisor’s Report** *Reported by Brandi Clark-Hubbard*

**Assessing / Tax Tribunal:**

- One remaining Michigan Tax Tribunal phone conference hearing is scheduled for May 6 at 9:00 AM.

**March Board of Review:**

- Organizational meeting held
- Appeals scheduled for March 9 and March 10

**Roads:**

- Increased state road funding not expected this year
- Quotes received for smaller projects
- Contracts due by May 31, 2026

**Legal Update – PA 233:**

- Michigan Court of Appeals has scheduled oral arguments on the PA 233 case set for April 15<sup>th</sup> 10:00 AM in Detroit.

**Trail Update:**

- \$400,000 DNR Trust Fund award
- Funding delayed to September–November; construction likely delayed until next year
- Township’s \$50,000 to remain in money market

**Meetings / MTA / County Events:**

- MTA meeting RSVP is due April 9.
- County recycling events scheduled for May and June.

**County Commissioner**

County Commissioner Pat Carr was in attendance and available to address questions or concerns. He reported the county approved an expansion of the animal control building.

**Old Business**

**Fire Agreement**

**Motion 5** Moved by Clark-Hubbard Supported by Myers

To approve the First Amended Joint Fire Authority Agreement between the Townships of Cato, Hinton, Maple Valley, and Pine.

**Roll Call Vote:** Myers – Yes; Boehm – Yes; Imhoff – Yes; Behrenwald – Yes; Clark-Hubbard – Yes

**Motion carried.**

**New Business**

**Local Governing Body Resolution for Charitable Gaming License**

**Motion 6** Moved by Clark-Hubbard Supported by Behrenwald

To approve the Local Governing Body Resolution recognizing Second Chance Bird Dogs as a nonprofit organization for purposes of obtaining a charitable gaming license. Second Chance Bird Dogs to work with zoning administrator and Planning Commission on zoning compliance.

**Roll Call Vote:** Myers – Yes; Boehm – Yes; Imhoff – Yes; Behrenwald – Yes; Clark-Hubbard – Yes

**Motion carried.**

**Special Land Use / Sign Fee Handling**

**Motion 7** Moved by Clark-Hubbard Supported by Myers

To include any required sign permit fee within the Special Land Use permit fee.

**Roll Call Vote:** Myers – Yes; Boehm – Yes; Imhoff – Yes; Behrenwald – Yes; Clark-Hubbard – Yes

**Motion carried**

**Board of Review Member Resignation**

**Motion 8** Moved by Clark-Hubbard Supported by Myers  
To accept the resignation of Darin Dood from the Board of Review.  
**Vote:** Voice vote – all ayes **Motion carried.**

---

**Copy Cost & Document Reproduction Policy**

**Motion 9** Moved by Clark-Hubbard Supported by Behrenwald  
Motion to adopt the Copy Cost and Document Reproduction Policy as presented.  
**Roll Call Vote:** Myers – Yes; Boehm – Yes; Imhoff – Yes; Behrenwald – Yes; Clark-Hubbard – Yes  
**Motion carried**

---

**Public Comment**

**Pat Carr, Cato Township**, inquired about utility franchise agreements and raised concerns regarding outdated and low-hanging telecommunications lines creating safety hazards. The board will research the issue.

**Jay VanDyke, Cato Township**, expressed concerns regarding the proposed turkey farm on Johnson Road, including odor, traffic, property values, and potential setback violations. The board noted the project is under state review and will seek clarification from the township attorney.

**Matt Hubbard, Cato Township**, offered to assist with painting at the township building.

---

**Adjournment**

**Motion 10** Moved by Myers Supported by Behrenwald  
To adjourn the meeting. All ayes **Motion carried.**  
The meeting adjourned at **7:25 p.m.**

---

Respectfully submitted,  
**Ginger Imhoff**  
Cato Township Clerk