

**CEDAR CREEK TOWNSHIP BOARD**  
**2530 N. 41 ½ rd.**

**Manton, Michigan 49663**

Regular meeting July 1, 2025 6:30 p.m.

**Meeting was called to order: 6:30**

**ROLL CALL**

Members Present: Supervisor: Larry Paquette- Present, Treasurer: Mary Hallett- Present, Clerk: Beth Edwards - Absent, Trustee: Jean Schnitker- Present, Trustee: Scott Paddock- Present.

**PLEDGE OF ALLEGEANCE**

**Approval for Liz Coffel to do agenda notes 7/1/25. Motion: Larry/ Support Jean. all in favor.**

**ADDITIONS to AGENDA:** Approve agenda as amended additions. Motion 11 Resolution R-2025-03 Resolution regarding Solid Waste Disposal Impact Fees. Motion 12. Museum annual Membership for \$100.00 for the year 2025.

**MOTION to Approve**

**Motion: Mary Support, Jean Vote: all in favor**

**PUBLIC COMMENT: for Regular Meeting,** Time opened 6:33 Time closed 6:33

**COUNTY COMMISSIONER REPORT:** None.

**Landfill:** East cap is complete – being covered with topsoil now. New cell ¾ of the way done.

**APPROVAL OF MINUTES June 3, 2025 Minutes Approved as amended.**

**MOTION to Approve**

**Motion: Scott Support, Jean Vote: all in favor**

**TREASURER'S REPORT:**

**General Fund Balance May 31, 2025, \$ 768,997.35 June receipts were \$37,311.42 June checks were \$28,024.69 Grand Total Balance: the balance was \$778,284.08 Impact Fund balance 1,005,019.38.**

**MOTION to Approve June 30 ,2025 report,** Motion: Jean Support, Scott. Roll call vote: **Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**CLERK'S REPORT:**

A current Check Register detailing checks and bills 20334 to 20385 with EFTPS #3165550 for a total of \$ 28,024.69 were presented and reviewed,

**MOTION to Approve: Scott, Support: Jean, Roll call vote:**

**Larry: yes, Jean: yes, Scott: yes, Beth: absent, Mary: yes.**

**Budget Report:** Is in order.

**SUPERVISOR'S REPORT:** Letter from GFL meeting sometime this month with us and Wexford County. They still believe county is in Breach and they want to resolve without going to court. Joe Porterfield sent an email to the township June 6, 2025 they believe GFL is in breach, and are open to meeting with township.

**DEPARTMENT REPORTS:**

**1. Cemetery:** The mowing is all good for the Fourth of July. Big flag needs to be replaced. They think it is 3x5. Okay to purchase locally.

**2. Building Inspector:** 2 permits.

**3. Blight Enforcement:** She is delaying as she has 2 but wants to bring both to attorney at once.

**4. Planning Commission:** Meeting will be on July 8th at 6:30 pm. New member Andrew. Had public meeting. Two men- looking at M-42 property- highway interchange for gas station with restaurant. Winter months meeting quarterly – nothing decided.

**5. Zoning Administrator:** 2 permits.

**6. Fire Department:** There were 15 runs. Structure fire and vehicle – billable. MMR calls for lift assist- we are not currently billing for these will forward emails to Mary for training.

**OLD BUSINESS**

**1. Motion to discuss finding Zoning Board of Appeals Tabled until August. Jean has talked to Keith Stuzman.**

**2. MOTION to discuss changing something in Cemetery ordinance. Tabled until August.**

**NEW BUSINESS**

**1.MOTION to Adopt 01-2025 Ordinance to Amend Article 10, Section 1050 Driveway and Curb Cuts to add Section A.1.i. effective 7/30/25 Motion, Jean Support Scott Vote: Larry, yes Mary, yes Beth, absent Jean, yes Scott, yes**

**2. MOTION to Adopt 02-2025 Ordinance to Amend Article 10 to repeal and replace parts of Section 1080 Dwellings. 108 Dwellings/Residential Standards, 1080 Dwellings effective 7/30/25. Motion, Scott Support Jean Vote: Larry, yes Mary, yes Beth, absent Jean, yes Scott, yes**

**3. MOTION. MOTION to adopt 03-2025 Ordinance to Amend Article 10 to repeal and replace parts of Section 1080 Dwellings. 108 Dwellings/Residential Standards, 1080 Dwellings effective 7/30/25. Motion: Jean, Support: Scott. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**4. MOTION to adopt 04-2025 Ordinance to Amend Article 10, to Section 109. Other Special Purpose and add Section 1090 Renewable Energy effective 7/30/25. Motion: Jean, Support: Mary. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**5. MOTION to adopt 05-2025 Ordinance to Amend Article 16 to Repeal Section 1611 Second Dwelling on Parcel effective 7/30/25. Motion: Mary, Support: Jean. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**6. MOTION to adopt 06-2025 Ordinance to Amend Article 20 Manton (Cedar Creek) Corridor and Wetland District to add Cottage Industry to Special Uses. 2003 Special Uses effective 7/30/25. Motion: Jean, Support: Mary. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**7. MOTION to adopt 07-2025 Ordinance to Amend Article 36 Rural Conservation District to add Cottage Industry to Special Uses. 3603 Special Uses effective 7/30/25. Motion: Jean, Support: Scott. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**8. MOTION to adopt 08-2025 Ordinance to Amend Article 37 Rural Residential District to add Campgrounds to Special Uses and to amend Section 3704. 3703 Special Uses effective 7/30/25. Motion: Scott, Support: Jean. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**9. MOTION to adopt 25-9 Ordinance to Amend Article 40 Residential District to add Storage Lockers to Special Uses and to amend Section 4003. 4003 Special Uses effective 7/30/25. Motion: Jean, Support: Scott. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**10. MOTION to adopt 25-10 Ordinance to Amend. The Cedar Creek Township Zoning Ordinance to Provide Zoning Regulations for Utility- Scale Solar Energy Systems within the Township. Amendment to Article 16 section 1 effective 7/30/25. Motion: Jean, Support: Scott. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**11. Motion to approve Resolution R-2025-03 regarding Solid Waste Disposal Impact Fees. Motion: Mary, Support: Jean. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**12. Motion to approve Museum membership for \$100.00 for the year 2025. Motion: Larry, Support: Jean. Roll call vote: Larry: yes, Mary: yes, Beth: absent, Jean: yes, Scott: yes.**

**CORRESPONDANCE: all correspondence Mary received email from Joe Porterfield.**

**PUBLIC COMMENT**: opened, 7:22 – Closed – 7:23 Questions on Resolution how much is it and who does it go to.

**Board Comment** Township is okay with Michael Figiomeni as attorney. We are sending out .30 Resolution to GFL.

**MOTION to adjourn at 7:31 By Jean, Support, Larry.**

**All in favor/Motion carried.**