

Cass Lake Village Charter Meeting

February 13th, 2026

Finance Committee Present: Brik Pardo, Cathy Oconnell, Robert Redner. Jon Kellner, Chris LaDuke, Gerald Fisher

Residents Present: 1

The meeting was called to order by Chris LaDuke

Roll Call: 5 Commissioners were present. (Attorney present)

Video Access:

https://drive.google.com/file/d/1Hwz0T63JSawM7ReA_PGLIWS5Tw-4wwn4/view?usp=sharing

Minutes:

The video summarizes a charter commission meeting, called to order on February 13th. The agenda for the meeting was to walk through the changes proposed by Jerry, the attorney.

Key Discussion Points:

- **Open Meetings Act:** A question was raised as to whether having three people from the charter commission involved in negotiations constituted a violation of the Open Meetings Act, as three people is a majority of the commission. The answer given was no, because they were not sitting or doing anything as a charter commission.
- **Boundaries:** Boundaries are lengthy and will be an appendix to the document.
- **Compensation Protection:** Compensation protection for subsequently elected or appointed members of the council will be by ordinance.
- **Removal from Office:** Section 2C was changed to add that a basis for removing someone from office would be if they "cease to be qualified for office".
- **Financial Expert Review:** The question of whether Chapter 7 should be reviewed by a financial expert was raised, but the speaker crossed it out because "everybody has said no pretty emphatically every time" it was raised.
- **Budget Procedure (Chapter 7):**
 - The proposed budget recommendation was changed from the president, clerk, and treasurer jointly recommending a budget to the president recommending it "with the advice of the clerk and treasurer". This change was made because the clerk and treasurer do not typically prepare budgets.
 - The recommended budget will be an agenda item at the first regular council meeting in May each year.
- **Taxation and Finance (Chapter 8):**
 - Village taxes will be levied and collected by the village and returned to the village in the manner provided by statute.

- The township assessor was reported to be willing to sign the assessment roll.
- The village clerk shall certify the total amount of the budget to the assessor.
- **Financial Expert Consultation:** A significant portion of the discussion centered on the timing of tax collection and the potential for the village to have no operating income between the charter's expected adoption in August and the first possible budget being set in May of the following year. The general consensus was that an expert, such as a municipal CPA or the Oakland County Treasurer, should be consulted for guidance on handling the first year's finances and budgeting. It was noted that having an expert review Chapter 7 now could help ensure no "terrible error" is made.
- **Borrowing Authority (Section 9.1):** The charter allows the village to borrow money based upon notes issued "in anticipation of collecting taxes" and only spend it on budget items that are passed.
- **Leasing Property (Section 13.6):** The requirement for leasing property was changed from a vote of the electors to a unanimous vote of the council, with a two-thirds vote required in many instances. The new language specifies that the "higher voting requirement shall not apply to the rental" of seasonal docks and facilities or the community center.
- **First Council Election (Chapter 16):**
 - The election for the charter and the first council candidates is scheduled for August 4, 2026.
 - Nominating petitions for the first council must be signed by 20 qualified electors.
 - The deadline for filing nominating petitions was discussed, as it needs to align with the statutory date (the 15th Tuesday before the election) and allow time for review and submission to the county.
 - The language was changed to use the 15th and 14th weeks before the election for petition submission and review, respectively, to maintain consistency with the township's dates.

<https://bsaonline.com/>, which will reference all municipal information.