



**REGULAR MEETING  
CEDAR SPRINGS CITY COUNCIL**

**MINUTES**

**Thursday, August 11, 2022**

**7:00 p.m. Meeting**

**Cedar Springs City Hall  
66 S. Main St.  
Cedar Springs, Michigan**

1. **Conley** called the meeting to order at 7:05 pm and Pledge of Allegiance was recited.

2. ROLL CALL:

Ms. Lisa Atchison	<u>Present</u>
Mr. Jerry Gross Sr.	<u>Present</u>
Ms. Ashley Hamel	<u>Present</u>
Mrs. Molly Nixon, Mayor Pro Tem	<u>Present</u>
Ms. Rose Powell	<u>Present</u>
Mrs. Renee Race	<u>Present</u>
Mrs. Pamela Conley, Mayor	<u>Present</u>

3. PUBLIC COMMENTS.

*The Council welcomes and encourages the public to speak during the public comment and public hearing portions of the agenda. However, Council policy is to hear the public comment, not to act on the public comment at this time. Concerns brought before the Council during the Public Comment portion of the agenda will be referred to the City Manager for action. If, after communicating with the City Manager, no resolution is reached, the concern will be elevated to the Mayor and then eventually to the Council for action.*

*Those citizens wishing to speak on agenda and non-agenda items will be allowed a maximum of four minutes each to address their concerns. This is the only time during the Council meeting that citizens are allowed to address the Council. Please state your name and address for the record if you would like.*

**Tammy DeVries** thanked those who helped her and reported she won the primary race for the House of Representatives for District 91. Her platform is One Choice, One School, One Environment, One Job.

**Chris Conflitti** reported he is grateful the multifamily housing issue is on the agenda for this meeting. He said he appreciates that they have followed the process and he's hoping this can be resolved at this meeting.

**Dan Spitsbergen** thanked the board for their work on the multifamily housing issues and acknowledged he is grateful this matter is on the agenda for this meeting. He also asked for clarification regarding to what the workplan is that is mentioned in the agenda.

**Kamee Howe** reported the attendance for various Library events including; the Summer Reading Program, story time, quilling class, jewelry making, blood drive, book club, writers' group, Nurf gun wars, sidewalk chalk, a steal drum band, and more. She also reported on the summer literacy program participants and mentioned that approximately 30,000 hours of reading were completed.

4. PUBLIC HEARINGS.

- A. Renewal of Cedar Springs Cannabis Marihuana License

**Conley** opened the public hearing at 7:16 pm.

**Public Comment:** None

**Conley** closed the public hearing at 7:17 pm.

5. ADOPTION OF AGENDA.

Motion by **Atchison** seconded by **Race** to adopt the agenda with the following changes: to strike the approval of the July 14, 2022 city council minutes from 6A, move item 7C to 7A, move item 7D to 7B, move item 7A to 7C, and to move item 7B To 7D.

**Voice Vote**

**7-0**

**Motion Carried.**

6. CONSENT AGENDA.

*Councilmembers may request that any or all items be removed from the Consent Agenda. A motion is then in order to adopt all items not removed from the Consent Agenda. Requesting the removal of an item from the Consent Agenda is a prerogative afforded each councilmember and does not require the support of other councilmembers.*

- A. Approval of the minutes of the Special July 7, 2022. ~~and the Regular Meeting July 14, 2022.~~
- B. Approval of the Checks Paid Prior #s 46518 thru 46596 and Electronic Transfers totaling \$388,267.42.



~~Motion by Powell seconded by Atchinson to approve the renewal of the Marihuana Retail license for Cedar Springs Cannabis.~~

**MOTION RESCINDED BY POWELL SECONDED BY ATCHISON.**

**Tom Mabie** addressed the board and reported that they hired consultants and this matter wasn't handled properly and the company unintentionally missed the renewal deadline. **Nixon** reiterated that is her concern and she would like to be ensured on how going forward this doesn't happen again. **Cody Angel**, general manager for Cedar Spring Cannabis, reported that they have since moved away from the consultants and have internalized everything. **Hamel** said she appreciates the business taking responsibility, she feels this is a serious offense and the fine should be at least \$300.00. **Atchinson** agreed. **Nixon** indicated she felt it wasn't gross negligence because he thought he had it handled and she would recommend \$250 fine. **Gross** reported that he ha heard an acceptance they fell short and they are aware of the fact it's their fault.

Motion by **Atchinson** seconded by **Powell** to approve the renewal of a Marihuana Retail license for Cedar Springs Cannabis that was expired and to assess a fine of ~~\$50.00~~ \$250.

**Roll Call Vote**

**7-0**

**Motion Carried.**

D. Motion to direct the zoning administrator to undertake a work plan to establish the legal non-conforming status of certain residential properties in the City of Cedar Springs.

i. Multi-family properties list

**Womack** summarized that there is no disagreement on what legal non-confirming status means, the issue is that there is no evidence or facts that each individual property has legal non-confirming status. Therefore, instead of continuing to ask the landlords to provide evidence of legal non-confirming status, which they have failed to do, what we're going to do is propose that we introduce a new type of evidence by way of a sworn affidavit that their property is legal non-confirming. **Atchinson** would like to see a clear understanding of the current city ordinance clear to the property owners during this process. **Nixon** questioned should one of these properties burn down, would it allow them to rebuild it as it had existed prior. **Womack** answered only if it's been burned down to less than 59%. **Gross** asked if there were any single-family homes that were recently changed to multifamily. **Womack** responded that staff have strong suspicion there some that were converted post 1982. **Gross** also asked for clarification that based on the ordinance that if one sets vacant for over a year the non-conformity will no longer exist. **Womack** indicated he would be working with the City Attorney to draft an affidavit that they will then swear to that the properties is and has been legal non-confirming.

Motion by **Atchinson** seconded **Gross** to direct the Zoning Administrator to undertake a work plan to establish the legal non-conforming status of certain residential properties in the City of Cedar Springs, the multi-family properties.

8. DISCUSSION ITEMS:

A. Discussion on child “day care centers” policy (PC review 8/9)

**Womack** reported that the Planning Commission made a recommendation to the city council that Home Occupancy Ordinance should not require family day care center of 6 children or less to be registered as a home occupation and to interrupt the ordinance to say that.

B. Discussion on proposed apartment complex development at 14300 White Creek Ave. and the 425 Agreement Solon Township Tax Levy

**Womack** indicated that he hasn't heard back from Solon Township, but staff are having conversations with the developers. Previous discussion on the topic proposed using part of the ARPA funding to fund the waterline extension. The Developer estimated that to cost approximately \$600,000, but the city's engineers estimate that to cost approximately closer to \$1,000,000. The ARPA funding is approximately \$400,000. The developers didn't appear today because they didn't have an answer from Solon Township. **Conley** would like more information from Solon Township before moving forward with this. **Conley** expressed that the City needs to hear back from Solon Township otherwise she felt it was dealbreaker. **Race** mentioned that she thinks that until we hear from Solon Township the project is at a standstill.

9. COMMUNICATIONS:

A. Community Event Calendar,

B. 2022 Calendar.

C. Wolverine Sky Hawks Labor Day Air Show Monday September 5, 2022 10A-4P.

D. Cedar Springs Chamber of Commerce Back To School Bash Wednesday, August 17, 2022 5P-7P.

E. The Brook of Cedar Springs Summer Open House Tuesday, August 16, 2022 1P-3P.

F. Estimated Attendance for the Comedies at the Kent.

G. Linda Nead letter of resignation from Zoning Board of Appeals.

H. Six 12 Ventures Marijuana Processor

I. Kent County Emergency 911 Service Plan

J. MERS Annual Actuarial Valuation Report

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K. Bridge Meeting Minutes 7-18-22

L. Bridge Meeting Minutes 8-01-22

M. Library Seating Area renderings

10. DEPARTMENT REPORTS:

A. City Manager mentioned he will be on vacation and missing the DDA meeting. He thanked Bill and the Department of Public Works on all their hard work this summer. He thanked the staff and mentioned the two new roles in the office, of Deputy Clerk and Deputy Treasurer.

B. Department of Public Works.

i. Infrastructure Alternative's operational and maintenance report.

C. Police Department reported that the new Kent County Complex is projected to be completed in May of 2023.

D. Fire Department reported that they helped at a library event by spraying some kids with the water hose. He thanked the Microcanner for the metal sign that is now on the Fire Station.

E. City Clerk thanked the election inspectors and reported that the city couldn't operate the elections without them. She also reported that on election day humidity is often a cause for ballot jamming. Staff kept the air conditioning low and it seemed to help with preventing the ballots from jamming. She reported there were also no security issues. She mentioned that the map for redistricting is included in the packet.

F. Finance Director/Treasurer welcomed Julie Wilber as the new Deputy Finance Director. She is doing a fantastic job.

i. Cash Summary Report.

ii. Revenue/Expenditure Report.

iii. Balance Sheet

G. Code Enforcement.

H. Building Inspection.

I. Board and Commission Minutes:

i. NKCE June 7 Minutes

11. COUNCIL COMMENTS.

**Powell** is glad she's having a wonderful summer here in Cedar Springs, she's been glad to be home this summer.

**Gross** appreciates the Fire Department, DPW, the Sheriff's Department and all the staff in the office for all their hard work. He is looking forward to closing the situation with the multi-family situation.

**Atchinson** thanked the staff, they do an awesome job. She inquired about Womack's review and when that is needed. She also thanked the board members.

**Race** is glad she made it there tonight. She appreciates everyone's hard work.

**Hamel** mentioned that she's really sad about only 20% of the people came out to vote. She is encouraging people to get out to vote.

**Conley** next election is on November 8<sup>th</sup>. She mentioned how to obtain no reason absentee ballots. She also discussed there will possibly be many ballot initiatives come November. She also thanked Womack for the level of care and extra time he puts into the city. She thanked Johnson for her detail and effort she puts into the elections and the election process. She thanked her for driving to Grand Rapids late at night on election day and for working on a Sunday before elections. She thanked Bill for his dedication to the waterline project. She wanted to stress how these people go above and beyond what the contacted to do for the city.

**Nixon** is excited that the city is progressive when it comes to looking forward.

12. ADJOURNMENT.

**Conley** adjourned the meeting at 8:49 pm.

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Rebecca Johnson, City Clerk

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Pamela Conley, Mayor