

**KEELER TOWNSHIP  
VAN BUREN COUNTY, MICHIGAN  
OFFICE OF THE CLERK  
64151 TERRITORIAL RD. W.  
HARTFORD, MI 49057**

**MINUTES OF THE TOWNSHIP BOARD MEETING HELD ON TUESDAY, JULY 1, 2025**

The Keeler Township Board Meeting was called to order by Supervisor, Don Blackmond, at 7:00 pm.

The Pledge of Allegiance was recited.

Roll call of members present: Trustee Matthew Sexton, Supervisor Don Blackmond, Clerk Angie Sexton, Treasurer Sharon Clupper, and Trustee Carl Davis. Five members were present constituting a quorum.

Angie Sexton moved to approve the agenda as presented. Matthew Sexton seconded, and all were in favor.

Public comment opened at 7:01 pm. Upon hearing no public comments, the public comments closed at 7:02 pm.

Matt Sexton moved to approve June 3, 2025, Special Township Board meeting minutes as presented. Carl Davis seconded, and all were in favor.

Matt Sexton moved to approve June 18, 2025, regular Township Board meeting minutes as presented. Carl Davis seconded, and all were in favor.

Guests of Board:

Tina Leary, Van Buren County Commissioner, was not present.

Rick Boze, Van Buren County Road Commission. The second round of roadside mowing will begin. The tree at 60th and E. Oak was looked at and placed on the list for removal. The trap rock and chip seal programs are in progress. Fog seal will be placed down two to three weeks after chip seal and then painting will be done. There are currently only a few companies in Michigan licensed to paint Michigan roads.

Sheriff's Deputy John Horton was not present, due to not having the county report yet.

Fire & Ambulance reports:

The Sister Lakes Fire Department – No report.

Keeler Township Fire & Rescue- The department had ten total calls for June, consisting of seven EMS calls and three fire calls; one semi that pulled down powerlines and broke a pole, one down powerline from storms, and one grass fire from an unattended fire that spread and caught farm equipment on fire. The month's average response time was eight minutes with six responders per call. Fire training for the month was on drivers training and EMS training was on airway management and assessment. Preparations have been made for the epoxy floors to be redone and the carpet removed in the kitchen and epoxy placed by Reid Management. 1610 will need an appointment to have the four-wheel drive serviced, due to a maintenance light on. Phil Lucas is out on medical leave and is expected to return soon. He was hospitalized for a procedure. Rich Hutchinson has turned in his resignation letter as a member of the Keeler Fire/Rescue.

VBEMS- VBEMS submitted a report for May consisting of nine Priority 1 calls with an average response time of 11:47, two Priority 2 calls with an average response time of 12:13, and two Priority 3 calls with an average response time of 11:58.

Treasurer's report - The beginning balance in the general fund for the month was \$264,241.60, deposits of \$154,885.94, interest of \$56.19, bills paid \$43,540.49, ending balance of \$375,643.24. The township's Michigan Class Investments balance is \$247,315.39.

Matthew Sexton moved to pay all bills and claims as presented. Sharon Clupper seconded, and a roll call vote taken of Clupper- support, Davis- support, Blackmond- support, A. Sexton- support, M. Sexton- support. All were in favor.

Zoning Administrator- Allyn Anthony wrote ten zoning permits in June for one fence, two additions to houses, one barn, one addition to a barn, two sheds, one deck, one sign, and one keeping of fowl. Allyn Anthony also let the

board and public know that this was his last meeting as Zoning Administrator after 23 years. Don Blackmond spoke on behalf of the board and thanked Allyn Anthony for his years of service and dedication to the township.

New Zoning Administrator- After the posting of a zoning administrator vacancy, the township received an application from Ryan Laylin for the Zoning Administrator position. Supervisor Blackmond and Clerk Sexton met with Laylin for an interview. Mr. Laylin is currently the Hartford Township and Silver Creek Township Zoning Administrator, chairperson of the Sister Lake Area Utility Authority and completed the Zoning Certification course. He previously was a Cass County Commissioner and a member of the Cass County Sheriff's Office Marine Patrol Division. Don Blackmond recommended hiring Ryan Laylin as the new Keeler Township Zoning Administrator. Angie Sexton moved to hire Ryan Laylin as the new Keeler Township Zoning Administrator. Sharon Clupper seconded. Roll call vote taken of Davis- support, Blackmond- support, M. Sexton- support, Clupper- support, A. Sexton- support. All were in favor.

Trustee Carl Davis reported that the Planning Commission met on June 24, 2025, for an update on the Wonder Woods Campground Site Plan. The commission approved the update with a contingency. The commission discussed proposed short-term rental and solar battery storage ordinances.

Trustee Matt Sexton reported that the Zoning Board of Appeals did not have a meeting in June.

Old business:

ARPA Funding and MEC construction- Midwest Energy Communications has completed the project, and the township has received the invoice for \$58,500.

Recreation Plan- Still on hold.

Dangerous Building on 95<sup>th</sup> Ave. Update- The township is proceeding. Cross Excavating was unable to begin the cleanup process as the electricity was reactivated at the property's residence. The electricity will be turned off again and Cross will begin demolition.

Fire Station Siren Repair- The department turned in a quote of \$1,251.60 from C-Comm to repair and upgrade the fire siren to restore it to working order so that it can be set off for severe weather without the need for anyone to be at the station. The quote was for some used parts and there was no warranty on the siren. The board requested a quote for a warranty system for price comparison. The board has not received a new quote yet and has tabled the matter.

Parcel No's 80-12-031-045-00 & 80-12-170-067-10 update- Both parcels' numbers were sent to Van Buren County Title for a title search to help the township and council to discover if the parcels can be sold in the future. The title shows that the parcels can be sold if the township wants to. Matt Sexton moved to give permission for the Supervisor to work with the township attorney to find the parcels' value. Angie Sexton seconded and all were in favor. Motion carried.

New Business:

Keeler Township Cemetery- Mosier Wells replaced the current well with a five" new well and connected it to the current plumbing for \$6,000. In the process of sliding the old concrete lid off the old well pit, the lid cracked in three places. Mosier Well has offered to pay to replace the lid. Supervisor Blackmond let the board know that the old well pit has some other issues with the brickwork that held the lid. The board suggested getting quotes to see about fixing the other brick issues and an alternative lid for the old well pit. Supervisor Blackmond will work on getting some quotes.

Fireworks- Sister Lakes Lion Club has submitted a request to hold their annual firework display on 8/30/2025 at dusk with a rain date of 8/31/2025. Wolverine Fireworks Display, Inc. provided a copy of the event insurance certificate with the 2025 Permit for Fireworks application. It was noted that the permit was not approved by EGLE prior to submittance to the township board for approval, and the application would still need EGLE approval before the firework event. Carl Davis moved to approve the permit for a fireworks display on 8/30/25 with a rain date of 8/31/25, contingent on EGLE approval. Sharon Clupper seconded the motion. All were in favor and the motion carried.

Round Lake SAD- Round Lake resident Jerry Morin was present to go over the request for a Round Lake 5-year management plan covering 2026-2030 and for a new Round Lake Aquatic Weed Control Special Assessment District 2025-2029. The Round Lake Association is asking for a slight increase from the previous SAD. The association has already acquired 109 signed petitions of support for the establishment of a new special assessment district in the out

of the 160 residents on Round Lake. The previous Round Lake Aquatic Weed Control Special Assessment District has expired. Don Blackmond read the proposed Round Lake SAD to the public.

- Don Blackmond moved for the Keeler Township Board to renew the Round Lake Special Assessment District as read with the condition of reviewing the data and making sure that it satisfies the minimum thresholds. Angie Sexton seconded. Roll call vote of M. Sexton- support, Clupper- support, A. Sexton- support, Blackmond- support and Davis- support. Motion carried.
- Don Blackmond moved to order the plans and cost estimates to be prepared by the Round Lake Association and submitted to Keeler Township. Carl Davis seconded. Roll call vote of Davis- support, Blackmond- support, A. Sexton- support, Clupper- support, and M. Sexton- support. Motion carried.

Don Blackmond read the proposed renewal of the Round Lake Aquatic Weed Control Special Assessment District 2025-2029 Resolution to the public.

- Don Blackmond moved to approve Resolution #7-1-2025 Proposed Continuation/Renewal of Round Lake Aquatic Weed Control Special Assessment District 2025-2029. Matthew Sexton seconded the motion. Roll call vote of Blackmond- support, Clupper- support, Davis- support, M. Sexton- support, and A. Sexton- support. Motion carried.

The floor opened to public comment at 8:01 pm. Tom Landis thanked Allyn Anthony for his 23 years of service with the township and with the Zoning Board of Appeals. Mark Pajakowski also thanked Allyn Anthony on behalf of the Planning Commission for his years of service. Jim Meersman asked about overnight docking and parking at the lake access sites and the use of golf carts on the road. It was noted that it is not allowed, and he may contact the Van Buren County Sheriff's Department with any violations. Upon hearing no other comments, public comments closed at 8:12 pm.

Correspondence: There was no correspondence.

Motion by Don Blackmond to adjourn and seconded by Sharon Clupper. All were in favor and the meeting adjourned at 8:13 pm.

Submitted by,

Angie Sexton, Clerk

**TOWNSHIP OF KEELER  
VAN BUREN COUNTY, MICHIGAN**

RE: Round Lake Aquatic Weed Control Special Assessment District 2025-2029

Members Present: Angie Sexton, Sharon Clupper, Don Blackmond, Carl Davis,  
Matthew Sexton

Members Absent: None

The Keeler Township Board has previously implemented a special assessment district for aquatic weed control in Round Lake within the Township, which has expired. The Keeler Township Board received a request to renew the district together with petitions to renew the district. The Keeler Township Board deemed the request to continue/renew the special assessment district to be both prudent and in the interests of public health, safety and welfare and deemed it appropriate and expedient to consider the effort on its own tentative motion, subject to consideration of the petitions; and

The Keeler Township Board has, in the past, deemed it expedient to delegate the obtaining of plans and cost estimates to the Round Lake Association. In anticipation thereof, the Lake Association on July 1, 2025 presented plans and cost estimates for aquatic weed control on file with the Township at the same meeting. The Township Board tentatively resolved to fund such aquatic weed control on Round Lake via a special assessment in accordance with the provisions of PA 188 of 1954, as amended. The Keeler Township Board tentatively resolved to recreate/continue/extend a special assessment district identified as "Round Lake Aquatic Weed Control Special Assessment District 2025-2029"; and to set a public hearing on the proposed district.

Motion was then made by Blackmond seconded by A. Sexton and unanimously carried that the Keeler Township Board tentatively resolved to renew the Round Lake Special Assessment District for the purposes of undertaking aquatic weed control on Round Lake within the Township; to charge the costs to the benefitted property owners as a special assessment and to tentatively name the district "Round Lake Special Assessment District 2025-2029".

Motion was then made by Blackmond seconded by Davis and unanimously carried ordering the plans and cost estimates for aquatic weed control on Round Lake, Keeler Township to be filed with the Keeler Township Clerk for public examination.

Motion was then made by Blackmond supported by M. Sexton and unanimously carried to adopt the following resolution:

**KEELER TOWNSHIP  
VAN BUREN COUNTY, MICHIGAN  
RESOLUTION # 7-1-2025  
PROPOSED CONTINUATION/RENEWAL OF  
ROUND LAKE AQUATIC WEED CONTROL  
SPECIAL ASSESSMENT DISTRICT 2025-2029  
July 1, 2025**

WHEREAS, at a regular meeting of the Keeler Township Board held on July 1, 2025; the Township Board considered a request and petitions to renew/continue the special assessment district for weed control on Round Lake for 5 years; and

WHEREAS, the Township Clerk has not had an opportunity to consider the petitions for a determination as to whether the 51% threshold has been met; however, it appears that there is significant support for the project and the continuation of the special assessment district for the funding of weed control thereon via special assessment; and

WHEREAS, the Township Board finds it expedient to tentatively approve the continuation/renewal of the special assessment district on its own motion, which will allow timely processing and noticing.

**NOW THEREFORE, BE IT HEREBY RESOLVED THAT** the Keeler Township Board does hereby tentatively declare its intent to renew/continue/extend a special assessment district for the purposes of funding aquatic weed control for Round Lake within the Township, carrying over any unexpended funds from the expiring special assessment; and charging the costs for implementation and administrative costs to the benefitted parcels in accordance with Public Act 188 of 1954, as amended, (MCL 41.721, et seq.). The proposed district is described as:

"All of those parcels in Keeler Township, Van Buren County Michigan with frontage on Round Lake".

The proposed district is tentatively named "Round Lake Aquatic Weed Control Special Assessment District 2025-2029".

**BE IT FURTHER RESOLVED** that the Township recognizes receipt of plans and cost estimates from the lake association and its contractor for proposed aquatic weed control measures for the next 5 years to be placed on file with the Township Clerk for public examination; and

**BE IT FURTHER RESOLVED** that a hearing on any protests or objections to the proposed aquatic weed control measures; the cost estimates therefor and/or to the Special Assessment District proposed to be continued/renewed/extended for the assessment of the cost of such improvements at a meeting of the Township Board at the Keeler Township Hall, 64151 Territorial Road W Hartford, MI 49057 within the Township on Tuesday, August 5, 2025 commencing at 7:00 p.m.; and

**BE IT FURTHER RESOLVED** that the Clerk be instructed to give proper notice of such hearing by mailing and publication in accordance with law and statute provided; and

**BE IT FURTHER RESOLVED** that all resolutions or parts of resolutions insofar as they conflict with the provisions of this resolution be and the same are rescinded.

The following voted "aye": Blackmond, Clupper, Davis, M. Sexton, A. Sexton


The following voted "nay": None

The Supervisor declared the motion carried and the resolution duly adopted.

  
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Angie Sexton, Clerk  
Keeler Township

**CERTIFICATE**

The undersigned, Angie Sexton, the duly elected Clerk of Keeler Township, Van Buren County, Michigan, hereby certifies that the foregoing constitutes a true and complete copy of a resolution adopted by the Township Board at a meeting held on July 1, 2025 and that said meeting was held in accordance with the Open Meetings Act, PA 267 of 1976.

  
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Angie Sexton, Keeler Township Clerk  
64151 Territorial Rd W  
Hartford, MI 49057

Attest:   
Don Blackmond, Supervisor