

CITY OF CARO COUNCIL COMMITTEE OF THE WHOLE MINUTES

AMENDED

August 5, 2025, 5:30 P.M.

Council Chambers, 317 S. State St., Caro, MI 48723

Mayor Karen Snider called the Committee of the Whole Meeting of the City Council to order on August 5, 2025, at 5:30 p.m. in the Council Chambers.

Present: Mayor Karen Snider, City Council: Emily Campbell, Charlotte Kish, Doreen Oedy, **Heidi Parker**, and Jill White.

Absent: **Heidi Parker**

Others: Scott Czasak – City Manager, Rita Papp – City Clerk, **Laura Genovich – City Attorney (virtual)** and other guests.

PUBLIC COMMENTS:

Kory Batschke – Commented on his support of this property development venture.

Danielle Rolando – Inquired if the neighboring property owners would have the opportunity to purchase the lots.

COMMUNICATIONS:

1. Letter from Norman Daniels

BUSINESS ITEMS:

1. Van Geisen Road Subdivision Property Discussion

- City Manager presented information on the Van Geisen Road Subdivision Property and presented **appraisal-assessment** information from the City Assessor.
- City Attorney reviewed the proposed purchase agreement and presented her opinion. She suggested that the city obtains a professional appraisal or broker price opinion. City options are to counteroffer, list it, or bid it out. **The purchase agreement presented is a 12-month purchase agreement and is not binding to develop the property.** Property may include a city park.
- Councilor Jill White acknowledged that Scott Czasak – City Manager brought this development proposal to council, and he should be commended for that. Councilor Doreen Oedy supported this as well.
- Councilor Charlotte Kish supports the idea of a development, but the opportunity should be offered to other developers.
- City Manager Scott Czasak inquired if this property was ever placed on the market for sale. Discussion amongst council followed.
- City Manager Scott Czasak was instructed to **investigate the potential city park within the property, obtain a 3rd party appraisal or broker price opinion, after the city attorney determines if the neighborhood park exists on the property. and work on a Request for Proposal (RFP).**
- Tanya Batschke inquired on whether the city can have options of housing and also gave her support of the development.
- Chris Cumper, City of Caro Summer Intern suggested putting a contingency clause in the purchase agreement on what type of property development is allowed and updating the purchase agreement or drafting our own.
- **Mayor Karen Snider recapped that prior to the city manager obtaining a 3rd party appraisal or broker price opinion, the city attorney will determine if the neighborhood park exists on the property. She also suggests an open house prior to a public hearing.**

Motion by Oedy, seconded by White to adjourn the meeting at 6:30 p.m.

Motion carried.

Rita Papp

City Clerk