

CITY OF CRYSTAL FALLS

August 10, 2026

REGULAR CITY COUNCIL MEETING MINUTES

A regular meeting of the City Council of the City of Crystal Falls was held in the City Council Chambers on August 10, 2026, at 5:00 p.m. Central Time.

Roll Call: Mayor Pro Tem Cudnohufsky; Councilors Maki, Fabbri, and Smith

Absent: Mayor Bean

Also Present: City Manager Gerard Valesano; Clerk/Treasurer Tara Peltoma; and City Attorney Daryl Waters

Mayor Pro Tem Cudnohufsky led the Pledge of Allegiance.

Motion by Councilor Smith, seconded by Councilor Fabbri, to approve the revised agenda and excuse Mayor Bean.

Ayes: Mayor Pro Tem Cudnohufsky; Councilors Maki, Smith, and Fabbri

Nays: None

Absent: Mayor Bean

Motion carried.

Public Comment: None

City Manager Valesano presented the City Manager's report.

Presentations: None

PUBLIC HEARINGS

Pursuant to Public Act 267 of 1976, the Open Meetings Act, Mayor Pro Tem Cudnohufsky recessed the regular meeting at 5:06 p.m. to conduct a public hearing regarding the Intergovernmental Conditional Transfer of Property by Contract.

City Attorney Daryl Waters explained the purpose and effect of the Act as it relates to the City of Crystal Falls and Crystal Falls Township.

Public Comment: None

Council Comment: None

Mayor Pro Tem Cudnohufsky closed the public hearing at 5:11 p.m. and reconvened the regular meeting.

Pursuant to Public Act 267 of 1976, the Open Meetings Act, Mayor Pro Tem Cudnohufsky recessed the regular meeting at 5:11 p.m. to conduct a public hearing for the Zoning Board of Appeals regarding a zoning variance request from Doc Auto Sales, LLC, for a used automobile dealership within the City's Industrial-1 Zoning District.

Public Comment: None

Council Comment: Councilor Smith expressed concern that the property be maintained in a neat and orderly condition.

Mayor Pro Tem Cudnohufsky closed the public hearing at 5:12 p.m. and reconvened the regular meeting.

OLD BUSINESS

None

NEW BUSINESS

Motion by Councilor Fabbri, seconded by Councilor Smith, to approve Resolution 26-30, Approving the Annual Budget and Millage Rates for the City of Crystal Falls, Michigan, for the 2026–2027 Budget Year.

Ayes: Mayor Pro Tem Cudnohufsky; Councilors Fabbri, Smith, and Maki

Nays: None

Absent: Mayor Bean

Motion carried.

Motion by Councilor Smith, seconded by Councilor Fabbri, to approve Resolution 26-31, Approving the City Auditorium Rental Agreement with Miranda Straka/Inclusion Dance Gymnastics.

Ayes: Mayor Pro Tem Cudnohufsky; Councilors Smith, Fabbri, and Maki

Nays: None

Absent: Mayor Bean

Motion carried.

Motion by Councilor Maki, seconded by Councilor Fabbri, to approve Resolution 26-32, Approving a Conditional Transfer of Property Agreement Under Public Act 425 of 1984 with Crystal Falls Township.

Ayes: Mayor Pro Tem Cudnohufsky; Councilors Smith, Fabbri, and Maki

Nays: None

Absent: Mayor Bean

Motion carried.

Motion by Councilor Smith, seconded by Councilor Maki, to approve Resolution 26-33, Approving a Zoning Variance Request from Doc Auto Sales, LLC, at 1 East Superior Avenue for a used automobile dealership within the City's Industrial-1 Zoning District.

Ayes: Mayor Pro Tem Cudnohufsky; Councilors Smith, Fabbri, and Maki

Nays: None

Absent: Mayor Bean

Motion carried.

CONSENT AGENDA

Motion by Councilor Fabbri, seconded by Councilor Smith, to approve the Consent Agenda items listed below:

- Minutes of the July 13, 2026, regular meeting
- Minutes of the July 27, 2026, special meeting
- Treasurer Activity Report submitted by Clerk/Treasurer Tara Peltoma
- Police Department Report submitted by Sergeant Mantsch
- Electric Department Activity Report submitted by Electrical Supervisor David Graff
- Public Works Department Activity Report submitted by Foreman Robert Fabbri
- Assessor's Report submitted by Assessor Tammy Hendrickson
- Payroll and Disbursements submitted by Clerk/Treasurer Tara Peltoma
- Quarterly Investment Report submitted by Clerk/Treasurer Tara Peltoma

Ayes: Mayor Pro Tem Cudnohufsky; Councilors Smith, Fabbri, and Maki

Nays: None

Absent: Mayor Bean

Motion carried.

ADJOURNMENT

Mayor Pro Tem Cudnohufsky adjourned the meeting at 5:15 p.m.

Presiding Officer

Presiding Clerk