

HOLLAND CHARTER TOWNSHIP BOARD OF TRUSTEES

Regular Meeting

February 7, 2019

The Supervisor called the meeting to order at 7:00 p.m.

Present: Supervisor Terry Nienhuis, Clerk Michael Dalman, Treasurer Vince Bush, and Trustees Doug Becker, Elliott Church, Norm Nykamp, and Russell TeSlaa. Also present were Township Manager Steve Bulthuis and Community Development Director John Said.

Absent: None

The Pledge of Allegiance was recited and Mr. TeSlaa gave the invocation.

Citizen's Comments: Ms. Rhonda Phelps asked a question on the DeYoung garage situation and another zoning matter. Mr. Said answered her question. A second citizen, Mary Jackson, asked that the Board consider land and tree preservation in the Township. Mr. Said also gave an update on this from the zoning regulations.

The Board held two public hearings on proposed amendments to the text of the Township Code of Ordinances, Appendix A – Zoning. The first amendment was Article 8, Sec. 8.18 Prohibition of Recreational Marihuana. Mr. Nienhuis opened the public hearing.

Mr. Bush introduced and the Board held a first reading on the proposed amendment to the text of the Township Code of Ordinances dealing with Prohibition of Recreational Marihuana.

Mr. Nienhuis closed the public hearing.

The second proposed amendment was for Short-term rentals – an ordinance permitting short-term rentals to be established. Mr. Nienhuis opened the public hearing. Mr. Said updated the Board on the proposed ordinance. The Planning Commission recommended that this be denied and sought guidance from the Board on next steps.

Mr. Al Diepstra talked about the house he used for short term rental on Howard Avenue.

Diane Hayes spoke about a house they had on Beeline Road for short term rentals. She is in favor of short-term rentals and brought her comments to the Board. Stephanie Elhart shared concerns regarding short term rentals. Mr. Jay Frankhouse also shared his concerns. Ms. Rhonda Phelps shared her thoughts. Mr. Steve Wasiura, the citizen who had initiated the short-term rental text amendment process, shared his thoughts and motivation. Mr. Luiz Costa shared his support of short-term rentals based on his experience of renting out his house. Mr.

David Phelps spoke of his support for short-term rentals.

Mr. Nienhuis shared options given to the Board from legal counsel. Board members shared thoughts after hearing the citizen comments on the issue. Mr. Becker encouraged the Township to follow any rules in place. Mr. Nykamp shared his thoughts about serving the majority of our citizens. Mr. Bush shared his thoughts on safety, welfare, and our community.

19-19 A motion was made by Mr. Bush--, supported by Mr. Nykamp, to accept the Planning Commission's recommendation of denial of the proposed ordinance and reject the Planning Commission's recommendation of further study of the short-term rental matter.

Roll call vote: Yes-5, No-2, Absent-0

Motion declared adopted

Mr. Nienhuis closed the public hearing.

Board members reviewed the consent agenda including communications (Invitation from the Holland American Legion Band to a concert on February 9, 7:30, Jack Miller Center for the Arts), operational reports (January Building Report & Sgt. Converse's report from the Ottawa County Sheriff's Office), bills and financial transactions for January, and the minutes from the regular meeting held on January 17, 2019.

19-20 A motion was made by Mr. --Nykamp, supported by Mr. TeSlaa, to approve the consent agenda.

All supported the motion

Motion declared adopted

The Board held a second reading and considered for adoption a rezoning request for 11540 Riley Street – Agricultural (AG) to Low-Density Residential (R-1).

19-21 A motion was made by Mr. Bush--, supported by Mr. Church, to approve Ordinance #588, rezoning 11540 Riley Street – Agricultural (AG) to Low-Density Residential (R-1).

Roll call vote: Yes-7, No-0, Absent-0

Motion declared adopted

The Board held a second reading and considered for adoption a rezoning request for 11450 Riley Street – Agricultural (AG) to Low-Density Residential (R-1).

19-22 A motion was made by Mr. --Nykamp, supported by Mr. Church, to approve Ordinance #589, rezoning 11450 Riley Street – Agricultural (AG) to Low-Density Residential (R-1).

Roll call vote: Yes-7, No-0, Absent-0

Motion declared adopted

The next item was the presentation of a Park Asset Management Plan. Mr. Bulthuis introduced Matt Levandoski from Prein and Newhof who reviewed the plan which updated the Board on the condition of the parks so that we can consider our maintenance needs. Matt presented an overview of the findings of this report and answered questions from the Board.

The next items for consideration were two operational and capital improvement expenditures. Mr. Bulthuis reviewed a recommendation from the Public Works Department to provide improvements to the dry portion of the intake structure at Lift Station #1 located at 132 Howard Avenue. The project would be self-contracted by township personnel using local contractors at an estimated cost of \$102,255.00. The cost is higher than anticipated in the Capital Improvement Plan due to structural deficiencies that were discovered during the design phase

of this project.

19-23 A motion was offered by Mr. Becker- and supported by Mr. Bush to approve the recommended improvements for Lift Station #1.

All supported the motion

Motion declared adopted

Next was the consideration of the Quincy Street Pathway Agreement with the Ottawa County Road Commission (OCRC). A nonmotorized pathway would be constructed along Quincy Street (136th Ave. – 120th Ave.) utilizing \$522,000 in federal funding and a Township local match of \$422,000. The OCRC would secure these funds on our behalf and assist the Township in implementing the project for a project administration fee of \$16,800. Board members asked questions.

19-24 Moved by Mr. Nykamp and supported by Mr. TeSlaa to approve the Quincy Street Pathway Agreement with OCRC.

All supported the motion

Motion declared adopted

Mr. Bulhuis reviewed some informational and project updates. Board members gave committee reports and shared comments. Mr. Nienhuis reminded the Board of the MTA Conference to be held in Grand Rapids in early April.

The meeting adjourned at 8:43 P.M.

Michael Dalman, Clerk
Terry Nienhuis, Supervisor