

HOLLAND CHARTER TOWNSHIP BOARD OF TRUSTEES

Regular Meeting
August 7, 2025

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

Present: Supervisor Russ TeSlaa, Clerk Michael Dalman, and Trustees Elliott Church, Dave DeYoung, Gretchen Molotky, and Terry Nienhuis. Also present was Township Manager Steve Bulthuis.

Absent: Treasurer Vince Bush

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

Citizen's Comments: None

Mr. TeSlaa opened a public hearing to consider approval of the Eagle Meadows Condominium Planned Unit Development, 0 (vac) Perry St. Parcel 70-16-24-300-038). Mr. Tom Witteveen representing Baumann Building was present to describe the project and answer questions. Mr. TeSlaa shared a letter with concerns from one citizen, Mary Kraai. Mr. Witteveen responded to the concerns and Water Resources Commissioner Joe Bush was present to respond to some of the concerns. One additional citizen, Mary Mouw, asked some questions. Mr. TeSlaa closed the public hearing.

25-80 A resolution was offered by Mr. Nienhuis, supported by Ms. Molotky, to approve the Eagle Meadows Condominium PUD.

Roll call vote: Yes-6, No-0, Absent-1
Resolution declared adopted

At this time, Joe Bush, Ottawa County Water Resources Commissioner, was present to discuss matters related to orphan drains in the Township.

Mr. TeSlaa reviewed the consent agenda.

25-81 A motion was made by Mr. Nienhuis, supported by Mr. DeYoung, to approve the consent agenda including communications (Thank you from Outdoor Discovery Center, Invitation to community celebration at Macatawa Resource Center on August 22), operational reports (Building Report for July, Fire Department Report for July), bills and financial transactions for the month of July, and the minutes of the Board meeting held on July 17, 2025.

All supported the motion
Motion declared adopted

The Board then had a second reading and considered for adoption an amendment to the Code of Ordinances – Chapter 7 – Property and Housing Maintenance Code.

25-82 A resolution was offered by Mr. Dalman, supported by Mr. TeSlaa, to approve an amendment to the Code of Ordinances – Chapter 7 – Property and Housing Maintenance Code.

Roll call vote: Yes-6, No-0, Absent-1
Resolution declared adopted

Mr. Nienhuis introduced, and the Board had a first reading on one Zoning Ordinance Map Amendment – 3385 120th Avenue (Parcel #70-16-09-400-014) from AG Agriculture to R-2A Medium Density Residential. Mr. Tom Witteveen was present to answer questions.

The Board then considered a resolution pertaining to the adoption of poverty exemption guidelines. This has been approved in past years by the Board and the new resolution meets State wording guidelines and income guidelines.

25-83 A resolution was offered by Mr. DeYoung, supported by Mr. Church, to approve the resolution pertaining to poverty exemption guidelines.

All supported the resolution
Resolution declared adopted

Mr. Bulthuis then reviewed the June 30, 2025 financial report submitted by Finance Director Smith.

The next item for consideration was the replacement of two retiring Brownfield Redevelopment Authority members. It was recommended to replace Jim Stroop with Randy Kortering and replace Doug Kuiper with Warren Smith.

25-84 A motion was made by Mr. Dalman, supported by Mr. Nienhuis, to appoint Randy Kortering to fill the term of Jim Stroop ending December 31, 2027 and Warren Smith to fill the term of Doug Kuiper ending December 31, 2025 on the Brownfield Authority.

All supported the motion
Motion declared adopted

The next item on the agenda was the consideration of two operational and capital improvement expenditures. The first was the 2025 pathway repair program. Six bids were received and the recommendation is to go with the low bidder Site Works Solutions, Inc. in the amount of \$582,480.00, plus a 10% contingency, for an amount not to exceed \$641,000.00.

25-85 Mr. Church made a motion, supported by Mr. DeYoung, to approve the 2025 pathway repair program bid with Site Works Solutions, Inc.

Roll call vote: Yes-6, No-0, Absent-1
Motion declared adopted

The next item for discussion was Township Hall site improvements including a garage to store Township vehicles, expanding the parking lot, installing a bus shelter, and resurfacing and replacing concrete sections in the existing parking lot. Mr. Greg Maybury, Township Owner Representative, presented the information on the bids for this project and staff recommended approval of an amount of \$814,000.00 which includes construction costs, a 10% contingency, and design and management fees.

25-86 A motion was made by Mr. Nienhuis, supported by Ms. Molotky, to approve the Township Hall site improvements for an amount not to exceed \$814,400.00.

Roll call vote: Yes-5, No-1, Absent-1
Motion declared adopted

Mr. Bulthuis shared his administrative report. Committee members shared their reports. Board members shared information and questions. The meeting adjourned at 8:00 P.M.

Respectfully submitted,

Michael Dalman, Clerk

Russ TeSlaa, Supervisor