

HOLLAND CHARTER TOWNSHIP BOARD OF TRUSTEES

Regular Meeting
August 4, 2022

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

Present: Clerk Michael Dalman, Treasurer Vince Bush, and Trustees Elliott Church, and Gretchen Molotky

Absent: Supervisor Terry Nienhuis, Trustees Doug Becker and Russ TeSlaa

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

Citizen's Comments: None

Mr. Bush reviewed the consent agenda.

22-76 A motion was made by Mr. Bush, supported by Ms. Molotky, to approve the consent agenda including communications (thank you from Trustee TeSlaa and communication from director of M.A.R.I.A.), operational reports (Building Report for July), bills and financial transactions for the month of July, and the minutes of the Board meeting held on July 21, 2022.

All supported the motion
Motion declared adopted

The Board had a second reading and considered for adoption one proposed rezoning ordinance – 0 140th Avenue (Parcel 70-16-07-200-022) from AG Agricultural to R-3 High Density Residential. Ron Webb representing the owner was present to answer questions. Discussion centered around traffic concerns with the proposed rezoning if the parcel is developed. Mr. Webb stated he was in negotiations with another property owner for another possible access point. The Board would like the applicant to submit evidence regarding the ability of the area to handle any increased motor vehicle traffic.

22-77 A motion was made by Mr. Bush, supported by Ms. Molotky, to table the rezoning – 140th Avenue (Parcel 70-16-07-200-022) from AG Agricultural to R-3 High Density Residential because of concerns about the impact of the rezoning on motor vehicle traffic in the area and to give the applicant the opportunity to submit evidence regarding the ability of the area to handle any increased motor vehicle traffic.

All supported the motion
Motion declared adopted

The Board then considered two PUD Amendment Resolutions. The first was the Family Church PUD amendment (formerly First Michigan Bank PUD at 10717 Adams Street). The amendment changes the use from corporate offices to a place of worship and changes the PUD's name. Representing Family Church was Pastor Adam Grill and several church members.

22-78 A resolution was offered by Mr. Dalman, supported by Mr. Bush, to approve the Family Church PUD Amendment.

All supported the resolution
Resolution declared adopted

The second was the Macatawa Legends PUD Amendment. This amendment consists of an addition of land and revisions to neighborhood street configuration,

housing types, and clubhouse area amenities, including a new golf course restroom, pool area restroom, pool deck shade structure, and playground. Representing the developer to answer questions and describe the project was Mick McGraw.

22-79 A resolution was offered by Mr. Dalman, supported by Ms. Molotky, to approve the Macatawa Legends PUD Amendment.

All supported the resolution
Resolution declared adopted

Next the Board considered the preliminary site condominium approval for Eagle Meadows, 0 Perry Street (Parcel No. 70-16-24-300-038). Eagle Meadows Site Condominium was submitted by Joe Siereveld of Eagle Creek Homes LLC and consists of 22 units to be served by a public watermain, public sanitary sewer, public street, and private stormwater retention facilities. Mr. Siereveld and Jeff VanLaan of Exxel Engineering was present to describe the project.

22-80 A motion was made by Ms. Molotky, supported by Mr. Church, to approve the preliminary site condominium approval for Eagle Meadows.

All supported the motion
Motion declared adopted

Next the Board considered right-of-way telecommunications permit renewal with Great Lakes Energy Cooperative. Mr. Bulthuis reviewed the permit request.

22-81 A motion was made by Mr. Dalman, supported by Mr. Bush, to approve the right-of-way telecommunications permit renewal with Great Lakes Energy Cooperative.

All supported the motion
Motion declared adopted

Mr. Bulthuis shared his administrative report. He expressed appreciation to the public for approving the law enforcement millage at the August 2 election. Committee members shared their reports and input. Mr. Dalman was thankful for a safe, secure, and successful election.

In other business Mr. Bush reminded the Board that the one-year moratorium on certain residential development would be expiring on August 5, 2022. Mr. Bush stated that we have the Housing Study which was completed during the current year. Using the information, we should decide whether to extend the moratorium, end the moratorium, or take other action to adequately address the Township's residential housing market. To give us more time to make that decision, Mr. Bush suggested extending the moratorium through December 31, 2022.

22-82 A motion was made by Mr. Bush, supported by Ms. Molotky, to extend the initial moratorium to December 31, 2022, in order to give the Board more time to fully consider the Housing Study and what should be done regarding the expiring moratorium.

All supported the motion
Motion declared adopted

The meeting adjourned at 7:54 P.M.

Respectfully submitted,

Michael Dalman, Clerk

Vince Bush, Treasurer