

AGENDA
HOLLAND CHARTER TOWNSHIP PLANNING
COMMISSION
Regular Meeting
December 2, 2025
6:00 p.m.

1. Roll Call
2. Public Comment
3. Approval of the minutes for regular meeting of November 4, 2025
4. Public Hearings
 - a. 0 (vac) Crossings Ct (70-16-22-271-011) – Amendment to the Crossings Court Planned Unit Development Final Development Plan
Request by Tom Vroon of T2 Properties LLC for a Major Amendment to the Crossings Court PUD for changes consisting of permitting a contractor facility and outdoor storage on Lot 4, modifying the current PUD building setbacks for Lot 4 to comply with the C-2 Community Commercial setback requirements, and modifying the parking calculations to be 1 space per 145 square feet for Lots 2 & 3 and 1 space per 720 square feet on Lot 4.
 - b. 2490 Van Ommen Dr (70-16-16-377-010) – Special Land Use Permit
Request by Angel Rios of A&J Automotive on behalf of Jeremy Fogg of Greentrust Capital Mgmt LLC for Special Use Approval for major vehicle repair with associated outdoor storage and vehicle sales and display. The subject property is zoned C-2 Community Commercial.
 - c. 4412 136th Ave (70-16-05-300-023) – Special Land Use Permit
Request by Brian Malone of Sonseeker Pools on behalf of Christine Gethin of CLG Holdings LLC for Special Use Approval for a contractors facility with outdoor storage. The subject property is zoned I-2 General Industrial.
5. Other Business
 - a. 279 Paramount Ave & 0 (vac) Lakewood Blvd (70-16-21-100-084, 70-16-21-169-001, -002 & -003) – Amendment to the Lakewood Place Planned Unit Development Final Development Plan
Request by Scott Geerlings for an Other Minor Amendment to the Lakewood Place PUD consisting of modifying the use of the designated green space, including removal of the proposed bridge and addition of a new trailhead and looping pathways.
6. Tabled Business
 - a. 11483 Lakewood Blvd (70-16-22-271-005) – Special Land Use Permit (*Tabled August 12, 2025*)
Request by Dave Timmerman of Union Land LLC for use approval of “Vehicles, Recreational equipment, manufactured homes, heavy equipment sales and rental” and “Vehicle Repair, including outdoor storage of vehicles awaiting repair.” The subject property is zoned C-2 Community Commercial.
7. Planning Commission Discussion
 - a. 2025 Planning Commission Annual Report

b. Planning Commission Objectives for 2026

8. Adjournment