

**TALLMADGE CHARTER TOWNSHIP
REGULAR BOARD MEETING
HELD ON
TUESDAY, JANUARY 10, 2017
AT 7:00 P.M.
www.tallmadge.com**

- I. CALL TO ORDER** James Van Ess, Supervisor, called the meeting to order and Timothy Grifhorst opened with prayer and the Pledge of Allegiance. Members present: James Van Ess, Lenore D. Cook, Clifford Bronkema, Joel Terpstra, Tim Grifhorst. Members absent: Brenda Martin and Michael Eppink. Also present was Ron Bultje, Township Attorney.

II. CONSENT AGENDA

Timothy Grifhorst moved, Joel Terpstra supported, to approve the minutes of the December 13, 2016, regular meeting, approve the bills to be paid in January of 2017 as presented and to accept as information the treasurer's report, legal update, correspondence if any. Motion also included adding item D. Appoint James Szejda to the Planning Commission for a three-year term.

III. PUBLIC PARTICIPATION Matt Fenske, County Commissioner and Roger Victory, State Representative updated the Township Board on matters that were a concern to Township government.

IV. UNFINISHED BUSINESS

V. NEW BUSINESS

A. TABLED Second Reading -Map Amendment (Rezoning) Application from M-45 Developers, LLC of 308 Lake Michigan Drive. They are requesting to rezone part of seven parcels with an approximately 24 acres in area along Lake Michigan Drive and 2nd Avenue from Single Family Residential Zoning District (R-1) to the General Commercial Zoning District (C-2). Clifford Bronkema moved, Timothy Grifhorst supported, to bring this matter to the floor. Motion CARRIED. Supervisor informed the Board that the Citation issued had been withdrawn – all issues had been taken care of. M-45 Developers had also brought in a copy of their Soil Erosion Permit and their Ottawa County Road Commission Driveway Permit. Letter was read from a resident concerning spot zoning. It was also noted that Dewey Bultsma as a member of the Planning Commission did not vote on this matter – conflict of interest. Ron Bultje, Township Attorney, went through our Planner's memo to clarify some of the resident's concerns. This parcel has been Master Planned Commercial for almost ten years, regarding Section 11.01 of our Zoning Ordinance and Chapter Seven of our Master Plan – this would be an anticipation of what might happen – a guide line. There is no legal reason to deny this request. Timothy Grifhorst moved, Clifford Bronkema supported, to approve the Map Amendment Application of M-45 Developers. Motion CARRIED by a unanimous roll call vote.

B. Second Reading – Zoning Map Amendment – Peter Nielsen of 3945 Leonard Street, Parcel Number 70-10-08-300-026 PT is requesting to rezone approximately 3.69 acres from Agricultural Zoning to Rural Preserve Zoning. Joel Terpstra

moved, Timothy Grifhorst supported, to adopt the Zoning Map Amendment request of Peter Nielsen. Motion CARRIED by a unanimous roll call vote. It was noted that the Planning Commission at their November 22, 2016 meeting recommended that Mr. Nielsen remove two carports located on the south end of the property by April 15, 2017.

C. Lenore D. Cook moved, Clifford Bronkema supported, to adopt the Resolution of Local Governing body for Charitable Gaming Licenses. This was a request from the Autism Family Network. Motion CARRIED by a unanimous roll call vote.

D. Clifford Bronkema moved, Joel Terpstra supported, to appoint James Szejda to a three-year term on the Planning Commission per the Supervisors recommendation. Motion CARRIED by a unanimous roll call vote. (Note: this appointment should have taken place in December of 2016)

VI SUPERVISOR COMMENTS AND COMMITTEE REPORTS

Supervisor: James Van Ess

Planning Commission: Joel Terpstra

Zoning Board of Appeals: Clifford Bronkema

Fire Board: Timothy Grifhorst

Haz-Mat: Michael Eppink

Park Committee: Joel Terpstra

VII. INFORMATIONAL ITEMS

- A. Fire Chief Report
- B. Sheriff Department report
- C. List of Building Permits for December of 2016
- D. Planning and Zoning report

VIII. ADJOURNMENT Meeting adjourned at 7:52 p.m.

Respectfully submitted,
Lenore D. Cook