

**TALLMADGE CHARTER TOWNSHIP  
REGULAR BOARD MEETING  
HELD ON  
TUESDAY, SEPTEMBER 12, 2023  
AT 7:00 P.M.  
[www.tallmadge.com](http://www.tallmadge.com)**

**I. CALL TO ORDER** Mark Bennett, Supervisor, called the meeting to order and Joel Terpstra opened with Prayer and the Pledge of Allegiance.

Members present: Mark Bennett, Lenore D. Cook, Valdyne Schwallier, Clifford Bronkema, Joel Terpstra, John Bronkema. Members absent: Michael Eppink.

Also present were approximately 36 residents.

**II. CONSENT AGENDA**

Valdyne Schwallier moved, Clifford Bronkema supported, to approve the minutes of the August 8, 2023 regular meeting, to approve the bills to be paid in September of 2023 as presented and to accept as information the treasurer's report, legal update, and correspondence if any. Motion CARRIED.

**III. PUBLIC PARTICIPATION**

Randy Reeds gave a brief synopsis on why the owners are requesting to rezone from Rural Preserve to General Commercial.

There were 9 residents who spoke against the rezoning. Their concerns were: increase in traffic on the corner of 14<sup>th</sup> and Lake Michigan Drive, no sewer/water available, no guarantee it will become a wedding venue, noise, will change the character of the neighborhood.

**IV. UNFINISHED BUSINESS**

**V. NEW BUSINESS**

**A. SECOND READING – ZONING MAP AMENDMENT** – Adrian Persenaire of 2712 48<sup>th</sup> Avenue, Zeeland, Michigan is requesting to rezone Parcel Number 70-10-23-300-053 (lot 9) and 70-10-23-300-054 (lot 10) from Rural Preserve (RP) to General Commercial (C-2). This property is located east of 14<sup>th</sup> Avenue on the north side of Lake Michigan Drive at approximately 1319 Lake Michigan Drive.

Joel Terpstra moved, Lenore D. Cook supported, to adopt the Zoning Map Amendment of rezoning from Rural Preserve to General Commercial. Motion CARRIED by a roll call vote with Joel Terpstra, Lenore D. Cook, Valdyne Schwallier and Clifford Bronkema voting yes and Mark Bennett and John Bronkema voting no.

**B. FIRST READING – Zoning Map Amendment** – David and Nancy Langeland of 3259 Johnson Street, are requesting to rezone Parcel Number 70-10-05-400-009 from Agriculture to Rural Preserve.

**C. FIRST READING – Zoning Map Amendment** – Jason Baker of 4739 Johnson Street is requesting to rezone Parcel Number 70-10-06-300-023 from R-1 to Rural Preserve.

**D. METRO ACT PERMIT APPLICATION** – Valdyne Schwallier moved, John Bronkema supported, to grant Mercury Wireless access to and ongoing use of public ways by Telecommunications providers under the Metro Extension Telecommunications Rights-of-Way Oversight Act. Motion CARRIED by a unanimous roll call vote.

**E. ADA ACCESSABILITY** – Joel Terpstra moved, Valdyne Schwallier supported, to approve ADA recommendations and compliance at a cost of \$1500.00. Motion CARRIED.

## **VI. SUPERVISOR COMMENTS AND COMMITTEE REPORTS**

### **Supervisor: Mark Bennett**

- + Special Meeting on Monday, September 18 at 1:00 pm
- + Update on PFAS – Health Department will be sending out the attached letter to
- + Update on Policy and Procedure Books
- + Park improvements scheduled to be complete by October 13.

### **Planning Commission: Joel Terpstra -**

- + Farmhaus Cider Company – seeking a special use permit for the storing, packaging, and processing of farm produce
- + Zoning Ordinance Text Amendment – Section 2.03 – Definitions, Building Heights

### **Zoning Board of Appeals: Clifford Bronkema**

### **Fire Board Report:**

**Fire Dept – Michael Gavin, Fire Chief:** - see attached.

## **VII. INFORMATIONAL ITEMS**

- A. Fire Board Minutes (if needed)
- B. Sheriff Department report
- C. List of Building Permits for August of 2023
- D. Planning and Zoning report

## **VII. ADJOURNMENT was at 8:18 p.m.**

Sincerely yours,  
Lenore D. Cook, Clerk