

JAMESTOWN CHARTER TOWNSHIP  
PLANNING COMMISSION MEETING MINUTES  
November 16, 2021 at 7:00 p.m.  
Jamestown Charter Township Hall, 2380 Riley St., Hudsonville MI 49426

**CALL TO ORDER:** Chairman Smith called the meeting to order at 7:00 p.m.

**ROLL CALL:** Commissioners Jeff Dykstra, Kevin Gilliam, Dave Kronemeyer, Diane Pater, Dean Smith, and Randy Zomerlei were present. Commissioner Tim Tacoma was absent with notice. Also present was Township Planner Greg Ransford.

**INVOCATION:** Commissioner Pater opened with the invocation.

**APPROVAL OF MINUTES:** A motion was made by Commissioner Zomerlei, supported by Commissioner Dykstra, to approve the minutes of the October 19, 2021 Planning Commission Meeting. Motion carried unanimously.

**APPROVAL OF AGENDA:** A motion was made by Commissioner Gilliam, supported by Commissioner Zomerlei, to approve the agenda. Motion carried unanimously.

**GENERAL COMMENTS REGARDING NON-AGENDA ITEMS:** None.

**NEW BUSINESS:** None.

**OLD BUSINESS:**

- **Zoning Text Amendments and Subdivision Text Amendments**
  - **Public Water Connection**

There was continued discussion of zoning text amendments and subdivision text amendments regarding public water connection. Commissioners discussed whether mandating public water for development would be too restrictive and whether the township should be proactive in initiating water development to outlying areas. Chairman Smith stated that public water comes with development, not before. It was noted by Commissioner Zomerlei that public water is driven by development in many other communities, and that wells can still be utilized with development on minimum two-acre lots on public roads. The high cost of extending public water was also discussed. Chairman Smith referenced the development boundary created with the master plan that was meant to direct where development and the associated utilities would occur. It was also noted that properties would not be restricted from having private septic systems where applicable.

**A Motion was made by Commissioner Pater, supported by Commissioner Kronemeyer,** to recommend that the Township Board adopt the Zoning Text Amendment Ordinance and Subdivision Text Amendment Ordinance regarding public water connection for the ten sections listed below, with a correction in wording for Section 5.3(b) to remove the extra “shall be”.

**Zoning Text Amendments:**

- Section 3.29(A17), (a) and (c)
- Section 3.38
- Section 6.4(R)(2)
- Section 9.4(A)
- Section 19.3(D)
- Section 27.3(B)(9)
- Section 28.6(A)

**Subdivision Text Amendments**

- Section 3.2(1)(b)(14)
- Section 4.6(10)(B)
- Section 5.3(1)(g)(1)(a), (b), (c) and (2)

Motion carried unanimously.

**EXTENDED PUBLIC COMMENTS REGARDING AGENDA ITEMS ONLY:** None.

**CORRESPONDENCE:** None. Planner Ransford informed the Commissioners that the December 21, 2021, meeting agenda will include a site plan application from MFP Automation Engineering to construct another addition to the existing MFP Automation Engineering building and a Planned Development application from Trilogy Health Services to amend their previously approved plan and add a second floor with independent living to the assisted living facility.

**PLANNING COMMISSION MEMBER COMMENT:** Commissioner Pater shared concerns conveyed to her by attendees of Planning Commission meetings that they are unable to hear the proceedings. Supervisor Van Haitsma informed the Commissioners that the Township Board has approved a new sound system, and they are also working on approving associated meeting room renovations with the work to be done in 2022. Commissioner Zomerlei asked why there is a huge pile of dirt on property located at the southeast corner of 48<sup>th</sup> Avenue and Byron Road. Commissioner Kronemeyer informed him that the property owner had requested fill dirt from construction projects at local schools. Commissioner Kronemeyer requested that hard copies of the meeting minutes be included with the monthly meeting packet.

**ADJOURN:** A motion was made by Commissioner Zomerlei, supported by Commissioner Kronemeyer, to adjourn the meeting at 7:41 p.m. Motion carried unanimously.

Respectfully submitted by,

Maureen Carmody, Recording Secretary  
Planning Commission

Minutes approved on

\_\_\_\_\_ by \_\_\_\_\_ (chair)