

**ZEELAND CHARTER TOWNSHIP
PLANNING COMMISSION MEETING MINUTES
NOVEMBER 9, 2021**

The Planning Commission of Zeeland Charter Township met at 7pm on November 9, 2021. Members present: Karen Krueze, Ron Brink, Robert Brower, Steve Nelson, Randy Jarzembowski, Tim Miedema, Dennis Russcher. Absent: Don Steenwyk, Dick Geerlings Also attending: Lori Castello, PCI

Chair Karen Krueze called the meeting to order. Motion made by Miedema and supported by Russcher to approve the October 12, 2021 minutes. **Motion Carried.**

Public Comment for Non-Agenda Items

1. Max Nykerk, from Lakewood Construction was present to talk to the PC about a potential storage facility development at 3240 88th Ave. The property is currently zoned Industrial.

The PC thanked Mr. Nykerk and will make time for him at the end of the meeting.

No additions to the agenda

New Business

1. PUBLIC HEARING – An application from Redeemer Christian School, for a Special Land Use to operate a private K-12 School, located at 7250 Ransom St. also commonly known as permanent parcel #70-17-04-400-027.

Jack Warren, President of the School Society presented that they are looking to operate a private K-12 school, affiliated with the Protestant Reformed Church. The school will start with 35-40 students, with about six classrooms in the former church building. They hope to open in the fall of 2022. There are no plans for an addition to the facility on the 5-acre parcel, only interior renovations, and a small playground. The school will not offer bussing and will operate on a traditional school calendar.

Motion made to open the Public Hearing

Two neighbors expressed concern about traffic, speed limits in the area, and safety concerns with current bus routes. The PC encouraged the citizens to contact the Ottawa County Road Commission, who has jurisdiction over the roads.

One neighbor expressed concern over the septic system and ability to support a school. The PC stated that the County Health Dept. will inspect the septic system.

Motion made by Nelson, supported by Brower to close the Public Hearing.

Lori Castello walked the PC through the six ordinance standards that must be met to approve a Special Use Permit. The PC agreed all standards were satisfied.

Motion made by Brower, supported by Jarzembowski to approve the Special Use Permit based upon the fact that the six criteria were satisfied. Permit would be approved based upon the existing footprint of the building, with site plan review forthcoming. **Motion Carried by a roll call vote. All Ayes.**

2. PUBLIC HEARING - Zoning Ordinance Amendments

The proposed zoning ordinance amendments were sent to the Township Attorney for review. He had some edits and questions, so PCI would like to table the public hearing until the issues can be addressed.

Motion made by Russcher, supported by Miedema to table the public hearing for the zoning ordinance amendments. **Motion carried.**

Additional citizen comments

1. Max Nykerk returned to ask the PC what they would like to see in a potential storage facility to meet the Industrial zoning standards regarding facility use and bathrooms. A preliminary discussion was had.

Motion made and supported to adjourn. Meeting adjourned at 8:30 pm.

Katy Steenwyk, Recording Secretary

Randy Jarzembowski, Secretary