

**GRAND HAVEN CHARTER TOWNSHIP BOARD
MONDAY, AUGUST 11, 2025**

REGULAR MEETING

I. **CALL TO ORDER**

The regular meeting of the Grand Haven Charter Township Board to order at 7:00 p.m.

II. **PLEDGE TO THE FLAG**

III. **ROLL CALL**

Board members present: Larsen, Behm, Gaasch, Dumbrell, Kieft, Reenders, and Wagenmaker

Board members absent:

Also present were Superintendent Cargo, Assistant Manager Sherwood, Fire/Rescue Chief Schrader, and Senior Planner Chaphalkar.

IV. **APPROVAL OF MEETING AGENDA**

Motion by Trustee Wagenmaker and seconded by Trustee Gaasch to approve the meeting agenda. **Which motion carried.**

V. **APPROVAL OF CONSENT AGENDA**

1. Approve July 14, 2025, Regular Board Minutes
2. Approve Payment of Invoices in the amount of \$1,241,450.76 (*A/P checks of \$930,016.69 and payroll of \$311,434.07*)
3. Approve Re-Appointment of William Whitemore to Harbor Transit Board for a term ending on June 1, 2028
4. Approve Re-Appointment of John Heinritz, Rob Robbins, and Daniel Luckey to Downtown Development Authority Board for term ending on August 31, 2028
5. Approve Re-Appointment of Mary Jane Belter to North Ottawa Recreation Authority Board for term ending on August 31, 2028
6. Approve Re-Appointment of Eric Frifeldt and Dave Reenders to the Planning Commission to the Planning Commission for a term ending on August 31, 2028
7. Approve Five-Year Auditing Contract with Vredevelde Haefner starting at \$14,100 for the 2025 Financial Audit

Motion by Treasurer Kieft, seconded by Trustee Behm to approve the items listed on the Consent Agenda. **Which motion carried.**

VI. **PUBLIC HEARING**

Supervisor Reenders opened the public hearing on Lincoln Pines PUD Phase 4 at 7:02 p.m.

Senior Planner Chaphalkar noted that Phase 4 of the Lincoln Pines PUD would utilize 7.24-acres of existing land within the PUD and incorporate and rezone an additional 8.5 acres

adjacent to the property. A total of 26 new single-family dwellings are proposed in this phase, primarily accessed from Pine Bend Drive. Though the dwellings will all be detached units, the applicant intends for this phase of development to be maintained as a condominium.

It was noted that the Planning Commission unanimously recommended approval of the development.

There being no further comments, the public hearing was closed at 7:05 p.m.

VII. OLD BUSINESS

1. **Motion** by Treasurer Kieft, supported by Trustee Gaasch to present and postpone further action until the next regularly scheduled Board Meeting on the proposed Lincoln Pines PUD expansion and rezoning of Parcel No. 70-07-12-400-039 from Rural Residential (RR) to Planned Unit Development (PUD). This is the first reading. **Which motion carried.**
2. **Motion** by Trustee Dumbrell, supported by Trustee Behm to authorize the Township Superintendent to execute the proposed one-year service contract with the Chamber of Commerce. **Which motion carried.**

VIII. NEW BUSINESS

1. **Motion** by Trustee Gaasch, supported by Trustee Wagenmaker to present and postpone the proposed Zoning Text Amendment Ordinance with draft date of 7/17/2025. Further action will be postponed until the next regularly scheduled meeting when the ordinance will be considered for adoption. This is the first reading. **Which motion carried.**
2. **Motion** by Clerk Larsen, supported by Trustee Gaasch to approve the Preliminary Plat for Final Approval for Stonewater Subdivision No. 4 based on the application meeting the requirements of the Grand Haven Charter Township Subdivision Control Ordinance. **Which motion carried.**
3. **Motion** by Treasurer Kieft, supported by Trustee Wagenmaker to approve Resolution 25-08-01, authorizing the revisions to the Personnel Policies and Procedures Manual as submitted. **Which motion carried**, as indicated by the following roll call vote:
Ayes: Larsen, Wagenmaker, Kieft, Dumbrell, Gaasch, Behm, Reenders
Nays:
Absent:
4. **Without Objection** the Board postponed action on the Fire Cadet Program and requested staff to (1) have the Township Attorney review the Cadet Handbook and Agreement and (2) add a section to the Cadet Handbook regarding cadets responding to emergency calls.
5. Discussion was held on the modified work schedule for the administrative staff. It was

noted that there were three basic options that the Board could make, which includes the following:

- a. Revert to the “normal” 8:00 a.m. to 5:00 p.m. schedule.
- b. Use a modified work schedule; but only on a seasonal basis (*e.g., June through August*)
- c. Use a modified work schedule throughout the year (*e.g., 7:30 a.m. through 5:30 p.m. Monday through Thursday and 7:30 a.m. to 11:30 a.m. on Fridays*).

It was noted that any decision should first emphasize convenience for residents through extended hours and consistency.

Motion by Trustee Gaasch supported by Treasurer Kieft to implement option “3” – i.e., 7:30 a.m. through 5:30 p.m. Monday through Thursday and 7:30 a.m. to 11:30 a.m. on Fridays – and to have staff report back to the Full Board after six months. **Which motion carried**, as indicated by the following roll call vote:

Ayes: Kieft, Gaasch, Dumbrell, Wagenmaker, Behm, Reenders, Larsen

Nays:

Absent:

6. Discussion was held on water usage and the American Dunes golf course. Further, staff noted that Supervisor Reenders received a proposal for a limited groundwater and surface water elevation review to assist by providing some recommendations for consideration by EGLE and American Dunes.

Kurt Koella (*President of Lakeshore Environmental*) explained his proposal noting that he was an experienced hydrologist with extensive experience in these types of situations (*i.e., negotiating riparian rights with EGLE, golf courses, etc.*)

Supervisor Reenders opened the discussion to allow public comments, which included:

- a. Curt Walburg (*12621 Golf Estates Lane*) noted that his iron level in his well water had increased from .2 mg/L to .5mg/L since American Dunes began their high-volume irrigation.
- b. Richard Kalmbaugh (*12550 Boulder Lane*) noted a dramatic change in the color of his water this summer that he attributes to the American Dunes and the high-volume irrigation.
- c. Srdjan Ostric (*17152 Lincoln Street*) is a ten-year resident and although he supports American Dunes golf course and the economic benefit the organization brings to the community, he supports the need for the study.

Motion by Trustee Wagenmaker, supported by Trustee Behm to authorize the Superintendent to execute the proposed contract with Lakeshore Environmental to collect groundwater data at a cost of \$6,800 to help ascertain the impact of American Dunes irrigation. **Which motion carried.**

IX. REPORTS AND CORESPONDENCE

1. Committee Reports
2. Manager's Report
 - a. June Building Report
 - b. June Enforcement Report
 - c. July Public Services Report
3. Other

X. PUBLIC COMMENTS

None

XI. ADJOURNMENT

Motion by Clerk Larsen and seconded by Trustee Gaasch to adjourn the meeting at 8:39 p.m. **Which motion carried.**

Respectfully Submitted,



Laurie Larsen
Grand Haven Charter Township Clerk



Mark Reenders
Grand Haven Charter Township Supervisor