



**Planning Commission  
Regular Meeting Minutes  
Tuesday, November 26, 2024 at 9:00 a.m.  
Meeting held in person & via Zoom  
Saugatuck Township Hall**

**Call to Order:** Chair Ihle called the meeting to order at 6:00 PM.

**Roll Call:**

Present: Dave Ihle, Jackie Ground, Denise Webster, Ken Butler, Jon Helmrich, Steve McFadden, Gordon Stannis

Absent:

Also Present: Planning and Zoning Administrator Lynee Wells, Recording Secretary Morgan Coulston.

**Approval of Agenda**

Ihle introduced the agenda.

A **Motion** was made by Ground to approve the agenda as amended. Supported by Butler. Motion carried unanimously.

**Approval of Minutes:**

Minutes from the November 19, 2024 were reviewed.

A **Motion** was made by Helmrich to approve the minutes from the November 19, 2024 meeting as amended. Supported by Butler. Motion carried unanimously.

**Public Comments:**

Ihle opened the floor for Public Comment. There was none. Ihle closed Public Comment.

**New Business:** None.

**Old Business:**

1. Consideration of a final site condominium with private road request for North Shores of Saugatuck LLC, applicant is Scott Bosgraaf. Parcel: 20-003-050-60 containing approx. 21.42 acres.

Scott Bosgraaf gave an overview of the project, highlighting what the differences are between the preliminary approval and the final request.

Wells gave an overview of her memo and the conditions she recommended for approval, the project as a whole, and highlighted the municipal well site and fire suppression.

The Planning Commission discussed water sources (both municipal wells and construction wells), enforcement for the water agreement, and the legalities of the municipal well site.

A **Motion** was made by Butler to approve the final site condominium with private road request for North Shores of Saugatuck LLC, applicant is Scott Bosgraaf. Parcel: 20-003-050-60 containing approx. 21.42 acres, subject to the recommended conditions outlined in the planner's memo, engineer's memo, and with an easement recorded and approved by the Township Board prior to occupancy. Supported by Webster.

**Roll Call Vote:**

**Yes:** Ihle, Ground, Webster, Butler, Helmrich, McFadden, Stannis

**No:**

Discussion: None

Motion carried unanimously via roll call vote.

**Communications**

A. Correspondence: None.

B. Commission Comments:

The Planning Commission discussed the video shown at a previous meeting regarding lakeshore erosion.

Helmrich spoke on the proposed moratorium and the history of beach stair permits in the Lakeshore few years.

C. Township Board Report: None

D. Staff Updates: None

**Public Comments:**

Ihle opened the floor for Public Comment. There was none. Ihle closed Public Comment.

**Adjourn:**

A **Motion** was made by Butler to adjourn at 9:27 AM. Supported by Webster. Motion carried unanimously by voice vote.

## MOTIONS

1. A **Motion** was made by Ground to approve the agenda as amended. Supported by Butler. Motion carried unanimously.
2. A **Motion** was made by Helmrich to approve the minutes from the November 19, 2024 meeting as amended. Supported by Butler. Motion carried unanimously.
3. A **Motion** was made by Butler to approve the final site condominium with private road request for North Shores of Saugatuck LLC, applicant is Scott Bosgraaf. Parcel: 20-003-050-60 containing approx. 21.42 acres, subject to the recommended conditions outlined in the planner's memo, engineer's memo, and with an easement recorded and approved by the Township Board prior to occupancy. Supported by Webster.

**Roll Call Vote:**

**Yes:** Ihle, Ground, Webster, Butler, Helmrich, McFadden, Stannis

**No:**

Discussion: None

Motion carried unanimously via roll call vote.

4. A **Motion** was made by Butler to adjourn at 9:27 AM. Supported by Webster. Motion carried unanimously by voice vote.

Respectfully,

*Morgan Coulston, Recording Secretary*