

HUDSONVILLE CITY COMMISSION

City Commission Minutes

December 10, 2024

Mayor Northrup called the regular session of the Hudsonville City Commission to order on Tuesday, December 10, 2024 at 7:01 PM. The Pledge of Allegiance was stated, and a moment of silence was held in honor of former City Manager Pauline Luben who was recently diagnosed with cancer.

Present: Mayor Northrup, Commissioners Bolhuis, Brandsen, DeVree, Groot, Kamp, Nyitray, City Manager Dotson, City Attorney Wood, Finance Director Smith and City Clerk Gruppen.

PUBLIC COMMENTS & PRESENTATIONS

1325. Lisa Dawdy, Hudsonville resident – spoke on the Parks & Recreation plan and requested Commissioners consider a better crossing option for Chicago Drive.

Kelsey Zoodsma, Hudsonville resident – spoke on the insufficient pedestrian crossing options for Chicago Drive.

Julie Postmus, Hudsonville resident – applauded the 32nd Avenue road diet for making it a safer road, requested better pedestrian crossing options for Chicago Drive and requested Commissioners look at/for ways to make biking downtown Hudsonville a safer option.

Joseph, Georgetown Township resident – spoke on the Consumer's Energy Campbell Plant demolition and presented a sample resolution for delaying the demolition for the Commission to approve if they wished to get involved.

Ryan Kilpatrick, Flywheel Momentum – gave a presentation on housing availability and needs in Ottawa County and how Housing Next and Flywheel Momentum can help communities and developers.

CONSENT AGENDA

1326. Motion by Northrup to approve the Consent Agenda consisting of the following:

1. City Commission regular session minutes dated November 12, 2024.
2. Downtown Development Authority meeting minutes dated November 6, 2024.
3. Planning Commission meeting minutes dated November 20, 2024.

All aye, motion carried.

PUBLIC HEARINGS

1327. Public Hearing on Commercial Rehabilitation Application for Terra Station Ventures, LLC.

Mayor Northrup opened a public hearing at 7:28 PM, to consider an application for a Commercial Rehabilitation Exemption Certificate for Terra Station Ventures, LLC. Chris Veneklasen, of Veneklasen Development, was present to answer any questions from the Commission.

Receiving no public comments, the hearing was declared closed.

Motion by Groot, seconded by Brandsen, to approve Resolution No. 24-1803, approving the application of Terra Station Ventures, LLC for a Commercial Rehabilitation Exemption Certificate for real property in the amount of \$32,400,963 for a period of 10 years.

Yea 7, nay 0, motion carried.

Public Hearing on Parks and Recreation Plan 2025-2029.

Mayor Northrup opened a public hearing at 7:36 PM, to consider the proposed Parks and Recreation Plan 2025-2029. Chris Khorey and Paige Brodeur, of McKenna, were present with a presentation on the plan and to answer any questions from the Commission.

McKenna staff addressed the concerns brought up during the public comment period. Receiving no further public comments, the hearing was declared closed.

Motion by Nyitray, seconded by Groot, to approve Resolution No. 24-1804, adopting the City of Hudsonville Parks and Recreation Plan for 2025-2029 as a guideline for improving recreation for the residents of the City of Hudsonville, with a modification surrounding the Chicago Drive crossing to further clarify the intent of the City to have that to be an ongoing process.¹

Yea 7, nay 0, motion carried.

NEW BUSINESS

Public Safety

1328. Fire, Police and Emergency Management statistical reports for November were received as information.

¹ The motion was amended during the meeting from the original motion of "Motion to approve Resolution No. 24-1804 adopting the City of Hudsonville Parks and Recreation Plan for 2025-2029 as a guideline for improving recreation for the residents of the City of Hudsonville."

Finance

1329. City Treasurer's Financial Reports for November were received as information.

1330. Payment of Bills.

Motion by Brandsen, seconded by DeVree, to confirm the payment of the bills in the amount of \$838,120.62 and to confirm payment of bills paid between meetings and reviewed by the Finance Committee.

Yea 7, nay 0, motion carried.

1331. ACH Funds Distribution.

Motion by Brandsen, seconded by DeVree, to confirm the funds distributed via automated clearing house in the amount of \$128,057.26 which were distributed between meetings and reviewed by the City Manager.

Yea 7, nay 0, motion carried.

Appointments to Boards and Commissions

1332. Motion by Groot, seconded by Bolhuis, to approve the Mayor's appointments to boards and commissions as listed:

| | | |
|-----------------------------|------------|----------------------|
| Terra Square Advisory Board | Ron Foster | term ending 12/31/27 |
|-----------------------------|------------|----------------------|

Yea 7, nay 0, motion carried.

Administration

1333. 2025 Proposed Meeting Dates.

Motion by DeVree, seconded by Brandsen, to adopt the 2025 City Commission meeting schedule as presented.

Yea 7, nay 0, motion carried.

Department of Public Works

1334. Recommendation to Purchase New Dump Truck.

Motion by DeVree, seconded by Brandsen, to authorize the Department of Public Works to purchase an International model HV507 upfitted as described on the attached quotes for a total price of \$197,935.09.

Yea 7, nay 0, motion carried.

1335. Recommendation to Award Mowing Contract.
Motion by Groot, seconded by DeVree, to award contract for 2025 Mowing Season to Augusta Lawncare Services for mowing, fertilization and weed control, per the attached RFP, in the amount of \$110,312.56.

Yea 7, nay 0, motion carried.

City Manager's Report

1336. City Manager Dotson gave his monthly report including updates on projects around the City.

ADJOURNMENT

1337. Motion by Northrup to adjourn the regular session at 8:42 PM.

All aye, motion carried.

Jill Gruppen
Hudsonville City Clerk

Mayor Northrup