

CITY OF NORTON SHORES
CITY COUNCIL MEETING
May 17, 2022

A regular meeting of the Norton Shores City Council was held on Tuesday, May 17, 2022 at 5:30 p.m. at the Norton Shores Branch Library Community Room, 705 Seminole Road. Council Member Morgenstern delivered the invocation.

Present: Mayor Nelund and Council Members Hylland, Kasher, Morgenstern, Moulatsiotis, Olson, Sowa and Mayor Nelund; also, Mark Meyers, Doug Hughes, Shelly Stibitz, Anthony Chandler, Chris Lyonnais, Jim Murphy, Jon Gale, Bob Gagnon and Ted Woodcock

Absent: Council Members Flanders and Jurkas

22-065 Minutes

Council Member Moulatsiotis moved to approve the April 26 work session minutes. The motion was supported by Council Member Sowa and carried unanimously.

22-066 Council Member Morgenstern moved to approve the May 2 council minutes. The motion was supported by Council Member Kasher and carried unanimously.

22-067 Consent

Council Member Moulatsiotis moved to approve the Consent Agenda which consisted of: a) Department Reports for Police, Fire, Public Works, Administrative Services, Library and Finance, b) Authorize Bids – 1) 2022 Hot-in-Place/Milling and Resurfacing Projects, 2) 2022 Hot-in-Place/Milling and Resurfacing Projects, Engineering, 3) Ellis Road Cemetery Phase I and 4) Forest Park Phase 3 Construction, c) Authorize RFQ – Vulcan Street Watermain Replacement, Engineering, d) Adopt Guidelines – Poverty Exemption and e) Set June 7, 2022 as Public Hearing Date for consideration of: 1) Right of Way Vacation 6366 Norton Center Drive and 2) Easement Abandonment at 1725 W. Sherman Boulevard. The motion was supported by Council Member Hylland and carried unanimously.

22-068 Special Use Permit – Henry at Pontaluna, Parkview Estates Site Condominiums

Council Member Hylland moved to approve the special land use permit application to Stillwater Capital, acting as the purchasing party, to have R-4 Single Family Residential dimensional requirements in the R-5 Single Family Residential zoning district as per the submitted plans. Council Member Hylland amended, and Council Member Morgenstern supported, the motion based on adequate evidence that all standards in the resolution have been met and adding a condition that the project meet all State and Federal drainage guidelines. The amended

motion was supported by Council Member Morgenstern and carried 4/3 with Council Members Kasher, Moulatsiotis and Olson against.

22-069 Planning Commission Member Reappointments – Donald Trygstad and Joseph Bush

Council Member Olson moved to approve the reappointment of Donald Trygstad and Joseph Bush to the Norton Shores Planning Commission for three-year terms expiring May 31, 2025. The motion was supported by Council Member Kasher and carried unanimously.

22-070 Class C and SDM Liquor License – Gael’s, LLC, 1811 W. Sherman Blvd.

Council Member Moulatsiotis moved to approve a Class C Liquor License and Specially Designated Merchant License to Gael’s, LLC, for use at 1811 W. Sherman Boulevard. The motion was supported by Council Member Olson and carried unanimously.

22-071 Class C Liquor License – Cherokee of Muskegon, LLC, 1971 W. Sherman Blvd.

Council Member Moulatsiotis moved to approve a Class C Liquor License to Cherokee of Muskegon, LLC, for use at 1971 W. Sherman Boulevard. The motion was supported by Council Member Hylland and carried unanimously.

22-072 FY2023 Property Tax Levy

Council Member Morgenstern moved to approve the property tax levy and 10.95 mill rate as presented for Fiscal Year 2023. The motion was supported by Council Member Olson and carried unanimously.

22-073 Seminole Road Emergency Repair Payment, Plummer’s Environmental, Inc.

Council Member Moulatsiotis moved to approve payment to Plummer’s Environmental, Inc. of Byron Center, MI of \$17,100 from the Sewer Fund for emergency repair of the sanitary lateral at 1481-1493 Seminole Road. The motion was supported by Council Member Kasher and carried unanimously.

22-074 Land Division – 373 Seminole Road

Council Member Morgenstern moved to grant permission to Bob Fisher on behalf of his parents, the property owners, to divide the property at 373 Seminole Road to create one (1) new parcel as per the submitted survey. The motion was supported by Council Member Hylland and carried unanimously.

22-075 Special Use Permit – 815 Judson Road

Council Member Hylland moved to approve the special land use permit application to Callen Engineering, acting on behalf of the applicant, Gary Smith, to construct 140 apartment units at 815 Judson Road as per the submitted plans with the following conditions: The applicant must: 1) Receive site plan approval from City of Norton Shores staff; and 2) Receive approvals from the Muskegon County Water Resources Commissioner as well as EGLE. The motion was supported by Council Member Sowa and carried unanimously.

22-076 Special Use Permit Amendment – 3535 Park Street

Council Member Sowa moved to approve a Special Use Permit Amendment to Nederveld, Inc., on behalf of the property owner, for increased indoor self-storage and for twenty (20) 100 sq. ft. outdoor self-storage buildings at 3535 Park Street with the following conditions: The applicant must 1) Receive site plan approval from City of Norton Shores staff; and 2) receive approval from the Muskegon County Water Resource Commissioner and the State of Michigan, if necessary. The motion was supported by Council Member Morgenstern and carried unanimously.

22-077 Extension and Assignment of Buy/Sell Agreement – Eastowne Centre

Council Member Moulatsiotis moved to authorize the Mayor and City Clerk to execute an amendment to the Buy/Sell Agreement for units 1, 2, 7, 8, 12, 13 and 14 of the Eastowne Centre Development extending the site plan approval period to October 19, 2022 and assigning the rights, title and interest of Space Source, Inc. of Holland, Michigan to Fusion Properties, LLC of Jenison, Michigan. The motion was supported by Council Member Olson and carried unanimously.

General Public Comment

Gael's restaurant owners thanked Council for their support of their liquor license transfer to 1811 W. Sherman Boulevard.

Attorney Matthew Kacel, 3666 Tuck A Way Terrace, Muskegon, MI 49444, introduced himself as a candidate for Muskegon County Judge of 14th Circuit Court.

Several residents from Brookfield Park Condominiums voiced concerns that new development proposed at 815 Judson Road will increase traffic to an already highly traveled area and the connector road to their condos will be used as a through road. Staff suggested doing a traffic study at a later date and reported that the connector road would only be used as an emergency vehicle entrance.

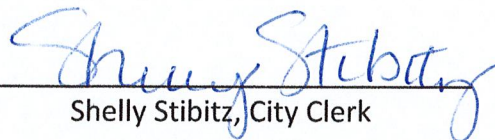
Holly Pelky introduced herself as the new Lead Librarian at the Norton Branch Library. Also, the Youth Librarian shared a current newsletter and spoke about the start of the summer reading program.

Council Member Moulatsiotis inquired as to when the next joint meeting with Mona Shores and City of Roosevelt Park officials will be and suggested including City of Muskegon Heights and other public schools' officials.

City Attorney Doug Hughes shared that the new Muskegon Area District Library Director, Ron Suszek, will be starting in June.

City Administrator Mark Meyers reminded Council members that seats are available for the United Way celebration on Thursday, May 19th at which the City of Norton Shores will receive a Community Builder Award. Mr. Meyers also recognized Police Chief Jon Gale for being honored by the Michigan Chapter of the National Alliance on Mental Illness.

Meeting adjourned at 6:42 p.m.



Shelly Stibitz, City Clerk