



Georgetown Charter Township

1515 Baldwin St., Jenison, MI 49428

Planning Commission Meeting Agenda

Wednesday, January 21, 2026, 7:00pm

1. Call To Order
2. Roll Call
3. Approval Of The Agenda
4. Approval Of The Minutes Of The Previous Meeting
5. Old Business
6. New Business
 - 6.I. (REZ2601) (Ordinance 2026-01): To Change From Agricultural (AG) To Low Density Residential (LDR) Parcels Of Land Described As P.P. # 70-14-07-100-003 And P.P. # 70-14-07-100-014, Located 4577 Bauer Rd. And 4471 Bauer Rd., Georgetown Township, Ottawa County, Michigan.

Documents:

[STAFF REPORT - \(REZ2601\) HAVEMAN AND HYLARIDES.PDF](#)
[SITE PLAN - \(REZ2601\) HAVEMAN AND HYLARIDES.PDF](#)
[APPLICATION - AGENDA.PDF](#)
[FEE PAID - AGENDA.PDF](#)
[PROPERTY NOTICE.PDF](#)

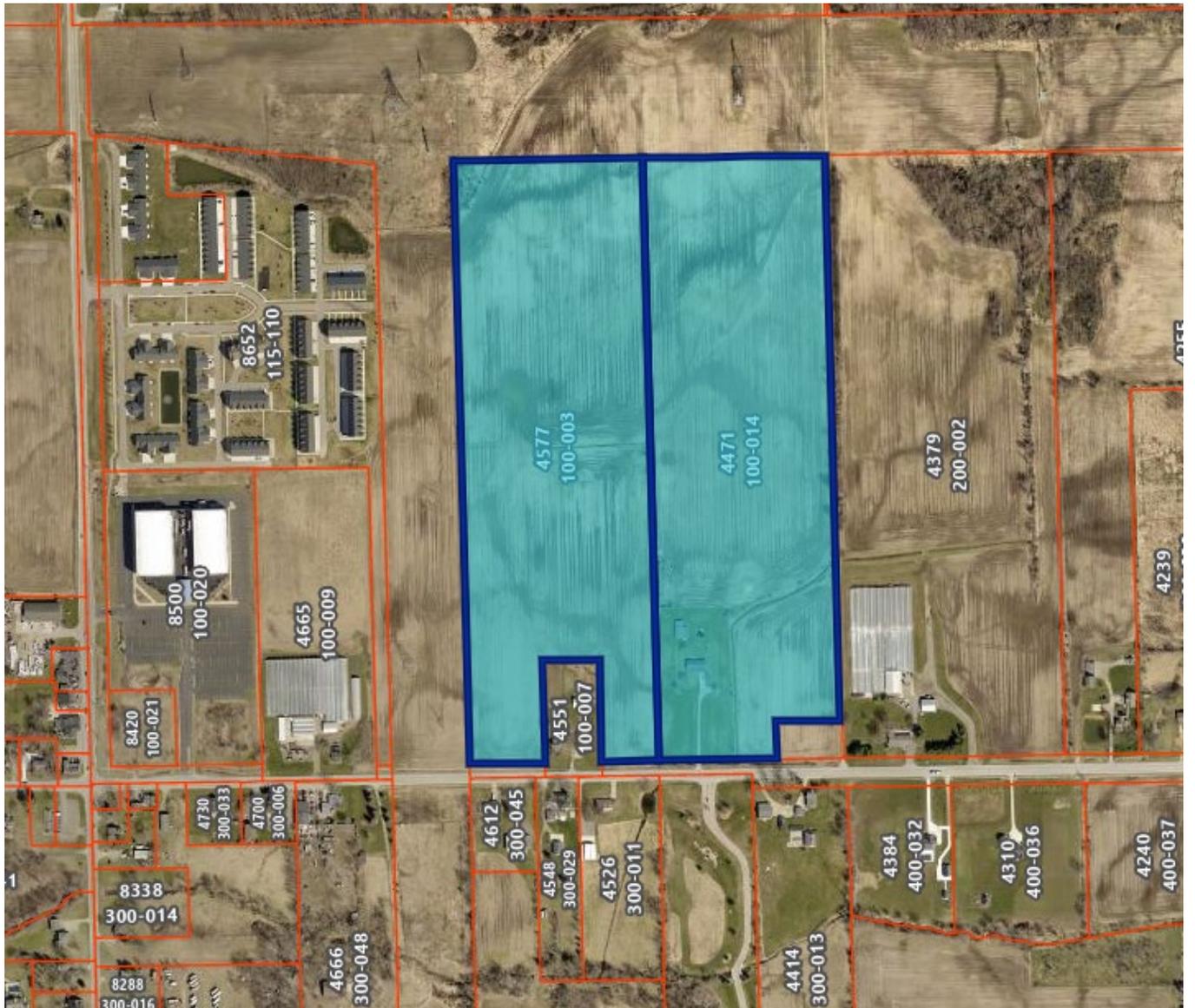
7. Communications, Letters And Reports
8. Public Comments
9. Other Business
 - 9.I. Master Plan Review With Tanya DeOliveira - Williams & Works

Documents:

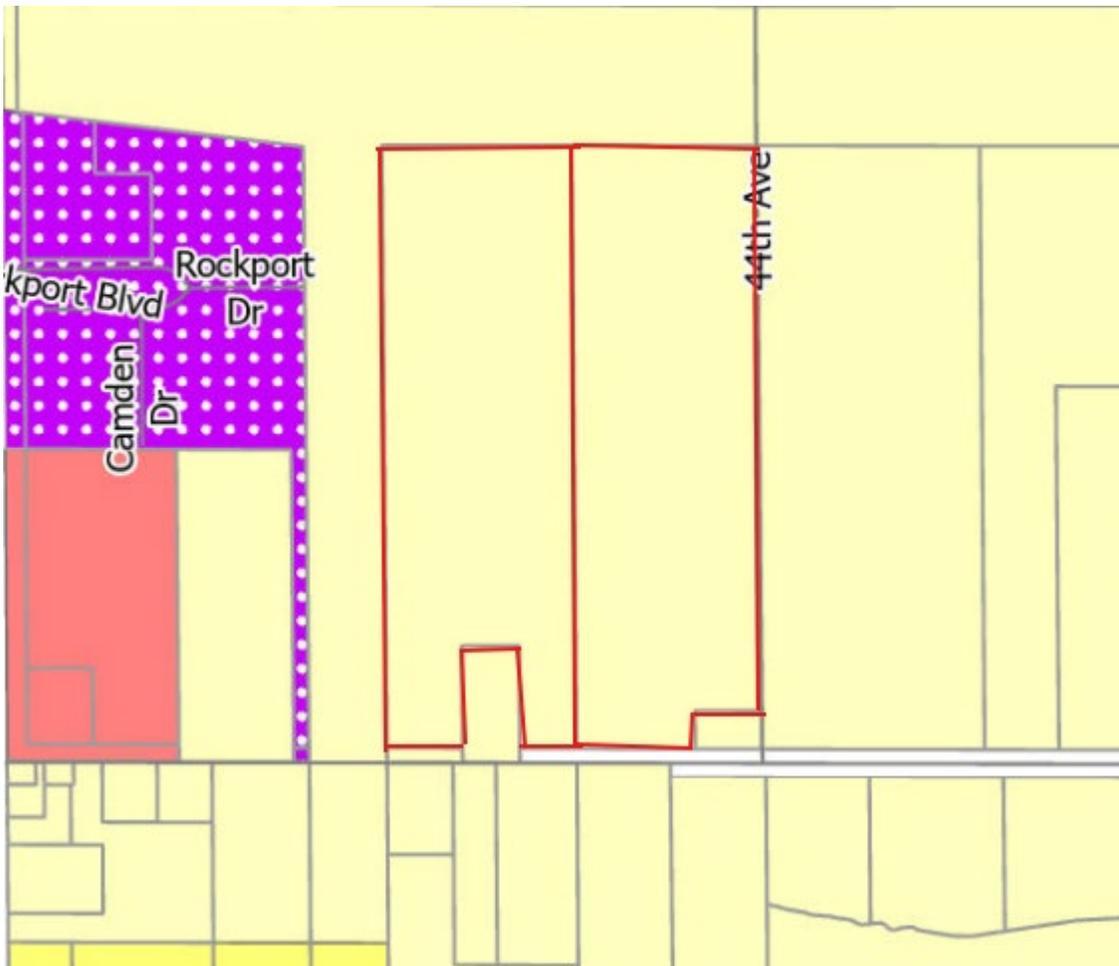
[GOALS AND OBJECTIVES WORKSHEET.PDF](#)

10. Commissioner/Staff Comments
11. Adjournment

Aerial View



Zoning Map and Legend (currently zoned AG)



Legend

- | | |
|-------------------------------|--------------------------------|
| Parcels | High Density (HDR) |
| Water Bodied | Mobile (MHP) |
| Zoning | Office (OS) |
| Zoning Class and Code | Agricultural (AG) |
| Neighborhood (NS) | Low Density (LDR) |
| Community (CS) | Low Medium (LMR) |
| Highway Service Commercial HS | Medium (MDR) |
| Rural Residential (RR) | Medium High (MHR) |
| Industrial (I) | Planned Unit Development (PUD) |

Future Land Use Map and Legend



Legend

 Water Bodies

 Parcel

Future Land Use

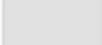
Code, Land Use Value

 Ag, Agriculture

 CC, Community Commercial

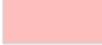
 HC, Highway Commercial

 HDR, High Density Residential

 I, Industrial

 LDR, Low Density Residential

 MDR, Medium Density Residential

 NC, Neighborhood Commercial

 OS, Office Service

 PSP, Public Semi Public

 PUD Com, PUD Commercial

 PUD Mix, PUD Mix Use

 PUD Res, PUD Residential

 REC, Recreational Open Space

MASTER PLAN

Page 32 of the Master Plan states:

Residential Land Use Policies:

New residential development should occur contiguous to existing developed areas to ensure efficient utilization of existing utility lines, or the developer would be responsible to bring the utilities to the location.

- The parcels in question are located near a developed residential PUD located north of the Ice Arena. They are separated by Consumer's Energy property but remain in the same vicinity. Public utilities are also available at these locations.

Page 35 of the Master Plan states:

LDR-Low Density Residential

This category includes land primarily developed for detached single-family residential use in the LDR and LMR zoning districts. Residential development in this land use category is intended to be served by public water and sewer services.

Since the Future Land Use Map anticipates future urban growth in areas not currently served by public utilities, it is recognized that this growth will be contingent on expansion of utility services through main extensions.

- The applicant's intent is to develop this land with detached single-family residential housing which meets the definition of LDR. Public water and sanity sewer are available in this area.

REVIEW STANDARDS

Rezoning goes with the land, not the property owner or use. Therefore, once a parcel is zoned to a particular classification, the zoning is permanent unless changed by a subsequent rezoning action. Zoning cannot be conditional and a parcel cannot be rezoned for one specific use. Any use permitted within the zoning district is permitted on the property, provided the other applicable regulations of the Zoning Ordinance (lot sizes, setbacks, etc.) are met.

The following standards are used for consideration by the Planning Commission and Township Board in their review of the rezoning request.

- 1. Consistency:** Is the proposed zoning and all of its permitted uses consistent with the recommendations of the Township Land Use Plan?

Yes. The Future Land Use Map shows the area as LDR. It is in the same vicinity as an existing developed residential PUD. The language in the Master Plan states that to be zoned LDR,

utilities (including water and sewer) shall be provided, and they are available to be provided. Public water and sanitary sewer are available in this location.

In order to be rezoned to LDR, page 32 of the Master Plan states: “New residential development should occur contiguous to existing developed areas to ensure efficient utilization of existing utility lines, or the developer would be responsible to bring the utilities to the location.”

In order to be rezoned to LDR, page 35 of the Master Plan states: “This category includes land primarily developed for detached single-family residential use in the LDR and LMR zoning districts. Residential development in this land use category is intended to be served by public water and sewer services.”

2. **Compatibility:** Is the proposed district and all of its allowed uses compatible with the surrounding area?

Yes. The surrounding land is zoned AG and PUD. The uses allowed within LDR are also allowed within the AG district, except that the AG district allows for agricultural uses and some additional low intense uses as special land uses. The rezoning to LDR would restrict the property owner from applying for those special land uses. The developed lots will be smaller, but the uses will still be compatible with the surrounding AG homes as they share many of the same available uses. A complete list of available uses is below.

Chapter 8 LDR – LOW DENSITY RESIDENTIAL

Sec 8.2 PERMITTED USES

Land and/or buildings in this District may be used for the following purposes by right:

- A. Detached single-family dwellings.
- B. Public parks, playgrounds, playfields and other public uses of an open space recreational character.
- C. Family Day Care Homes.
- D. Accessory buildings and uses as defined in Chapter II.
- E. Customary Home Occupations as defined in Chapter II, Section 2.47.
- F. Adult Foster Care Family Home. (revised 5-24-04)
- G. Foster Family Home. (revised 5-24-04)
- H. State Licensed Residential Family Facility. (revised 5-24-04)

Sec 8.3 USES REQUIRING SPECIAL LAND USE APPROVAL

The following uses may be permitted by obtaining Special Land Use Approval when all applicable standards as cited in Chapter XX are met.

- 1. Churches.
- 2. Municipal buildings not requiring outdoor storage of materials or vehicles.
- 3. Public utility or service buildings not requiring outdoor storage of materials.
- 4. Hospitals, clinics, convalescent homes, and housing for the elderly but not institutions for mentally retarded, epileptic, drug or alcoholic patients or correctional institutions of any type.
- 5. Group Day Care Homes.
- 6. Private non-commercial recreation.
- 7. Golf courses or country clubs.
- 8. K-12 schools, provided such schools are not operated as commercial enterprises.
- 9. Cemeteries.

10. The growing and harvesting of crops for resale, provided that this shall exclude the raising of animals and the retail sale of products on the premises, except for roadside stands, and subject to the following restrictions.
 1. No storage of manure or odor or dust producing materials or use shall be permitted within one hundred fifty (150) feet of any adjoining lot line.
 2. No accessory buildings shall be located closer than seventy-five (75) feet of any lot line.
11. (deleted June 1995)
12. Commercial soil removal.
13. Bed and breakfast establishments.
14. Day care centers. (Revised August 1996)
15. Commercial wireless communication towers. (Revised November 1997)
16. Foster Family Group Home (revised 5-24-04)
17. Adult Foster Care Small Group Home (revised 5-24-04)
18. Adult Foster Care Large Group Home (revised 5-24-04)
19. Adult Foster Care Congregate Facility (revised 5-24-04)
20. State Licensed Residential Group Facility (revised 5-24-04)

Chapter 6 AG – AGRICULTURE

Sec 6.2 PERMITTED USES

Land and/or buildings in this district may be used for the following purposes by right:

1. Agriculture, including farms for both general and specialized farming, together with farm dwellings and other installations used and operated as part of the farm; provided that on all parcels five (5) acres or less in size, the keeping of farm animals shall be regulated by the provisions as set forth in the RR district.(revised November 1995)
2. Detached single family dwellings.
3. Accessory buildings and uses as defined in Chapter II.
4. Customary Home Occupations as defined in Chapter II, Section 2.46.
5. Public parks, playgrounds, playfields and other public uses of an open space recreational character.
6. Greenhouses and nurseries.
7. Family day care homes.
8. Municipal building/use (revised 2-10-03)
9. Adult Foster Care Family Home (revised 5-24-04)
10. Foster Family Home (revised 5-24-04)
11. State Licensed Residential Family Facility (revised 5-24-04)

Sec 6.3 USES REQUIRING SPECIAL LAND USE APPROVAL

The following uses may be permitted by obtaining Special Land Use Approval when all applicable standards as cited in Chapter XX are met.

1. Country clubs, golf courses.
2. Recreational camps of a private non-commercial character.
3. Kennels and veterinary hospitals.
4. Raising of fur bearing animals or game birds.
5. Migratory labor housing associated with agricultural enterprises and constructed in conformance with applicable State and Federal Regulations.
6. Airports and landing fields.
7. Riding stables, breeding stables.
8. (deleted 2-10-03)

9. Radio or television broadcast facilities, including towers, studios, and ancillary facilities, but not including outdoor storage areas. (revised 1/23/95)
10. Hospitals.
11. Commercial camp grounds.
12. Commercial soil removal.
13. Drive-in theaters, race tracks, miniature golf courses, and golf driving ranges.
14. Group Day Care Homes.
15. Bed and breakfast establishment.
16. Public utility or service buildings not requiring outdoor storage of materials.
17. Churches.
18. Cemeteries.
19. K-12 Schools.
20. Marinas.
21. Commercial wireless communication towers. (Revised November 1997)
22. Processing of agricultural products, not raised or grown on the property, for use finishing, or assembly off-site; provided this shall not include: canneries, slaughterhouses, or tanneries. (Revised November 1997)
23. Foster Family Group Home (revised 5-24-04)
24. Adult Foster Care Small Group Home (revised 5-24-04)
25. State Licensed Residential Group Facility (revised 5-24-04)
26. Community Fair. (revised 4/24/17)

3. **Capability:** Is the property capable of being used for a use permitted within the existing zoning district?

Yes, it is capable of supporting the uses allowed in the LDR district. Public water and sanitary sewer is available in this location.

4. **Other considerations:** Will the rezoning require an inordinate expenditure of public funds (road improvements, utility extension, etc.) to make the development feasible?

No.

5. **Will the rezoning cause development to “leap frog”** other undeveloped areas in the same zoning district and necessitate premature extensions of services to rural areas of the Township?

Not necessarily, the residential PUD in the same vicinity and the fact that public utilities are already available at this parcel lend credence to the argument that development is not “leap frogging.”

6. **Is there sufficient vacant land already zoned in a specific category** (e.g., industrial, multi-family, commercial)?

Not necessarily.

7. Is the rezoning more likely to be granted if conditions could be attached (rezonings cannot be conditional)?

No.

SUMMARY

The proposed zoning designation is **determined to be consistent** with the Master plan. The area is **determined to be capable** of sustaining the uses within the LDR district. The uses allowed within the LDR district are **compatible** with the neighboring uses.

OPTION FOR MOTION

If the Planning Commission determines that the property should be rezoned to LDR the following motion is provided.

Motion: To adopt the staff report as finding of facts and to recommend to the Township Board to approve the following resolution:

Georgetown Charter
Township Ottawa County,
Michigan (Ordinance No.
2026-01)

At a regular meeting of the Georgetown Charter Township Board held at the Township offices on February 23, 2026, beginning at 7:00 p.m., Township Board Member _____ made a motion to adopt this Ordinance because the proposed zoning designation is **consistent** with the Master plan and the Future Land Use Map for the area; the area is **capable** of sustaining the uses within the LDR district without additional public funds; the uses allowed within the LDR district are **compatible** with the neighboring uses and to adopt the staff report as finding of fact, which motion was seconded by Township Board Member _____:

**AN AMENDMENT TO THE GEORGETOWN CHARTER TOWNSHIP
ZONING ORDINANCE, AS AMENDED, AND MAP**

THE CHARTER TOWNSHIP OF GEORGETOWN (the “Township”) ORDAINS:

ARTICLE 1. The map of the Georgetown Charter Township Zoning Ordinance, as amended, is hereby amended to read as follows:

(REZ2601) (Ordinance 2026-01): To change from Agricultural (AG) to Low Density Residential (LDR) parcels of land described as P.P. # 70-14-07-100-003 and P.P. # 70-14-07-100-014, located 4577 Bauer Rd. and 4471 Bauer Rd., Georgetown Township, Ottawa County, Michigan.

Except as expressly modified by the above, the balance of the Zoning Map of the Georgetown Charter Township Zoning Ordinance, as amended, shall remain unchanged and in full force and effect.

ARTICLE 2. Severability. In the event that any one or more sections, provisions, phrases, or words of this Ordinance shall be found to be invalid by a court of competent jurisdiction, such holding shall not affect the validity or the enforceability of the remaining sections, provisions, phrases, or other words of this Ordinance.

Except as specified above, the balance of the Georgetown Charter Township Zoning Ordinance, as amended, and map shall remain unchanged and in full force and effect.

ARTICLE 3. Effective Date. The provisions of this Ordinance shall take effect upon the expiration of seven (7) days from the date of publication of this Ordinance or a summary of its provisions in accordance with the law.

The vote in favor of adopting this Ordinance was as follows:

Yeas:

Nays:

Absent:

MOTION CARRIED UNANIMOUSLY AND ORDINANCE DECLARED ADOPTED.

CERTIFICATION OF ORDINANCE ADOPTION

I hereby certify that the above is a true copy of an Ordinance adopted by Georgetown Charter Township Board at the time, date, and place specified above pursuant to the required statutory procedures.

I hereby certify that the above is a true copy of an Ordinance adopted by Georgetown Charter Township Board at the time, date, and place specified above pursuant to the required statutory procedures.

I hereby certify that notice of this ordinance was published in the Grand Rapids Press on November 4, 2025 and on _____ . *(Fill in the 2 dates of publication)*

I further certify that the votes for adoption of the foregoing resolution were as follows:

Yeas:

Nays:

Absent:

Abstained:

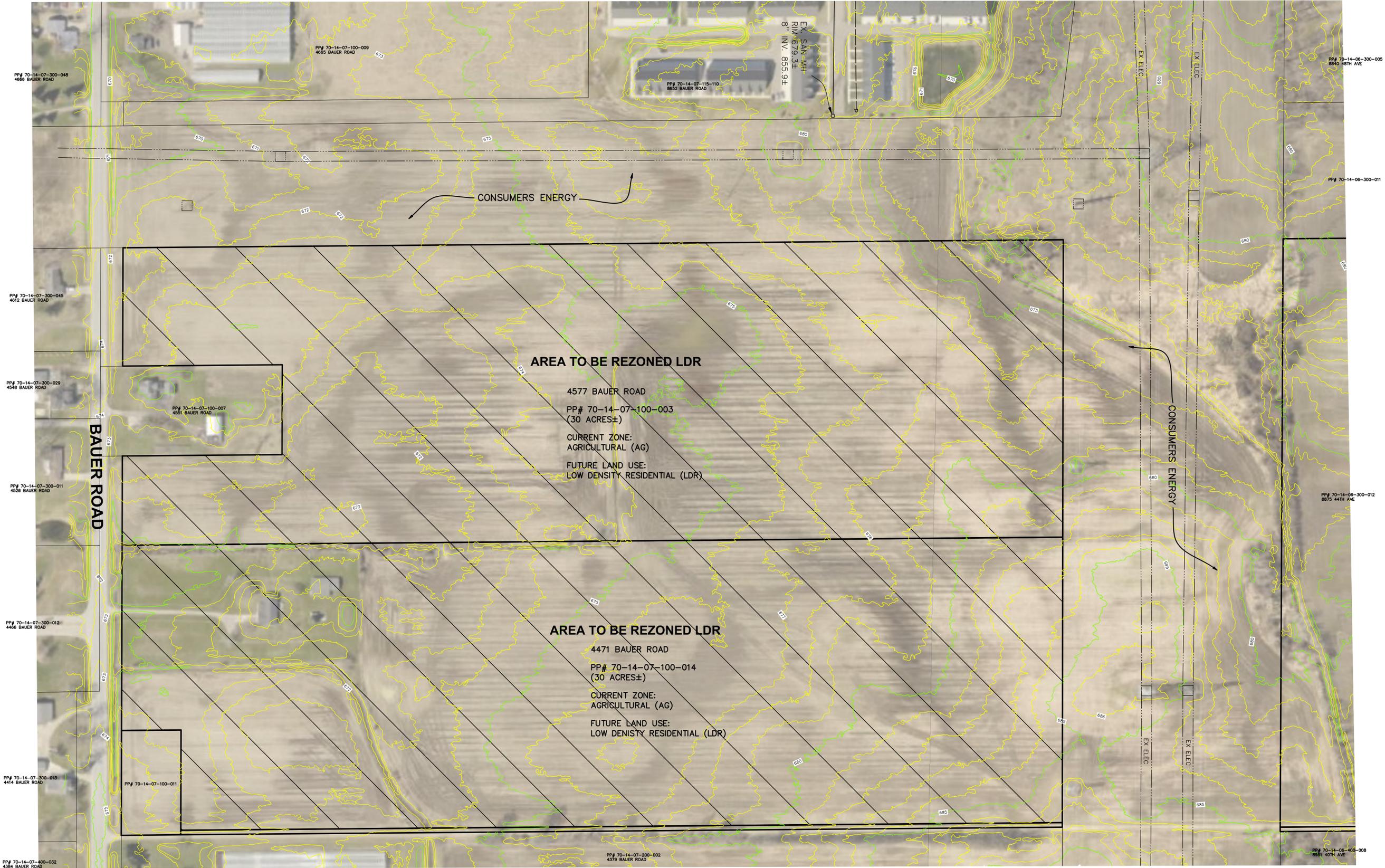
Respectfully submitted,

By: _____
Jim Wierenga, Georgetown Charter Township Supervisor

Dated: _____

By: _____
Kelly Kuiper, Georgetown Charter Township Clerk

Dated: _____



AREA TO BE REZONED LDR

4577 BAUER ROAD
 PP# 70-14-07-100-003
 (30 ACRES±)
 CURRENT ZONE:
 AGRICULTURAL (AG)
 FUTURE LAND USE:
 LOW DENSITY RESIDENTIAL (LDR)

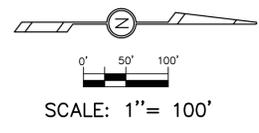
AREA TO BE REZONED LDR

4471 BAUER ROAD
 PP# 70-14-07-100-014
 (30 ACRES±)
 CURRENT ZONE:
 AGRICULTURAL (AG)
 FUTURE LAND USE:
 LOW DENSITY RESIDENTIAL (LDR)

REZONING DESCRIPTION:
PP# 17-14-07-100-003
 W 1/2 OF E 1/2 OF NW FRL 1/4 EXC N 496 FT, ALSO EXC COM 856 FT W OF CEN 1/4 COR OF SEC. TH N 0D45M E 407 FT, W 200 FT, S 0D45M W 407 FT, E 200 FT TO BEG ALSO EXC S 50 FT FOR R/W. SEC 7 T6N R13W

PP# 17-14-07-100-014
 E 1/2 OF E 1/2 OF NW FRL 1/4 EXC N 496 FT, ALSO EXC S 183 FT OF E 233 FT, ALSO EXC E 10 FT OF NW FRL 1/4 EXC S 183 FT & ALSO EXC N 496 FT, ALSO EXC S 50 FT FOR RD R/W. SEC 7 T6N R13W

LDR ZONING REQUIREMENTS:
 FRONT YARD SETBACK: 40' MIN.
 SIDE YARD SETBACK: 10' MIN. (20' TOTAL)
 REAR YARD SETBACK 40' MIN.
 LOT WIDTH: 85' MIN.
 LOT AREA: 11,475 S.F. MIN.
 MAX LOT COVERAGE: 30%



REZONE MAP – BAUER ROAD			
48TH AVENUE PROJECT			
FOR: KOETJE BUILDERS ATTN: RANDY KOETJE 547 BALDWIN STREET JENISON, MI 49428 PART OF THE NE 1/4, SECTION 7, T6N, R13W, GEORGETOWN TOWNSHIP, OTTAWA COUNTY, MICHIGAN			
		DRAWN BY: CJK APPROVED BY: TRS FILE NO.: 211974E	PROJ. ENG.: TRS PROJ. SURV.: TRS DATE: 11/05/2025
		SHEET 1 of 1	

P:\Projects\2021\11974E\Drawings\211974E.dwg, REZONE-BAUER, 11/7/2025 9:32:40 AM, cjkwell

PERMIT NUMBER: **REZ 2601** Ordinance 2026-01

APPLICATION FOR REZONING

Georgetown Charter Township
1515 Baldwin St, P.O. Box 769
Jenison, MI 49429
616-457-2340

revised: January 26, 2009

APPLICANT INFORMATION

COMPANY NAME: Koetje Properties LLC Bauer PHONE: [REDACTED]

APPLICANT NAME: Randy Koetje

ADDRESS: 547 Baldwin Street CITY / STATE / ZIP: Jenison, MI 49428

PROPERTY INFORMATION

COMPANY NAME: N/A PHONE: -

OWNER / AGENT NAME: Jeff Haveman and Donald Hylarides TITLE: Owners

ADDRESS: 4577 & 4471 Bauer Road CITY / STATE / ZIP: Hudsonville, MI 49426

PARCEL NUMBER: #70-14-07-100-003 & #70-14-07-100-014 ZONING DISTRICT: Agricultural (AG)

LEGAL DESCRIPTION: See Rezoning Plan

PROJECT INFORMATION

PROPOSED USE: Residential

STATE THE REASONS WHY THE CURRENT ZONING OF THIS PROPERTY SHOULD BE CHANGED AND HOW THIS REQUEST MEETS THE STANDARDS FOR REZONING LISTED ON THE ATTACHED SHEET:

1. Future Land Use map is Low Density Residential. Rezoning the parcels would be consistent with the Future Use Map
2. Public utilities are available making the property capable as Low Density Residential
3. Low Density Residential uses would be compatible with the surrounding use.

APPLICANT SIGNATURE

IT IS THE APPLICANT'S RESPONSIBILITY TO MEET THE REQUIREMENTS OF THE TOWNSHIP ZONING ORDINANCE IN ALL RESPECTS AND TO PROVIDE THE NECESSARY INFORMATION TO THE TOWNSHIP FOR APPROVAL. COPIES OF THE ORDINANCE MAY BE OBTAINED FROM THE GEORGETOWN TOWNSHIP WEBSITE AT WWW.GEORGETOWN-MI.GOV. BY SIGNING, PERMISSION IS GRANTED FOR THE TOWNSHIP STAFF AND BOARD AND COMMISSION MEMBERS TO ENTER THE SUBJECT PROPERTY FOR PURPOSES OF GATHERING INFORMATION TO REVIEW THIS REQUEST. BY SIGNING I ACKNOWLEDGE THERE ARE NO REFUNDS FOR ANY REASON.

APPLICANT SIGNATURE:  DATE: 11/18/25

FOR OFFICE USE ONLY

DATE OF PREAPPLICATION MEETING: 12/26/25 DATE OF PLANNING COMMISSION MEETING: 1/21/26

DATE OF TOWNSHIP BOARD MEETING: 2/23/26 DATE NOTICE PUBLISHED: 1/6/26 DATE PROPERTY NOTICES WERE SENT: 1/6/26

Georgetown Charter Township

REZONING Permit No: PREZ2601

Zoning Department
Phone:(616) 457-234
contact.georgetown@

1515 Baldwin Street
Jenison, MI 49428

Hours: Monday-Friday 8 am - 5:00 pm

4471 BAUER RD Location	Owner HYLARIDES,DONALD D 4471 BAUER RD HUDSONVILLE MI 49426
Issued:01/15/26 Expire Date:	Applicant KOETJE PROPERTIES LLC BAU 547 Baldwin St. Jenison MI 49428 

Work Description: (REZ2601) (Ordinance 2026-01): To change from Agricultural (AG) to Low Density Residential (LDR) parcels of land described as P.P. # 70-14-07-100-003 and P.P. # 70-14-07-100-014, located 4577 Bauer Rd. and 4471 Bauer Rd., Georgetown Township, Ottawa County, Michigan.

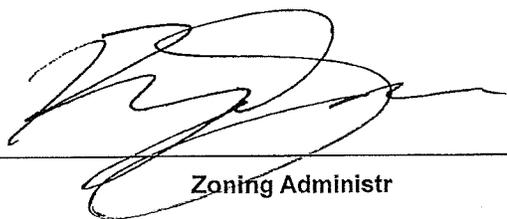
Work Type		Fee Basis	Item Total
REZONING	1.00	600.00	600.00

Fee Total: 600.00
 Amount Paid: 0.00
Balance Due: 600.00

I agree this permit is only for the work described, and does not grant permission for additional or related work which requires separate permits. I understand that this permit will expire, and become null and void if work is not started within 180 days, or if work is suspended or abandoned for a period of 180 days at any time after work has commenced; and, that I am responsible for assuring all required inspections are requested in conformance with the applicable code.

I hereby certify that the proposed work is authorized by the owner, and that I am authorized by the owner to make this application as his authorized agent. I agree to conform to all applicable laws of the State of Michigan and the local jurisdiction. All information on the permit application is accurate to the best of my knowledge.

Payment of permit fee constitutes acceptance of the above terms.



Zoning Administr

PAID 7
 JAN 15 2026
 Georgetown Township
 Payment Validation Treasurer



NOTICE OF PUBLIC HEARING
GEORGETOWN TOWNSHIP
1515 BALDWIN STREET
JENISON, MICHIGAN
616-457-2340

The Georgetown Township Planning Commission will hold a public hearing on Wednesday, January 21, 2026, at 7:00 p.m., or after, at the Georgetown Township Office.

The hearing is called for a rezoning:

(REZ2601) (Ordinance 2026-01): To change from Agricultural (AG) to Low Density Residential (LDR) parcels of land described as P.P. # 70-14-07-100-003 and P.P. # 70-14-07-100-014, located 4577 Bauer Rd. and 4471 Bauer Rd., Georgetown Township, Ottawa County, Michigan.

The zoning ordinance can be examined at the Township Office during regular office hours and until close of said hearing. Written comments will be received at the Township Office during regular office hours prior to the date of the hearing. The Georgetown Township Board will hold a meeting on February 23, 2026, or after to review and consider the rezoning. Email comments to contact@georgetown-mi.gov to allow time for reading and review of your comments.

Signed: Kelly Kuiper, Clerk
Georgetown Charter Township

GEORGETOWN TOWNSHIP MASTER PLAN

GOALS & OBJECTIVES WORKSHEET

INSTRUCTIONS

This worksheet is a draft of goals and objectives based on the information and feedback gathered from the public from the community engagement phase of the Georgetown Township Master Plan Update.

Review the Township Master Plan Community Engagement Report and then start working on the attached worksheet. During your evaluation of the goals and objectives, use your local knowledge along with the results of the Community Engagement Report to make recommendations for keeping, revising, combining, or removing policies in this update of the master plan.

For each goal and policy, choose a response as below:

Choose "KEEP" if the statement is relevant or should be retained.

Choose "REVISE" if the statement needs to be changed.

Choose "COMBINE" if the statement should be combined with another statement.

Choose "REMOVE" if the statement has been met or if it is no longer needed.

As you review these statements, focus on the broader idea rather than specific grammar or syntax. Feel free to propose new goal and objective statements, too. Feel free to add new categories with new statements that you may feel are necessary at the end of the worksheet. If you have any comments on any of the goals or objectives, please add them. Add additional pages, if necessary. The completed worksheet will be used to help us determine the plan's new goals and objectives at an upcoming meeting.

Thank you for completing this worksheet!

Master Plan
Goals & Objectives Worksheet

Goals/Objectives	Keep	Combine	Remove	Revise
Housing				
Goal 1: Facilitate opportunities for quality, affordable housing for people of all life phases, income levels, and abilities to be built.				
Objectives				
1. Review and revise, as necessary, residential zoning district standards to allow a variety of high-quality housing opportunities, including two-family, three- and four-plexes, and accessory dwelling units.				
2. Revise the zoning ordinance to eliminate requirements that significantly add to the cost of development and construction, such as private attached garages.				
3. Ensure that residential developments are located near proposed or existing dwellings or neighborhoods, infrastructure networks like water transmission lines, public sewers, and natural gas, and off of prime farmland soils.				
4. When appropriate, partner with the Ottawa County Housing Commission to seek funding opportunities and partnerships to provide high-quality housing opportunities to meet the needs of residents.				
Additional Space				
Goal 2: Support a variety of housing densities and styles, encouraging greater density in the areas of the Township with the infrastructure to support it.				
Objectives				
1. Modify standards for lot sizes in varying residential districts to reflect desired densities where public water and sewer are available.				
2. Allow mixed-use developments that allow residential and commercial uses within the same building and site to support the maturation of specific areas within the Township.				

**Master Plan
Goals & Objectives Worksheet**

Goals/Objectives	Keep	Combine	Remove	Revise
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3. Develop and adopt a utility policy to support the zoning ordinance and master plan.				
Additional Space				

Growth and Development				
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Goal 3: Focus new commercial development into existing developed areas.				
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Objectives				
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|--|--|--|--|--|
| 1. Review and revise, as necessary, commercial zoning district standards to allow for the development of new restaurants, with a focus on propelling opportunities for sit-down restaurants and retail space. | | | | |
| 2. Permit mixed-use developments that are two or more stories in designated areas. | | | | |
| 3. Establish an expedited permitting process for priority sites and corridors to incentivize commercial and mixed-use developers to locate in specific areas. | | | | |
| 4. Add site design standards to the existing ordinance that are compatible with the desired character of commercial areas. | | | | |
| 5. Develop a robust subarea plan for the "Jenison Commercial Core" (Cottonwood Drive, Baldwin Street, and Chicago Drive). | | | | |
| 6. Work with agencies like the Ottawa County Economic Development Corporation and Lakeshore Advantage to explore ways to bring in new commercial businesses. | | | | |
| 7. Work with the Ottawa County Road Commission to study and develop a safer transportation network within existing commercial areas, especially within the Jenison Commercial Core, including Chicago Drive, Baldwin St, Cottonwood Avenue, and 28th Avenue. | | | | |

**Master Plan
Goals & Objectives Worksheet**

Goals/Objectives	Keep	Combine	Remove	Revise
Goal 4: Retain the northwest corner of the Township as a place for natural features and farmland that support the economic, ecological, and recreational needs of the community.				
Objectives				
1. Continue to support and revisit, as necessary, the Bend Area Master Plan.				
2. Work with Grand Valley State University and Ottawa County Parks to develop and maintain a mutually beneficial vision for the area.				
3. Consider the vision and goals of the 2026 - 2030 Ottawa County Parks, Recreation, and Open Space Plan, especially in considering the vision for the north and western portions of the Township.				
4. Retain farmland whenever possible.				
Additional Space				
Transportation				
Goal 5: Prioritize the maintenance and improvement of existing road infrastructure.				
Objectives				
1. Work with the Ottawa County Road Commission to keep road pavement in good condition.				
2. Work with local, regional, and state agencies to build safer intersections and corridors that will reduce crashes, especially along Chicago Drive, Baldwin Street, and Cottonwood Drive.				
3. Study the need for more traffic control devices to promote safety at intersections and in other areas that are important to the Township.				
4. Work with local and state officials to reduce speed limits and change the streetscape and/or other aspects of the built environment to improve safety outcomes.				

**Master Plan
Goals & Objectives Worksheet**

Goals/Objectives	Keep	Combine	Remove	Revise
Goal 6: Build a safe, inviting nonmotorized system that complements the Township’s vision for a livable, accessible community for people of all ages and abilities.				
Objectives				
1. Develop a nonmotorized plan to create a pragmatic, implementable vision to develop an accessible network that serves Township residents, schools, and businesses.				
2. Identify and improve safety at high-risk pedestrian crossings, intersections, and along corridors, especially along Cottonwood Drive, Baldwin Street, Bauer Road, and 28th Avenue.				
3. Build safe trails that connect neighborhoods directly to schools and parks.				
4. Provide connections to existing and proposed nonmotorized networks in adjacent municipalities.				
5. Work with the Ottawa County Road Commission to identify routes and use Act 51 funds to support the development of nonmotorized infrastructure.				
Additional Space				
Goal 7: Support programs to increase safety across the transportation network.				
Objectives				
1. Implement education campaigns to encourage residents, visitors, and students to slow driving speeds with support from agencies like the Grand Valley Metropolitan Council.				
2. Develop a Safe Routes to School Program for Jenison Public Schools, with support from the Michigan Fitness Foundation and other agencies.				

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Goals/Objectives	Keep	Combine	Remove	Revise
3. Support exploration of transit services for Township residents and those that seek employment with businesses located within the Township.				
Additional Space				
Public Utilities				
Goal 8: Sustain and maintain public utility infrastructure at levels supported by available funding.				
Objectives				
1. Make incremental improvements and financial changes to help the Township and residents prepare for the costs.				
2. Take a proactive approach to educating residents on upcoming needs.				
3. Study and follow the recommendations for public water and sewer upgrades to continue to support the Township's needs.				
4. Encourage growth patterns that make use of existing and proposed infrastructure networks before locating any new developments away from these facilities.				
5. Work with the Ottawa County Health Department to educate the public on the need for using water transmission lines and reducing stress on groundwater resources.				
Additional Space				

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Goals & Objectives Worksheet**

Goals/Objectives	Keep	Combine	Remove	Revise
Parks and Recreation				
Goal: Support the goals of the Township's current Parks and Recreation Master Plan.				
Objectives				
1. When considering park and recreation improvements or needs, consult the Parks and Recreation Master Plan.				
2. Keep the Parks and Recreation Master Plan current and in good standing with the DNR.				
3. Seek partnership opportunities to fund and further support the communities' facilities and programs, as deemed necessary.				
Additional Space				
Agriculture				
Goal: Protect and preserve large tracts of agricultural land and natural features that are economically, ecologically, and aesthetically important to the community, while respecting the rights of farmers.				
Objectives				
1. Support the participation in State and County Purchase of Development Rights (PDR) programs.				
2. Develop and enforce land use regulations that prioritize the protection of natural areas and farmland.				
3. Limit the encroachment of commercial, industrial, and/or residential uses into areas of quality farmland.				
Additional Space				