

**VILLAGE OF GRAND BEACH  
ZONING BOARD OF APPEALS HEARING  
NOVEMBER 19, 2003**

President James Bracewell called the Zoning Board of Appeals Hearing to order at 7:00 P.M. EST. Present in addition to Bracewell were Walter Carroll, Debbie Lindley, John Boden Jr. and Robert Grim.

The Zoning Board of Appeals meeting was held on a request from Brian and Jaala Good of 46015 Lakeview for a variance from the maximum lot coverage. The Good's would like to remove the driveway at their home and replace it with pea gravel. They would then like to add two terraces to the property, replace steps on the side of the house and add a small concrete slab.

Building Inspector Bill Owens stated that he denied the permit based on our current zoning ordinance. The property is currently over the 30% maximum lot coverage. After the proposed changes are made to the property, the lot coverage will be slightly less than what it is currently.

Architect Julie Gross represented the Goods and explained the proposed changes to the Board of Appeals. She said that when the project is completed the lot coverage will actually be less than what she proposed because she had included areas as lot coverage which do not actually calculate into the lot coverage. She said that the terraces will be made of pavers, which are somewhat porous.

Jim Bracewell asked if the clerk had received any calls or correspondence from the neighbors. The clerk stated that she had received a call from Mr. Healy. She faxed a copy of the plans to Mr. Healy and he did not contact her again. Julie Gross advised the Board that she keeps Mr. Healy abreast of everything that is happening at the Good residence.

A motion by Bob Grim with support from Debbie Lindley to approve the variance request as presented was passed unanimously 5-0.

With no further business, the meeting was closed at 7:10 PM EST.

Respectfully submitted,

Mary J. Robertson  
Clerk/Treasurer

**VILLAGE OF GRAND BEACH  
REGULAR COUNCIL MEETING  
NOVEMBER 19, 2003**

President James Bracewell called the regular scheduled meeting of the Grand Beach Village Council to order at 7:30 PM EST. Present in addition to Bracewell were Walter Carroll, John Boden Jr. and Debbie Lindley and Robert Grim.

Minutes from the October 15, 2003 regular meeting, public hearing and ZBA-Lonbar Development Hearing were approved unanimously 5-0 on a R. Grim/J. Boden motion.

Building and Zoning Commissioner J. Boden Jr. stated that he and Bill Owens will be meeting with Village attorney, Louis Desenberg in regards to our ordinances.

Parks and Beach Commissioner, W. Carroll had nothing to report.

Water and Streets Commissioner R. Grim reported on the DEQ water system evaluation. He stated there are two separate issues involved, the first being the DEQ water system evaluation and the second issue involving the water reliability study that was done by Merritt Engineering that suggests that we need to make extensive changes to bring our water system up to standard.

B. Grim suggested that the council hold a special meeting after the first of the year to discuss the major part of the project, bonding issues, etc.

Superintendent Bob Dabbs addressed each item of the DEQ report. Several items have already been taken care of and others will be completed soon. Other areas will require work by Merritt Engineering.

A motion by R. Grim/J. Bracewell to allow Bob Dabbs to submit the proposal on a new control system to Merritt Engineering for their approval at a cost not to exceed \$2,000.00 was approved unanimously 5-0.

A motion by J. Bracewell/J. Boden to approve the expenditure of up to \$1,000.00 for Merritt Engineering to perform field flow and pressure testing from New Buffalo Township to the Village of Grand Beach was approved unanimously 5-0.

One item of the DEQ evaluation suggests steps for water supply security. Bob Dabbs asked that we have more police presence around the water tower. Chief Schroeder added that he would like to see the Village place gravel on the dirt road leading to the tower, possibly put a fence around the tower and an alarm system. Jim Bracewell stated that he had met with Karwick Telecom, Lou Desenberg and Mary Robertson regarding the cellular antenna contract. He said that we are now in the final stages of this agreement, but Karwick Telecom will now need to find cellular carriers for the tower. He suggested we wait until there are carriers interested in tower space and incorporate the safety measures at that time.

Police Commissioner, D. Lindley had nothing to report.

Pro-Shop & Golf Course Commissioner J. Bracewell reported that golf revenues were \$10,000.00 over the budget. ServiScape came in about \$4,000.00 under their budget.

The ServiScape contract will be more expensive in the coming year, as the contract will be for a complete 12 months. ServiScape would like to meet with John Boden and Steve Waigand to work on a master plan for the golf course. J. Bracewell would like to come up with a plan to offer some relief on the price of children's golf.

In addition to his written report, Superintendent Bob Dabbs reported that the new leaf collection machine was delivered on Friday. Leaf pick up has begun and is a little behind schedule due to the weather and the wait for the machine, but will be caught up soon.

Police Chief Dan Schroeder had nothing to add to his written report.

In addition to his written report, building inspector Bill Owens stated that the ISO report had been completed on the Village building department. The department received a rating of three, with a one being the best. He reported that the Killerman drain field project has been started. He has tried to contact the Klettke's of Grand Beach Road concerning the condition of their home, but has been unable to reach them.

A motion by D. Lindley/J. Bracewell to pay the bills as presented with written additions was passed unanimously 5-0.

Budget amendments for all funds for fiscal year 2002/2003 were approved as presented on a motion by J. Bracewell/J. Boden. Unanimous 5-0.

Employee Christmas bonuses will remain the same as last year with the exception of Patricia Mattson who will receive an increase to \$100.00 on a motion by R. Grim/W. Carroll. Unanimous 5-0.

A motion by R. Grim/J. Bracewell to close the Village offices on December 26, 2003 and pay the non salaried employees for that day off was approved unanimously 5-0.

A motion by D. Lindley/J. Boden to accept the bid of \$18,965.36 from Sieman Ford for the purchase of a new 2004 police car passed unanimously 5-0. Bids received were as follows: Classic Ford \$18,971.36, Sieman Ford \$18,965.36, Signature Ford \$19,933.00 and Three Oaks Ford \$21,882.36. These bids included the trade in of a 2000 Ford Crown Victoria police car.

A motion by J. Bracewell/J. Boden to authorize an expenditure of up to \$2,000 to purchase a new water meter and equipment as listed on the bid from Utility Supply to replace the old Neptune meter passed unanimously 5-0.

A motion by J. Bracewell/D. Lindley to accept a bid from Peerless-Midwest, Inc. for control panel work in the amount of \$25,688.00, unless the scope of work is changed. This purchase is subject to approval by Merritt Engineering and the DEQ. Unanimous 5-0. The only other bid received was from Gasvoda & Associates, Inc. in the amount of \$34,710.00.

A motion by J. Bracewell/J. Boden to pursue an engineering study on how to remove the ditch on #7 on the golf course and improve drainage, to include bids from engineering firms was passed unanimously 5-0.

A motion by J. Boden/J. Bracewell to approve the hall rental and a wedding on the beach on 7/24/04 for Colleen Keast and Howard Mitchell was approved unanimously 5-0. The council asked that the clerk speak with Ms. Keast and Mr. Mitchell concerning traffic control and parking issues at the Village hall.

With no further business, the meeting was adjourned at 8:40 PM EST.

Respectfully Submitted,

Mary J. Robertson  
Clerk/Treasurer