

City of Grand Haven
Historic Conservation District Commission
Regular Meeting Minutes
Wednesday, June 18, 2025, 5:00 PM
Grand Haven City Hall
Council Chambers
519 Washington Ave.
Grand Haven, MI 49417

Call to order: Chair Chad Fisk called the meeting to order at 5:00 PM

Roll call of members present: Chair Chad Fisk, Vice Chair Patrick Qua, Secretary Linda Rosema, Members Erik Bye and Robyn Vandenberg

Pre-excused absences: Members Nina Bryhn and Amy-Lalick Prinzi

Others who were present: City Planner Brian Urquhart, Loutit District Library Representative Courtney Beattie and Tri-Cities Museum Advisory Member Kate Crosby

- 1) General Business Call to the Viewing Audience (allowed 3 minutes) No one spoke.
- 2) Approval of Regular Meeting Minutes of May 21, 2025 and Special Meeting Minutes of June 4, 2025.
 - a. Member Erik Bye made a motion to accept the May 21, 2025 minutes, Vice Chair Patrick Qua seconded the motion. Minutes were unanimously approved. Member Erik Bye made a motion to accept the Special Meeting Minutes of June 4, 2025, Vice Chair Patrick Qua seconded the motion. Chair Chad Fisk stated that item 2-D of the June 4 Special Meeting Minutes be revised to state that the hotel front entrances need to meet the sidewalk just like other store fronts on Washington Ave. The Special Meeting Minutes of June 4, 2025 were unanimously approved as addended.
- 3) SHPO-No Updates
- 4) Planning Commission Site Plan Reviews
 - a. City Planner Brian Urquhart reported that the Planning Commission will be looking at plans for 123 Washington Ave., the former Flotos property, at their July 15 meeting.
 - b. Tiffany from HDJ Design Firm and Westwind Construction presented site plans for proposed improvements to the former Flotos property that would add another residential unit to the second floor and renovate the main level into a restaurant.
 - c. We saw photos of the property pre-fire when there was a full second floor, and after the fire in 1958 with only half of the second floor remaining. They would also remove the sloped awning that was not original to the building, and, if possible, repair the metal panels made by Challenge Machinery that are on the front of the building. They would try to save the original panels across the top above the awning.
 - d. Showing options that respect the historical significance of the building was good. It is a legacy building that deserves historical significance. It is not a landmark or contributing building to the Downtown Historical District, however, the owner could get the landmark status from the city.

- e. The new owners will try to save as much of the metal paneling as possible, they may be able to be used inside the building if not on the exterior. Chair Chad Fisk suggested that if colors can't be matched exactly for the metal, then something harmonious or complimentary could be used.
 - f. The Flotos sign will stay and a front take out window will be added.
 - g. City Planner Brian Urquhart also reviewed plans for the wireless communications tower located in the right-of-way at the intersection of S. 1st St. and Clinton. We would like to see final plans and materials for the project.
- 5) Tri-Cities Museum Advisory Member Update-Kate Crosby
- a. Kate reported that the museum will host an Ice Cream Social on August 21, 2025 at the Coal Tipple from 6-8PM.
- 6) Loutit District Library Representative Update-Courtney Beattie
- a. Courtney reported upcoming events include the Summer Reading Program for adults and kids and Walking Tours with the Tri-Cities Museum.
 - b. History Hounds will meet on July 28 at the museum.
- 7) Updates & Reports/Comments by HCDC Members
- a. Chair Chad Fisk commented on the Grace Smith report concerning the Old Grand Haven Bank. There are questions and concerns about its accuracy. He has contacted Haley from SHPO to get an independent study.
- 8) Second Call to the Viewing Audience (allowed 3 minutes) No one spoke.
- 9) Meeting was adjourned by Chair Chad Fisk.

Respectfully submitted,
Linda Rosema
Secretary