Historic District Commission
Regular Meeting - March 5, 2026 - 6:00PM
Saugatuck City Hall 102 Butler St. Saugatuck, MI 49453

Our Purpose

Protect, celebrate, and advocate for the historic fabric of Saugatuck. We are caretakers of something special, carefully preserving what we love today for those who come after us to enjoy tomorrow.

1. **Call to Order**
2. **Roll Call**
3. **Agenda Changes/Additions/Deletions**
4. **Approval of Minutes:**
   - **A.** Minutes of Regular Meeting held on January 9, 2026
5. **Public Comments on Agenda Items** *(Limit 3 Minutes)*
6. **Unfinished Business:**
   - **A.** 640 Water – New Construction ***(Pg. 6)***
7. **New Business:**
   - **A.** 890 Simonson – Pergola Installation Application ***(Pg. 19)***
   - **B.** 2025 Activity Log ***(Pg. 39)***
8. **Administrative Approvals & Updates:**
   - **A.** 888 Holland – Gravel Parking Area ***(Pg. 43)***
   - **B.** 248 Hoffman – Little Free Library ***(Pg. 48)***
9. **Communication:**
10. **Public Comments** *(Limit 3 Minutes)*
11. **Commission Comments**
12. **Adjourn** *(Voice Vote)*

NOTICE:
This public meeting will be held in-person. The public can join via Zoom video/audio conference technology.
Join online by visiting:
https://us02web.zoom.us/j/2698572603
Join by phone by dialing:
(312) 626-6799
-or-
(646) 518-9805
Then enter "Meeting ID":
269 857-2603
Please send questions or comments regarding meeting agenda items prior to meeting to:
gmoore@saugatuckcity.com
Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact Saugatuck City Clerk at 269-857-2603 or sara@saugatuckcity.com for further information.

The Saugatuck Historic District Commission has the responsibility to regulate the construction, demolition, and improvements to the exterior of structures in the historic district. The intent is to safeguard the heritage of the City of Saugatuck, to protect the architecture and local village character of the City, to foster civic beauty, and to promote the use of historic districts for the education, pleasure, and welfare of the residents, visitors, and general public.

Historic District Commission

Meeting Minutes Draft – Subject to Approval

January 9, 2025, at 3:00 P.M.
Saugatuck City Hall, 102 Butler St, Saugatuck, MI 49453

1. Call to Order
The meeting was called to order at 3:00 p.m. by Chair Straker.

2. Roll Call
Members Present: Baldwin, Cannarsa, Dean, Lampen, Root, Paterson, & Straker
Members Absent: None
Staff Present: Planning & Zoning Director Moore, Deputy Clerk Williams
Others Present: None

3. Agenda Changes/Additions/Deletions
None

4. Approval of Minutes
Motion by Lampen, supported by Cannarsa, to approve the December 4, 2025, minutes as presented. Via voice vote, motion carried unanimously.

5. Public Comment
None

6. Unfinished Business

A. Historic District Sign Proposal
The commission reviewed updated concepts for the Historic District sign, incorporating feedback from the previous meeting. Two new design directions were presented: one featuring a checkered pattern inspired by the historic Butler Pantry Building, and another with a subtle decorative flourish. The preferred design balanced readability with historical charm, using a taller serif font and architectural patterns reflective of local history. After discussion, all commissioners expressed strong support for the first direction, citing its readability, aesthetic strength, and local connection.

Motion by Baldwin, supported by Paterson, to adopt round two direction one for the signage for the Historic District in the City of Saugatuck. Upon voice vote, motion carried unanimously.

7. New Business

A. 246 Butler – Sign Application

The commission reviewed a sign application for a new home décor store at 246 Butler Street. The applicant presented three sign options and expressed a preference for option one. Commissioners discussed the importance of adhering to historic guidelines, particularly the prohibition on painting masonry and the need to minimize damage to the building. After deliberating, the commission made a decision to approve option 2, as it met the guidelines and respected the building's historic character.

Motion by Paterson, supported by Baldwin, to approve option two at 246 Butler Street, with the standalone letters anchored in the mortar joints only. In addition to that, the owner is free to paint the exposed conduit and meter to blend in with the brick work. Upon voice vote, motion carried unanimously.

B. 250 Mason – Exterior Modification

The commission discussed extensive exterior modifications for 250 Mason Street, where the owners proposed renovations to create a bed and breakfast with additional rooms. Key topics included the removal of some non-original stained-glass windows to meet egress requirements, replacement windows (with a preference for double-hung, non-divided light), and concerns about deck and railing materials, with alternatives to PVC recommended. Commissioners debated historic guidelines versus functionality and design quality, ultimately approving the application with conditions. The applicants were praised for their thoughtful submission and willingness to work within the guidelines.

Motion by Baldwin, supported by Lampen, to approve the applicant's request for phase one exterior improvements at 250 Mason Street, as proposed in the application date of January 5, 2026, finding the work to be consistent with the Historic District ordinance and Secretary of Interior Standards for Rehabilitation based on the materials submitted in the discussion at the January 9, 2026, Historic District Commission meeting. The approval is subject to the following conditions:

1. *Replacement windows as discussed, shall be double hung, not divided; and*
2. *Material application shall be submitted for the railing as discussed.*

Upon voice vote, motion carried unanimously.

C. 202 Butler – Northwest Attached Addition

The Commission reviewed an application to add a 500-square-foot rear (northwest) addition to 202 Butler Street. The applicant described the new structure's materials – including Hardy board siding, a rubber membrane roof, and composite (TREX) decking – and addressed details about doors, foundation, and visibility (noting the addition would be screened from the street). Commissioners asked clarifying questions about materials and door specifications.

Motion by Lampen, supported by Baldwin, to approve the applicant's request for a 500 square foot rear building addition at 202 Butler Street, as presented in the application and supporting materials. Upon voice vote, motion carried unanimously.

D. 640 Water PUD – Demolition & Construction of a New Structure

The Commission discussed a proposal to demolish the existing structure at 640 Water Street and construct a new building. The architect presented a modern design featuring fiber cement siding and a standing seam metal roof. Commissioners raised concerns about the new building's massing, lack of architectural interest, compatibility with the historic streetscape, material choices (preferring smooth finishes over stamped wood grain), and the absence of context renderings. They emphasized the need for a higher quality, more thoughtful design suitable for Saugatuck's character and riverfront. Ultimately, the commission requested that the applicant return with schematics showing mass and scale in context with neighboring buildings and with more attention to materiality, architectural detail, and historic district guidelines.

Motion by Baldwin, supported by Cannarsa, to table the proposed structure at 640 Water Street, with the request that applicant come back with a schematic showing mass and scale with adjacent properties, and that their next application or the next context would address what they heard in the meeting, related to sense of quality in materiality, place, and architecture. Upon voice vote, motion carried unanimously.

E. 2026 Election of Officers

Motion by Baldwin, supported by Dean, to elect Straker as Chair, Paterson, as Vice Chair, and Lampen as Secretary of the Historic District Commission. Upon voice vote, motion carried unanimously.

8. Administrative Approvals & Updates
None

9. Communication
Sally Winthers (email)

10. Public Comments
None.

11. Commission Comments
Commissioner Paterson asked what was happening at the Lucy Street property next to the realty office and if the work was just structural and exterior with no new embellishments. The other commissioners confirmed that the project had already been approved by the HDC some time ago. The home is essentially a ranch where the roof structure is being replaced. Staff is monitoring the work, and the approval was from before some current members' time on the commission.

12. Adjournment
Motion by Dean, supported by Cannarsa, to adjourn at 5:08 p.m. Via voice vote, motion carried unanimously.

Submitted by:
Sara Williams
Deputy Clerk
City of Saugatuck

MEMORANDUM

TO: Historic District Commission
City of Saugatuck

FROM: Grayson Moore, Director of Planning/Zoning
David M. Jirousek, AICP, Consulting Planner

DATE: February 27, 2026

RE: Historic District Permit Application, Daniel Boggs: 640 Water Street

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REQUEST: The applicant proposes to demolish the existing building at 640 Water Street and construct a new building in its place, along with three on-site parking spaces. The project requires review and approval by the Historic District Commission (HDC) due to the property's location within the Historic District.

BACKGROUND: The project includes the construction of a two-story mixed-use building oriented towards Water Street and the Kalamazoo River. The Planning Commission considered the proposal on December 18, 2025, through the Planned Unit Development (PUD) review process. The Planning Commission sent a favorable recommendation to the City Council, which will review the project on March 23, 2026. As part of the project, the existing non-contributing/nonconforming building is proposed for demolition.

The first floor is proposed to contain a retail/commercial tenant space, including space for a potential commercial kitchen and an outdoor riverfront dining patio. The second floor includes three dwelling units, consistent with allowable upper-story residential use in the C-2 DWP District, which are intended to serve as short-term rentals. Updated floorplans have not been provided with the resubmitted application.

The building footprint occupies much of the shallow lot, necessitating dimensional deviations addressed through the PUD, including a zero-foot front setback and a reduced waterfront setback of approximately 15 feet (compared to the standard 25 feet). The building is two stories and approximately 32 feet, which is within the district's maximum permitted height.

Architecturally, the building features wood siding, aluminum storefront glazing, standing-seam metal roofing, balconies with metal railings, and a design intended to reflect the character of downtown Saugatuck and the waterfront setting. While the renderings show a grey first floor and brown second floor, it is unknown whether this is the final proposed color scheme, or if the siding is proposed as smooth or textured. The color of the standing-seam metal roof is also unknown. Window and door specifications have not been provided.

The Planning Commission also recommended a parking lot modification to reduce the setback from 20 feet to five feet along the right-of-way. However, the visual impact of the parking area will be buffered by compliant landscape screening. A screened dumpster pad is proposed behind (west) of the three proposed parking spaces. The dumpster screening materials and final design details have not been provided. The plans show the enclosure to have similar materials to the proposed building's second story with black trim and posts.

It should also be noted that, in early 2024, the Historic District Commission approved various improvements to 650 Water Street to the north of this site, including a four-foot-high screen for the waste containers on the south side of the building. As part of the applicant's revised site plan, an access path is proposed along the south side of 650 Water Street to provide access to the waterfront at 640 Water Street.

APPLICABILITY: A permit shall be obtained before any work affecting the exterior appearance of a resource is performed within the Historic District (§ 152.03).

COMPLETENESS REVIEW: All applications to construct, alter, repair, move, or demolish any structure or install or alter any signage or fence structure in a historic district shall include the supporting plans and documents as specified by § 152.07 B. The applicant has provided a comprehensive overview of the proposed improvements.

§ 152.07 D. GUIDELINES:

1. *In reviewing applications and plans submitted under this chapter, the Commission shall follow U.S. Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Structures as set forth in 36 C.F.R. part 67, as amended. Additional guidelines may be developed and followed if they are equivalent in guidance to the Secretary's standards and guidelines and are approved by the Center. Any additional guidelines must be adopted by the Commission and approved by the City Council. In reviewing applications and plans, the Commission shall also give consideration to:*
    a. *The historical or architectural significance of the resource and its relationship to the historic value of the surrounding area.*
    b. *The compatibility of the exterior of the structure and the space around it with the visual or historical context of the surrounding area.*

c. *The impact of the exterior of the structure and the space around it on the village/rural character and contextual aesthetic of the city.*

d. *Other factors which the Commission considers to be pertinent.*

2. *In exercising its authority to approve or deny an application under this chapter, the Commission shall exercise its educated judgment on a case-by-case basis in interpreting these guidelines and the following the applicable standards.*

Comment: The proposed demolition of the existing non-contributing structure and construction of a new building at 640 Water Street has been reviewed in consideration of the U.S. Secretary of the Interior's Standards for Rehabilitation and applicable local Historic District guidelines. The existing building lacks historical or architectural significance, and its removal would not adversely affect the integrity of the surrounding historic area.

The proposed new construction is compatible with the district's visual and historical context in terms of use, orientation, scale, and overall form, and it is designed to complement the established waterfront and downtown setting. The exterior design and site layout have been evaluated for their relationship to surrounding development and their impact on the village character and the city's contextual aesthetic. Based on the submitted materials, the proposal meets the applicable standards, subject to review of final exterior details.

V. ADDITIONS AND NEW CONSTRUCTION:

B. New Construction

1. *Streetscape. Compatibility With new structures or renovations which totally change the facades, the appearance of the streetscape as a whole should be respected. Facades for new structures should be compatible with the overall design and appearance of the surrounding streetscape in its design and appearance.*

Comment: The proposed two-story mixed-use building is oriented towards Water Street and the Kalamazoo River and maintains a continuous street-facing facade consistent with the downtown streetscape. Ground-floor commercial use supports established street activity.

2. *Architectural Style. New structures need not replicate existing styles. They may be honest modern or contemporary adaptations or reflections of traditional styles or they may be totally new, distinctive structures which are nevertheless compatible with the district's character.*

Comment: The design represents a contemporary interpretation using traditional forms and materials common to the district, consistent with the guideline allowing

compatible modern adaptations. The applicant has proposed wood siding to simulate the wood clad boat cabin of historic fishing tugboats and metal siding with subtle reveal joints to simulate the tugboats metal clad haul.

3. *Compatibility of Siting and Massing*
    a. *The historic relationship between buildings, landscape features and open space should be retained. The siting should be reviewed based on existing district setbacks, orientation, spacing and distance between adjacent buildings*.
    b. *The height and bulk of a new building shall be compatible with its surroundings and shall in no event exceed that of existing buildings in the Historic District.*
    c. *If there is a significant variation in siting or in height and bulk from the immediately surrounding buildings which creates a material adverse impact on the character of that area, the Commission may make recommendations to the Planning Commission and/ or the Zoning Board of Appeals concerning height, massing and placement on the lot of the new construction.*

    Comment: The proposed building maintains a zero-foot front setback that is consistent with the established street wall along Water Street and is oriented towards the street and the Kalamazoo River. The relationship between the building, the shallow lot configuration, and surrounding development reflects existing downtown patterns of placement and spacing. The two-story structure, at approximately 35 feet, remains within the maximum height permitted in the district. Dimensional deviations, including the reduced waterfront setback, are addressed through the Planned Unit Development approval, and the proposal does not exceed the general height or bulk of surrounding development.

4. *Compatible Detailing. In addition to the scale of the structure, details such as roof lines, materials, the size, type, and placement of windows, doors, porches, fences, chimneys and garages, should be considered in assessing the compatibility of the new structure with the existing streetscape*.

    Comment: Proposed materials include wood siding, aluminum storefront glazing, standing-seam metal roofing, and metal balcony railings. Final confirmation of siding characteristics, roof color, window and door specifications, and exterior color palette has not been provided.

5. *Pedestrian Scale. Especially in commercial areas, the scale of architectural elements should provide comfortable surroundings for pedestrians. This applies especially to heights of canopies or awnings, and heights of doors and windows*.

    Comment: The ground-floor storefront, pedestrian waterfront access path, and outdoor dining patio contribute to pedestrian-oriented design along Water Street.

Specific details regarding canopies, awnings, and door/window dimensions have not been submitted.

6. *Distinguishing New from Old. New buildings should be designed so that they are compatible with, but discernable from, adjacent historic buildings.*

   Comment: The proposed building is contemporary in design and materials, allowing it to be distinguishable from adjacent historic resources while remaining compatible with the district's overall character.

RECOMMENDATION:

The Historic District Commission should request and review the following, which may be addressed at the meeting:

1. Final exterior building materials, including siding type and texture, roof material and color, and exterior color selections;
2. Final window and door specifications, including materials, proportions, and glazing;
3. Final details for the dumpster enclosure, including materials, height, and screening design.

If the HDC determines that the improvements are appropriate and the applicable standards of the Historic Preservation Review Guidelines are met, the following motion may be used:

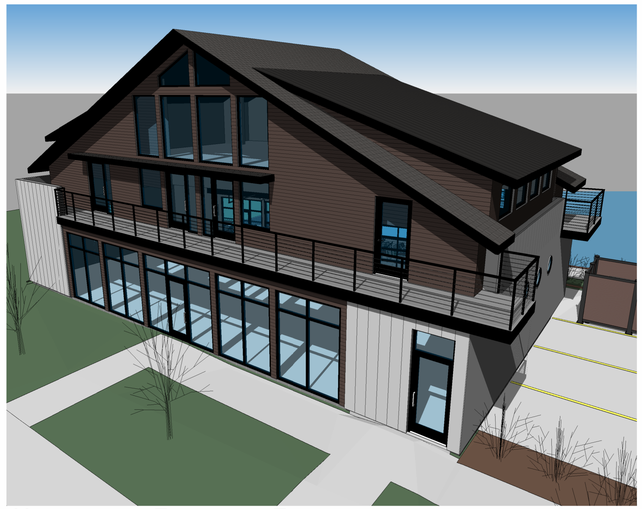
Motion to approve the applicant's request for the demolition of the existing building at 640 Water Street and a new building as presented in the application and supporting materials.

Approval shall be subject to the following conditions:

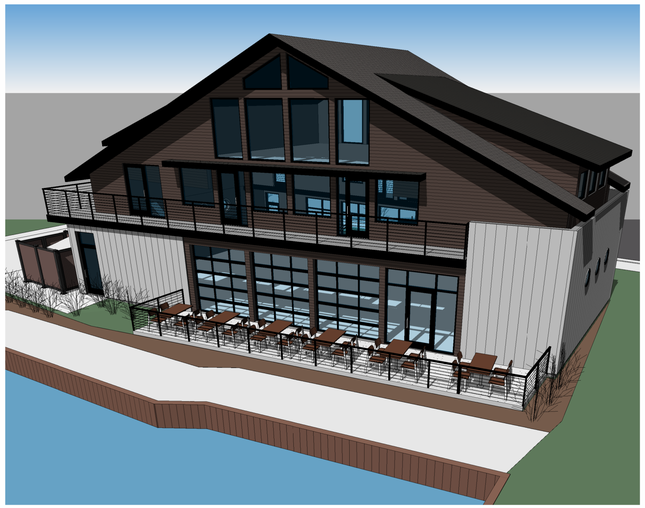
1. Final approval of the PUD and site plan by the City Council.
2. _____
3. _____
4. _____

AMK PROPERTIES - SAUGATUCK BUILDING

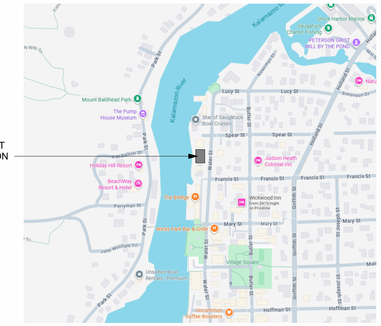
640 Water Street, Saugatuck, MI 49453



NORTHEAST ELEVATED PERSPECTIVE



SOUTHWEST ELEVATED PERSPECTIVE



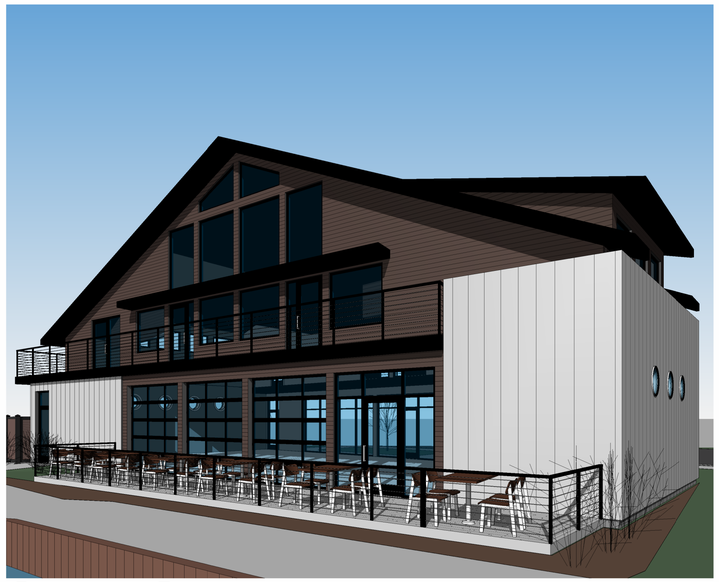
LOCATION MAP

DRAWING INDEX

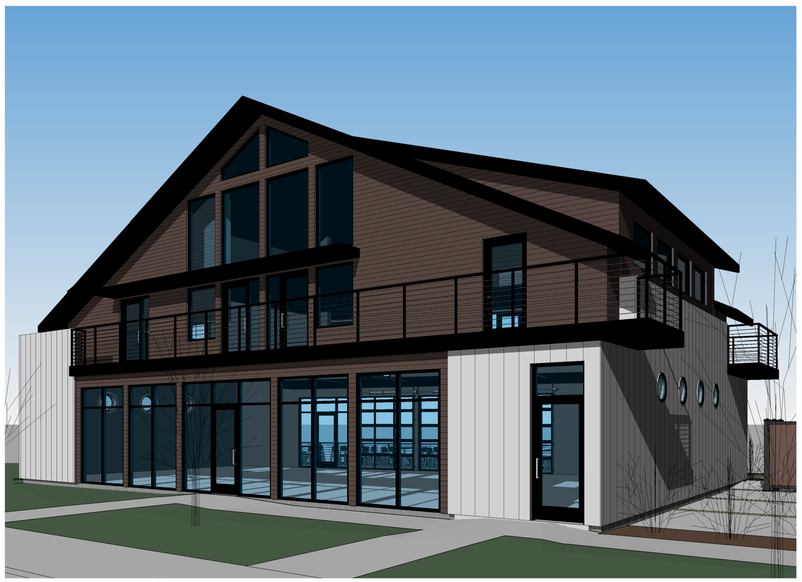
DWG NO.	Drawing Title	Issuance	Date
GENERAL			
G-1	Title Sheet	HDC Submission 2	02-27-26
G-1.1	Streetscape	HDC Submission 2	02-27-26
G-1.2	Concept	HDC Submission 2	02-27-26
GENERAL: 3			
CIVIL			
C-1	Survey	Survey Issue	10-21-25
C101	Grading Plan	PUD Submission	11-18-25
C202	Utility and Stormwater Management Plan	PUD Submission	11-18-25
CIVIL: 3			
LANDSCAPE			
L-1	Landscape Plan	Revision	12-18-25
L-2	Landscape Details	PUD Submission	11-18-25
LANDSCAPE: 2			
DEMOLITION			
D-1	Site Demolition Plan	PUD Submission	11-18-25
DEMOLITION: 1			
ARCHITECTURAL			
A-0.1	PUD Pre-Application	PUD Pre-Application	09-23-25
A-0.2	PUD Pre-Application - Setbacks	HDC Submission 2	02-27-26
A-1	Site Plan	HDC Submission 2	02-27-26
A-1.1	Site Details	PUD Submission	11-18-25
A-2	Floor Plans	PUD Submission	11-18-25
A-3	Exterior Elevations	PUD Submission	11-18-25
A-4	Exterior Elevations	PUD Submission	11-18-25
ARCHITECTURAL: 7			
ELECTRICAL			
PH-1	Site Photometric Plan	PUD Submission	11-18-25
ELECTRICAL: 1			
TOTAL DRAWINGS: 17			



NORTHWEST PERSPECTIVE



SOUTHWEST PERSPECTIVE



NORTHEAST PERSPECTIVE

DANIEL BOGGS
ARCHITECT

ARCHITECTURE & PLANNING

[redacted]

PROJECT:

Saugatuck Building

640 Water Street
Saugatuck, MI 49453

PROFESSIONAL SEAL:

PRELIMINARY
NOT FOR CONSTRUCTION

ISSUED:

10-22-25	Client Review
10-27-25	Revision
11-18-25	PUD Submission
02-04-26	Client Review
02-27-26	HDC Submission 2

PROJECT NO:

2025.13

DRAWN BY:

DWB

These drawings have been specifically prepared for **AMK Properties for use at 640 Water Street Saugatuck, MI 49453**
These drawings shall not be used at other locations without the consent and participation of Daniel Boggs Architect.

SHEET TITLE:

Title Sheet

SHEET NO:

G-1

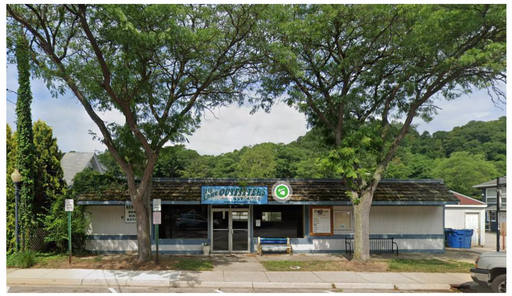


PHOTO OF EXISTING BUILDING TO BE DEMOLISHED



East Streetscape



PHOTO OF EXISTING BUILDING TO BE DEMOLISHED ON RIVER SIDE



PHOTO OF 650 WATER STREET ON THE RIVER SIDE



PHOTO OF EXISTING RESIDENTIAL HOMES NORTH ACROSS STREET



PHOTO OF EXISTING BUILDING DIRECTLY ACROSS STREET



PHOTO OF EXISTING BUILDING ACROSS STREET TO THE SO

DANIEL BOGGS
ARCHITECT

ARCHITECTURE
&
PLANNING

PROJECT:

Saugatuck Building

640 Water Street
Saugatuck, MI 49453

PROFESSIONAL SEAL:

PRELIMINARY
NOT FOR CONSTRUCTION

ISSUED:

01-23-26	HDC Preliminary Review
02-04-26	Client Review
02-27-26	HDC Submission 2

PROJECT NO:

2025.13

DRAWN BY:

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SHEET TITLE:

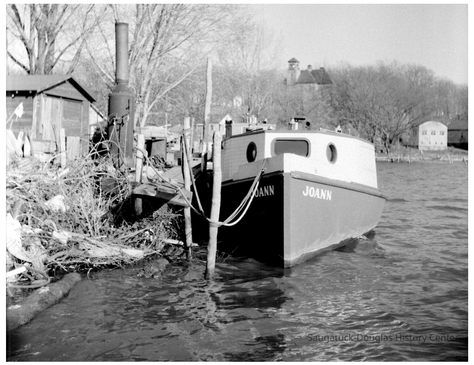
Streetscape

SHEET NO:

G-1.1



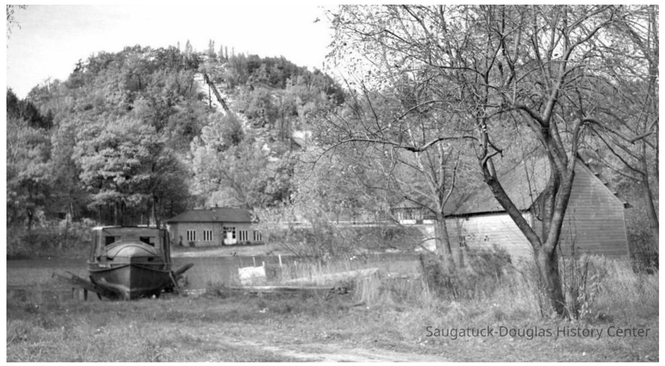
Wm Cary tug at Saugatuck fish docks.



Sewers's Joann fishing tug near present day Coghlin Park.



Fisher Boy tug.



Fishing Tug Baldhead with the Saugatuck-Douglas Historical Museum in background.



Color example of metal clad haul with wood cabin above.



Image of wood skeleton at bow of Evelyn S.



Wood siding to simulate wood clad boat cabin of historic fishing tug.



Metal siding with subtle reveal joints to simulate a metal clad haul of historic fishing tug.

DANIEL BOGGS
ARCHITECT

ARCHITECTURE
&
PLANNING

[redacted]

PROJECT:

Saugatuck Building
640 Water Street
Saugatuck, MI 49453

PROFESSIONAL SEAL:

PRELIMINARY
NOT FOR CONSTRUCTION

ISSUED:

02-04-26 Client Review
02-27-26 HDC Submission 2

PROJECT NO:

2025.13

DRAWN BY:

DWB

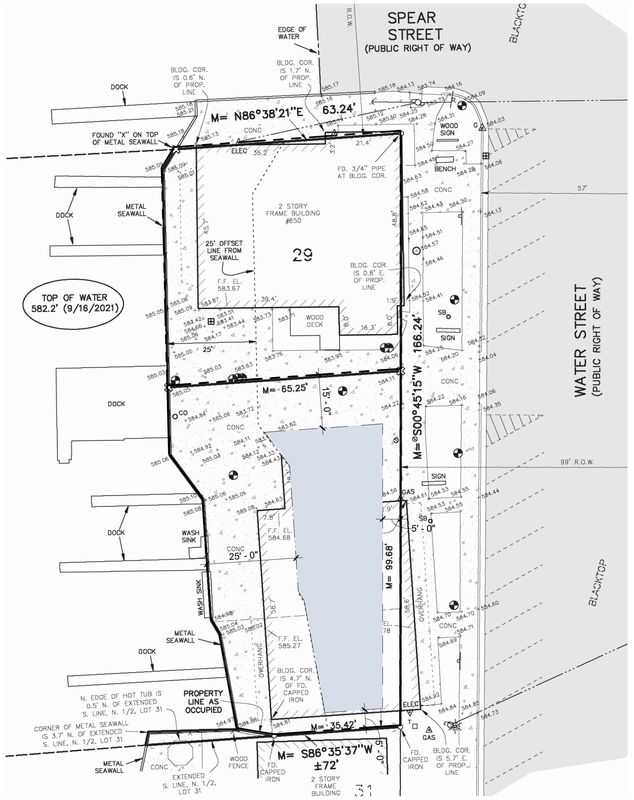
These drawings have been specifically prepared for **AMK Properties for use at 640 Water Street Saugatuck, MI 49453**
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SHEET TITLE:

Concept

SHEET NO:

G-1.2

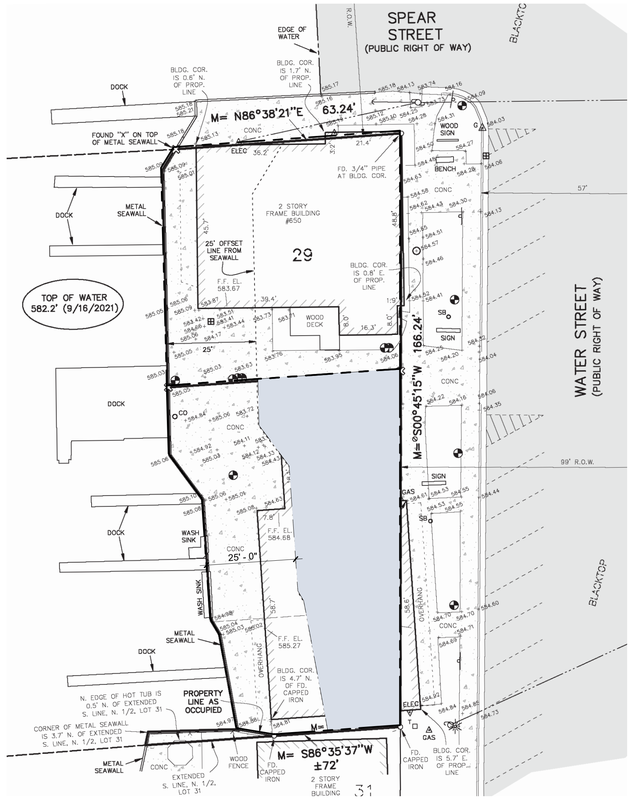


CURRENT ZONING:

Dimension and area regulations north of Francis Street:

Front setback	5 feet
Maximum front setback	20 feet
Side setback	20 feet minimum between both side setbacks
Rear setback	15 feet
Waterfront setback	25 feet, see § 154.021 (F)(4)
Minimum lot area	4,560 square feet for all uses except for hotels/inns, which require 8,712 square feet
Minimum lot width	100 feet of street frontage
Maximum lot coverage	No requirement
Maximum number of stories	Two and a half (2.5)
Minimum parking lot setback	20 feet

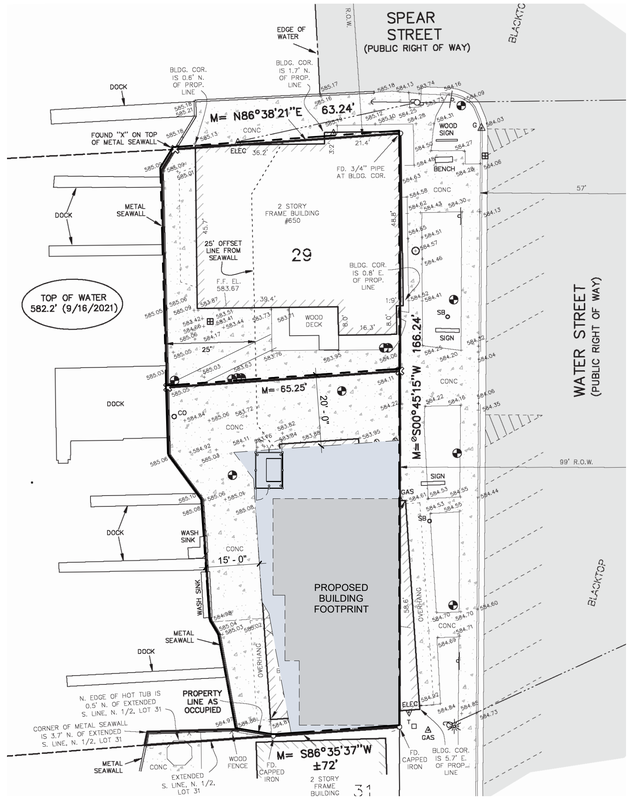
1 A-0.2 **SITE PLAN - CURRENT SETBACK REQUIREMENTS**
SCALE: 1" = 20'-0"



PREVIOUS ZONING:

Front setback	0 feet
Side setbacks	0 feet*
Rear setback	0 feet*
Minimum lot	4,560 square feet
Minimum lot width	66 feet
Maximum lot coverage	100%*
* Subject to Fire Code Regulations	

2 A-0.2 **SITE PLAN - PREVIOUS SETBACK REQUIREMENTS**
SCALE: 1" = 20'-0"



MODIFICATIONS TO BE SOUGHT:

FRONT SETBACK: 0 FT
WATERFRONT SETBACK: 15 FT (PUD PROVISION)
PARKING SETBACK: 5 FT (LANDSCAPE SCREENING)

3 A-0.2 **SITE PLAN - MODIFICATIONS TO BE SOUGHT**
SCALE: 1" = 20'-0"

DANIEL BOGGS
ARCHITECT
ARCHITECTURE & PLANNING

PROJECT:
Saugatuck Building
640 Water Street
Saugatuck, MI 49453

PROFESSIONAL SEAL:

PRELIMINARY
NOT FOR CONSTRUCTION

ISSUED:
09-23-25 PUD Pre-Application
02-27-26 HDC Submission 2

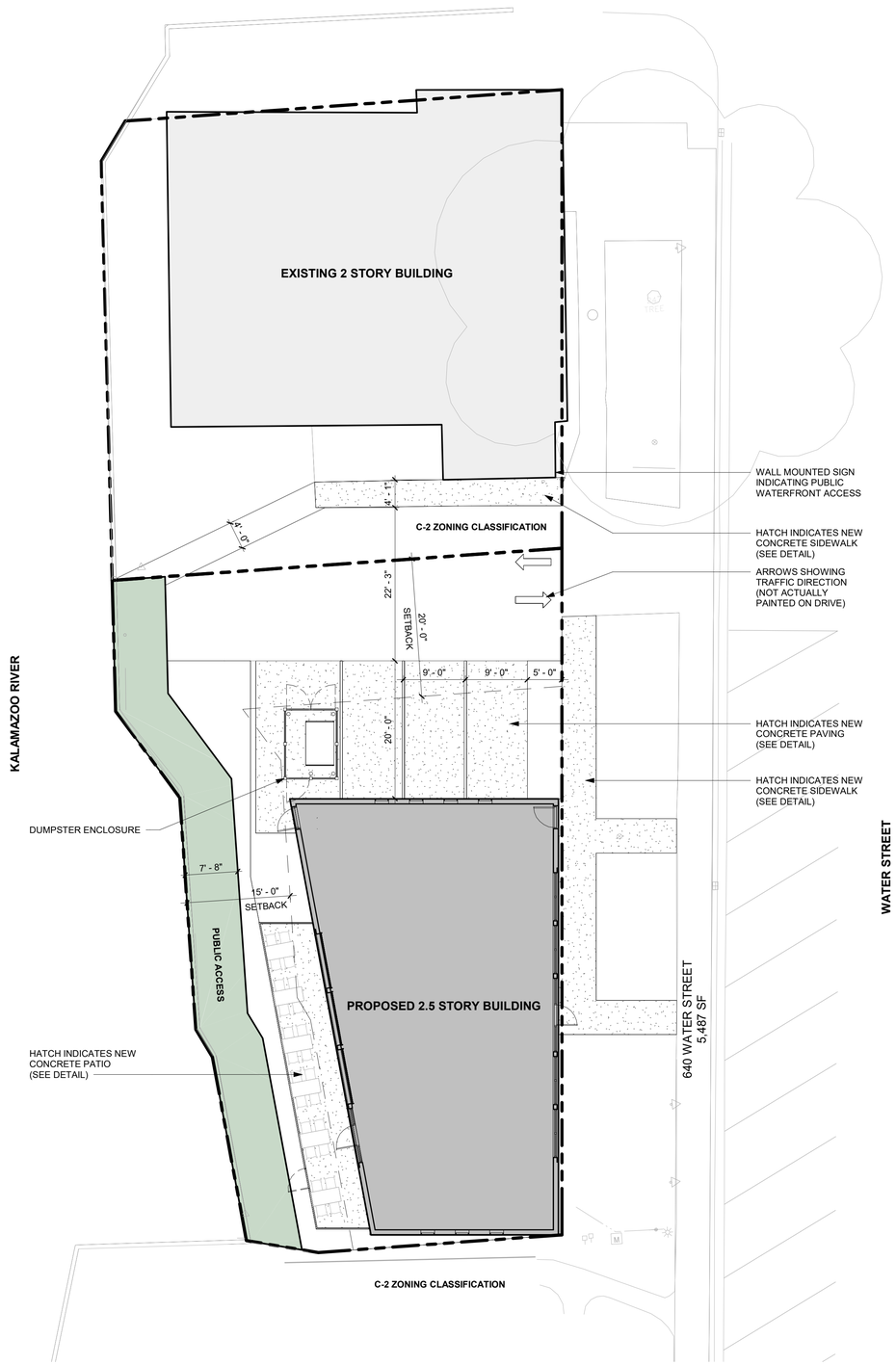
PROJECT NO:
2025.13

DRAWN BY:
DWB

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These drawings shall not be used at other locations without the consent and participation of Daniel Boggs Architect.

SHEET TITLE:
PUD
Pre-Application - Setbacks

SHEET NO:
A-0.2



1 A-1 **SITE PLAN**
SCALE: 1" = 10'-0"

CITY ORDINANCE REVIEW

CITY OF SAUGATUCK ZONING ORDINANCE

154.038 C-2 DOWNTOWN WATERFRONT PRESERVATION DISTRICT (DWP)

(B) PERMITTED USES
(1) SHORT-TERM RENTAL OF ALLOWABLE APARTMENTS
(4) SIGNIFICANT EXTERIOR CHANGE
(e) RETAIL STORES

(D) DIMENSION AND AREA REGULATIONS NORTH OF FRANCIS STREET

FRONT SETBACK:	5 FT (0 FT ACTUAL)
MAXIMUM FRONT SETBACK:	20 FT
SIDE SETBACK:	20 FT MIN. BOTH SIDES
NORTH SIDE:	33'-9" ACTUAL
SOUTH SIDE:	0 FT ACTUAL
REAR SETBACK:	15 FT (N/A)
WATERFRONT SETBACK:	25 FT (15 FT ACTUAL)
MINIMUM LOT AREA:	4,560 (5,487 ACTUAL)
MINIMUM LOT WIDTH:	66 FT (100 ACTUAL)
MAX. LOT COVERAGE:	NO REQUIREMENT
MAX. NUMBER OF STORIES:	2.5 (2 ACTUAL)
MIN. PARKING LOT SETBACK:	20 FT (5 FT ACTUAL)

154.131 EXCEPTION TO OFF-STREET PARKING REQUIREMENTS

(A) FOLLOWING ZONING DISTRICTS SHALL BE EXEMPT FROM ANY PARKING REQUIREMENTS.
(5) C-2 DOWNTOWN WATERFRONT PRESERVATION DISTRICT

Parking Schedule

Type	Count
9' x 20'	3
Total Provided:	3

DANIEL BOGGS
ARCHITECT
ARCHITECTURE & PLANNING

PROJECT:
Saugatuck Building
640 Water Street
Saugatuck, MI 49453

PROFESSIONAL SEAL:

PRELIMINARY
NOT FOR CONSTRUCTION

ISSUED:

07-15-25	Client Review
07-23-25	Revision
07-24-25	City Preliminary Review
09-23-25	PUD Pre-Application
10-22-25	Client Review
10-27-25	Revision
11-18-25	PUD Submission
12-18-25	Revision
12-19-25	Revision
01-22-26	Revision
02-27-26	HDC Submission 2

PROJECT NO:
2025.13

DRAWN BY:
DWB

These drawings have been specifically prepared for **AMK Properties for use at 640 Water Street Saugatuck, MI 49453**
These drawings shall not be used at other locations without the consent and participation of Daniel Boggs Architect.

SHEET TITLE:
Site Plan

SHEET NO:
A-1


10” WIDE
16”
TALL
PUBLIC
WATERFRONT
ACCESS

Commission Review Fee: $250
Administrative Review Fee: $50

Historic District Permit Application

Location Information

Application Number ____ - ____

Address 640 Water Street

Parcel Number 57-300-030-00

Applicants Information

Name Daniel Boggs

Address / PO Box [redacted]

City [redacted] State [redacted] Zip [redacted] Phone [redacted]

Interest In Project Architect

E-Mail [redacted]

Signature _____ Date 12-19-25

Owners Information (if different from applicants)

Name AMK Holdings LLC

Address / PO Box [redacted]

City [redacted] State [redacted] Zip [redacted] Phone [redacted]

E-Mail jack@amkproperties.com

I hereby authorize that the applicant as listed above is authorized to make this application for proposed work as my agent and we agree to conform to all applicable laws and regulations of the City of Saugatuck. I additionally grant City of Saugatuck staff or authorized representatives thereof access to the property to inspect conditions, before, during, and after the proposed work is completed.

Signature _____ Date 12/20/2025

Contractors/ Developers Information (unless proposed work is to be done by the property owner)

Name _____ Contact Name _____

Address / PO Box _____ City _____

State _____ Zip _____ Phone _____ Fax _____

E-Mail _____

License Number _____ Expiration Date _____

Property Information

Depth 65 ft Width 100 ft Size 5,487 sf Zoning District C-2 Current Use Business

Check all that apply: Waterfront X Dunes _____ Vacant _____

Project Description (attach more sheets if necessary)

Construct new mixed use building with mercantile on the first floor and transient residential on second floor.

102 Butler Street • P.O. Box 86 • Saugatuck, MI 49453
Phone: 269-857-2602 • Website: www.saugatuckcity.com

Historic District Application

Application #_____- _____

HISTORIC DISTRICT REQUIREMENTS (SECTION 152.07)

Pursuant to Section 152.07, please attach the following supporting documents when applying for historic district approval if applicable:

Y	N	NA	
☐	☐	☒	Photographs of the structure and its relationship to adjacent structures.
☒	☐	☐	A plot plan with the placement of the proposed addition, or location of fencing to be constructed.
☒	☐	☐	Elevation drawings of the exterior of the structure or improvements.
☐	☐	☒	Samples of all proposed exterior finishes and materials.
☐	☐	☒	Photographs showing, in detail, the problem areas to be addressed during the proposed repair or alteration.
☐	☐	☒	A scale drawing of all proposed signage, including design, lettering style, type of illumination (if any), placement or location on the lot or building, and the type of support(s) for the sign(s).
☐	☐	☒	If an application for signage is made by tenants of a building located within a historic district, the tenants must obtain written permission from the building owner to install or alter the proposed sign(s).
☒	☐	☐	Plot plan showing the following:
☒	☐	☐	Current location, shape, area and dimension of the lot.
☒	☐	☐	Current site improvements (including structures, sidewalks, decks, streets, fences, etc).
☒	☐	☐	Proposed improvements and distances from other improvements or property lines.
☒	☐	☐	Proposed and/or current yard, open space and parking space dimensions and calculations.
☒	☐	☐	Location of any flood plains, watersheds, wetlands, easements, critical dunes, or other applicable features.
☒	☐	☐	Description of proposed use and of the building (dwelling, structure, barn, garage and the like) or improvements.
☐	☐	☒	Detailed written description of the activities related to the proposed use and/or improvements.

OFFICE USE ONLY:
Application Complete _____ Fee Paid___Date Paid _____
Notes: _____

MEMORANDUM

TO:	Historic District Commission City of Saugatuck
FROM:	Grayson Moore Director of Planning & Zoning
MEETING DATE:	March 5, 2026
RE:	Historic District Permit Application, 890 Simonson Drive.

REQUEST:

The applicant is requesting approval for the installation of a 29’ x 17’ 6” pergola in the rear yard. The proposed frame color is black, and the proposed louver color is white. As proposed, the pergola is permitted and complies with Zoning Ordinance regulations. The images below show the current conditions of the site.





Figures: 07/2025

BACKGROUND:
Previously, the site located in the Community Residential (R-1) Zoning District was occupied by a 41' x 25' concrete structure that was primarily used for storage. In 2021, this structure was approved for demolition. The current home at 890 Simonson Drive is classified as a noncontributing resource and was approved by the Historic District Commission on March 3, 2023. Historical images of the site are provided below. The image immediately below was taken in June 1978. The subsequent images were obtained from City records but are undated.







APPLICABILITY: A permit shall be obtained before any work affecting the exterior appearance of a resource is performed within the Historic District (§ 152.03).

COMPLETENESS REVIEW: All applications to construct, alter, repair, move, or demolish any structure or install or alter any signage or fence structure in a historic district shall include the supporting plans and documents as specified by § 152.07 B. The applicant has provided a comprehensive overview of the proposed improvements.

§ 152.07 D. GUIDELINES:

1. In reviewing applications and plans submitted under this chapter, the Commission shall follow U.S. Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Structures as set forth in 36 C.F.R. part 67, as amended. Additional guidelines may be developed and followed if they are equivalent in guidance to the Secretary's standards and guidelines and are approved by the Center. Any additional guidelines must be adopted by the Commission and approved by the City Council. In reviewing applications and plans, the Commission shall also give consideration to:
    a. *The historical or architectural significance of the resource and its relationship to the historic value of the surrounding area*.
    b. *The compatibility of the exterior of the structure and the space around it with the visual or historical context of the surrounding area*.
    c. *The impact of the exterior of the structure and the space around it on the village/rural character and contextual aesthetic of the city*.
    d. *Other factors which the Commission considers to be pertinent*.
2. In exercising its authority to approve or deny an application under this chapter, the Commission shall exercise its educated judgment on a case-by-case basis in interpreting these guidelines and the following the applicable standards.

IV. THE LAND AND SITE IMPROVEMENTS

D. Patios, Decks, Garden Structures

1. Rear Yard Patios and Decks. Elevated platforms and flush patios may be allowed in rear yards only, unless special circumstances exist. Similar structures in front or side yards should follow guidelines for porches (see II.E). Most decks should be free-standing (not attached to the house). If it is necessary to attach a deck to the house, it should be done in such a way as not to damage any significant architectural details and it should be easily removed.

3. Flooring. Flooring materials may consist of masonry (stone or brick pavers, poured concrete), wood 6" decking (this allowance is for rear yard decks only–for porches see porch guidelines, II.E) and wood tongue and groove flooring. Other designs and/ or materials may be presented to the Commission for consideration.

6. Garden Structures. (a) Garden structures include open structures which are not secured to permanent footings (below the frost line), such as open play equipment, open gazebos, arbors and trellises, ponds, fountains and bird baths, sculpture or other art works. Garden structures will not be reviewed.

(b) A structure is not considered a garden structure if it has one or more of the following characteristics:

1) attached to permanent footings;
2) with solid, glassed, or screened walls, and larger than 50 square feet (such as garages, garden sheds);
3) attached to the principal structure on the property.

For structures with the above characteristics, review is required. See guidelines on fences (II.C. above), porches (II.E), secondary structures (III.), additions and new construction (V.) which may apply, as well as the Secretary of the Interior's Standards.

V. ADDITIONS AND NEW CONSTRUCTION

A. Additions

1. Compatible Additions. New additions within historic districts can be appropriate if they do not destroy historic features, materials and spatial relationships of the original building and site. Their location, size, height, scale, design and materials should be compatible with the original structure. The Commission may make recommendations to the Planning Commission and/ or the Zoning Board of Appeals concerning placement of additions on the lot.

2. Site Protection. A new addition should be designed and located so that significant site features, including mature trees, are not lost.

3. Distinguishing New from Old. New additions should be designed in such a manner as to make clear what is historic and what is new. They should be constructed so that they can be removed in the future without damage to the building.

4. Massing. It is not appropriate to construct an addition that significantly changes the proportion of built mass to open space on the individual site.

Comment:

The subject property at 890 Simonson is a noncontributing resource within the Historic District. Based on the information provided, the proposed pergola appears to be consistent with the Historic District guidelines. The structure is proposed in the rear yard and does not

appear to impact or obscure character-defining features of the noncontributing resource or diminish the historical or architectural significance of the principal structure or surrounding district. The pergola is accessory in nature and subordinate to the primary structure.

The design, scale, and placement of the pergola appear generally compatible with the structure and the visual context of the surrounding area. In addition, the open design of the pergola helps maintain the overall balance of built mass and open space on the site.

Due to the existing topography of the site and canopy coverage in the surrounding area, the pergola is expected to be minimally visible from the public right-of-way, particularly during seasons when the trees are in bloom.

Review of the proposal is required because the structure is larger than 50 square feet and is expected to be installed with permanent footings and/or to the primary structure. The proposal is evaluated under the applicable Historic District guidelines, including those related to garden structures and additions/new construction.

Each application must be evaluated independently by the Historic District commission based on current guidelines and best preservation practices.

SUGGESTED MOTIONS:

If the HDC determines that the improvements are appropriate and the applicable standards of the Historic Preservation Review Guidelines are met, the following motion may be used:

1. *Motion to **approve** of the applicant's request for the* installation of a 29' x 17' 6" pergola in the rear yard.

Approval shall be subject to the following conditions (if applicable):

a) _____

b) _____

Commission Review Fee: $250
Administrative Review Fee: $50

Historic District Permit Application

Location Information

Application Number ____ - ____

Address 890 Simonson Dr.

Parcel Number ____

Applicants Information

Name Beecham Builders, LLC

Address / PO Box [redacted]

City [redacted] State [redacted] Zip [redacted] Phone [redacted]

Interest In Project Installer

E-Mail [redacted]

Signature ____ Date 02-10-2026

Owners Information (if different from applicants)

Name Michael Sullivan

Address / PO Box [redacted]

City [redacted] State [redacted] Zip [redacted] Phone [redacted]

E-Mai [redacted]

I hereby authorize that the applicant as listed above is authorized to make this application for proposed work as my agent and we agree to conform to all applicable laws and regulations of the City of Saugatuck. I additionally grant City of Saugatuck staff or authorized representatives thereof access to the property to inspect conditions, before, during, and after the proposed work is completed.

Signature ____ Date ____

Contractors/ Developers Information (unless proposed work is to be done by the property owner)

Name Beecham Builders LLC

Contact Name Erin Cuti

Address / PO Box [redacted]

City [redacted]

State [redacted] Zip [redacted]

Fax ____

E-Mail [redacted]

License Number 2102180979

Expiration Date 05/31/2026

Property Information

Depth ____ Width ____ Size ____ Zoning District ____ Current Use ____

Check all that apply: Waterfront ____ Dunes ____ Vacant ____

Project Description (attach more sheets if necessary)

Install 29'x17'6" StruXure Pergola per manufacturers specifications.

Fram Color: Black Louver Color: White

102 Butler Street • P.O. Box 86 • Saugatuck, MI 49453
Phone: 269-857-2602 • Website: www.saugatuckcity.com

Historic District Application

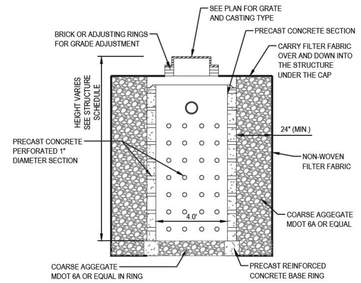
Application #____- ____

HISTORIC DISTRICT REQUIREMENTS (SECTION 152.07)

Pursuant to Section 152.07, please attach the following supporting documents when applying for historic district approval if applicable:

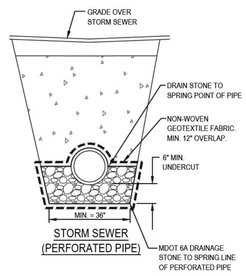
Y	N	NA	
☐	☐	☐	Photographs of the structure and its relationship to adjacent structures.
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☐	☐	☐	Plot plan showing the following:
☐	☐	☐	Current location, shape, area and dimension of the lot.
☐	☐	☐	Current site improvements (including structures, sidewalks, decks, streets, fences, etc).
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☐	☐	☐	Proposed and/or current yard, open space and parking space dimensions and calculations.
☐	☐	☐	Location of any flood plains, watersheds, wetlands, easements, critical dunes, or other applicable features.
☐	☐	☐	Description of proposed use and of the building (dwelling, structure, barn, garage and the like) or improvements.
☐	☐	☐	Detailed written description of the activities related to the proposed use and/or improvements.

OFFICE USE ONLY:
Application Complete _____ Fee Paid___Date Paid _____
Notes: _____



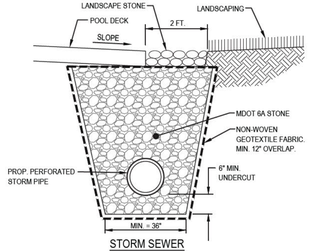
LEACHING BASIN DETAIL

N.T.S.



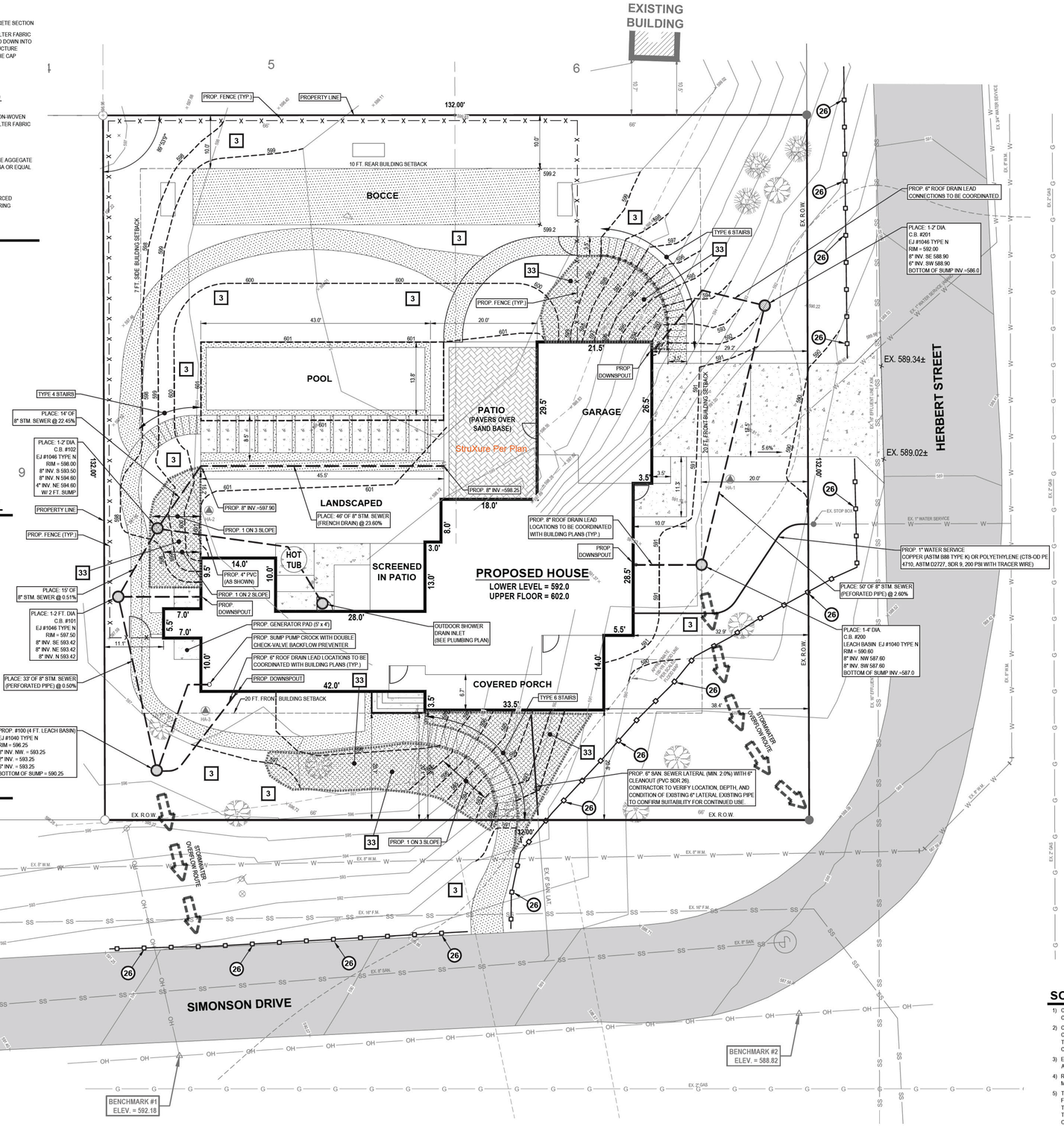
PERFORATED STORM TRENCH DETAIL

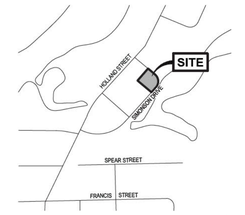
N.T.S.



FRENCH DRAIN DETAIL

N.T.S.





LOCATION MAP

NOT TO SCALE

0' 5' 10' 20'

SCALE: 1" = 10'

LEGEND

- EX. GRADE CONTOUR
- PROP. GRADE CONTOUR
- PROP. GRADE ELEV.
- PROP. GRADE ELEV. (BLACKTOP)
- PROP. GRADE ELEV. (CONCRETE)
- PROP. GRADE ELEV. (GUTTER)
- PROP. GRADE ELEV. (EDGE OF METAL)
- PROP. GRADE ELEV. (HIGH POINT)
- EX. BITUMINOUS
- EX. CONCRETE
- PROPOSED BITUMINOUS (STANDARD DUTY)
- PROPOSED BITUMINOUS (HEAVY DUTY)
- PROPOSED CONCRETE (STANDARD DUTY)
- PROPOSED CONCRETE (HEAVY DUTY)
- PROP. STORM SEWER
- PROP. SANITARY SEWER
- PROP. WATERMAIN
- SPILL CURB
- FLOW DIRECTION
- EMERGENCY OVERFLOW STORMWATER FLOW ROUTE
- PROP. LIMITS OF GRADING
- SILT FENCE

SOIL MATTING LEGEND

= PLACE: **200** S.Y. (TOTAL) EROSION CONTROL REVEGATATION MAT (NORTH AMERICAN GREEN **SC-150** OR APPROVED EQUAL) OVER 4" TOPSOIL ACROSS BOTH SIDES OF BANK, OVERLAP ROLL ENDS MIN. 3". PLACE & STAKE MATTING PER MFG. RECOMMENDATIONS (ENTIRE PROJECT)

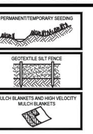
NOTE:
NYLOPLAST (PVC) STORM SEWER STRUCTURES WITH DOME GRATE ARE APPROVED ALTERNATE FOR 2 FT. DIAMETER STORM INLET STRUCTURES.

SOIL EROSION CONTROL SCHEDULE 2023

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
PLACE SILT FENCE												
STRIP & STOCKPILE TOPSOIL												
ROUGH GRADE SITE												
CONSTRUCT BUILDING FOUNDATION AND BUILDING												
CONSTRUCT UTILITY LINES TO BUILDING												
CONSTRUCT IMPROVEMENTS AROUND BUILDING												
FINISH GRADE SITE												
PAVE SITE												
RESPREAD TOPSOIL/COMPACTION												
SEED DISTURBED AREAS												
SITE RESTORATION/CLEAN UP												

SOIL EROSION AND SEDIMENTATION CONTROL NOTES

1) CONTRACTOR SHALL POSSESS THE SOIL EROSION AND SEDIMENTATION CONTROL PERMIT PRIOR TO START OF ANY EARTH WORK.
2) CONTRACTOR SHALL MODIFY THIS SOIL EROSION AND SEDIMENTATION CONTROL PLAN TO SHOW THE ADDITIONAL CONTROL MEASURES INTENDED TO BE USED DURING CONSTRUCTION. SUBMIT MODIFICATIONS TO THE CONTROLLING AGENCY, THE OWNER, AND THE ENGINEER.
3) EROSION PROTECTION SHALL BE PROVIDED AT ALL STORM SEWER INLETS AND OUTLETS. ALL BARE EARTH SHALL BE STABILIZED WITH SEEDING.
4) REFER TO THE M.D.O.T. "SOIL EROSION AND SEDIMENTATION CONTROL MANUAL" (APRIL 2006) FOR ADDITIONAL INFORMATION
5) THE ENTIRE STORM SEWER SYSTEM SHALL BE CLEANED AND FLUSHED FOLLOWING CONSTRUCTION AND PAID RECEIPT THEREOF PROVIDED TO THE ENGINEER AND COUNTY'S SESC AGENT PRIOR TO FINAL PAYMENT TO THE CONTRACTOR OR FINAL ACCEPTANCE OF THE CONSTRUCTION BY THE OWNER.
6) THE CONTRACTOR SHALL BE RESPONSIBLE TO INSPECT, TAKE CORRECTIVE ACTION AND MAINTAIN ALL TEMPORARY SESC MEASURES DAILY AND AFTER EACH RAIN EVENT UNIT FINAL COMPLETION AND ACCEPTANCE OF THE PROJECT.



○ = TEMPORARY MEASURE
□ = PERMANENT MEASURE
REFER TO MDOT STANDARD PLAN R-96-D

811 Know what's **below.** **CALL** before you dig.

UTILITY LOCATIONS ARE DERIVED FROM ACTUAL MEASUREMENTS OR AVAILABLE RECORDS. THEY SHOULD NOT BE INTERPRETED TO BE EXACT LOCATIONS NOR SHOULD IT BE ASSUMED THAT THEY ARE THE ONLY UTILITIES IN THIS AREA.

NOTE:
EXISTING UTILITIES AND SERVICE LINES IDENTIFIED AS "PLAN" WERE OBTAINED FROM AVAILABLE AS-BUILT RECORD DRAWINGS. THE CONTRACTOR SHALL VERIFY THE LOCATION, DEPTH AND STATUS OF ALL UTILITIES AND SERVICE LINES PRIOR TO NEW CONNECTIONS.

NEDERVELD

PREPARED FOR:

REVISIONS:

Title: City Submittal		
Drawn: WDS	Checked: MJB	Date: 2021.05.03
Title: Revised Per Owner		
Drawn: WDS	Checked: MJB	Date: 2022.10.05
Title: Revised Per Owner		
Drawn: WDS	Checked: MJB	Date: 2023.03.07
Title: Revised Per Owner		
Drawn: WDS	Checked: MJB	Date: 2023.05.03
Title: Revised Per Landscaping Plan		
Drawn: WDS	Checked: MJB	Date: 2023.07.10

SULLIVAN RESIDENCE

Site Layout, Utility & Grading Plan

STAMP:

STATE OF MICHIGAN
MICHAEL JAMES BAKER
License No. 6201045117
LICENSED PROFESSIONAL ENGINEER

PROJECT NO:

SHEET NO:
C-300

WS 7/10/2023 12:15
2120037\CP1.dwg

Mike Sullivan

PRESENTED BY:

BEECHAM OUTDOOR LIVING

This document has been created exclusively for the advantage of the individual(s) mentioned above and for the project specified on this drawing. Any unauthorized use of this document by a third party or for purposes other than those explicitly outlined is strictly prohibited without the written consent of OutdoorLiving 3D.

DATE ISSUED:

December 24, 2025

ADDRESS

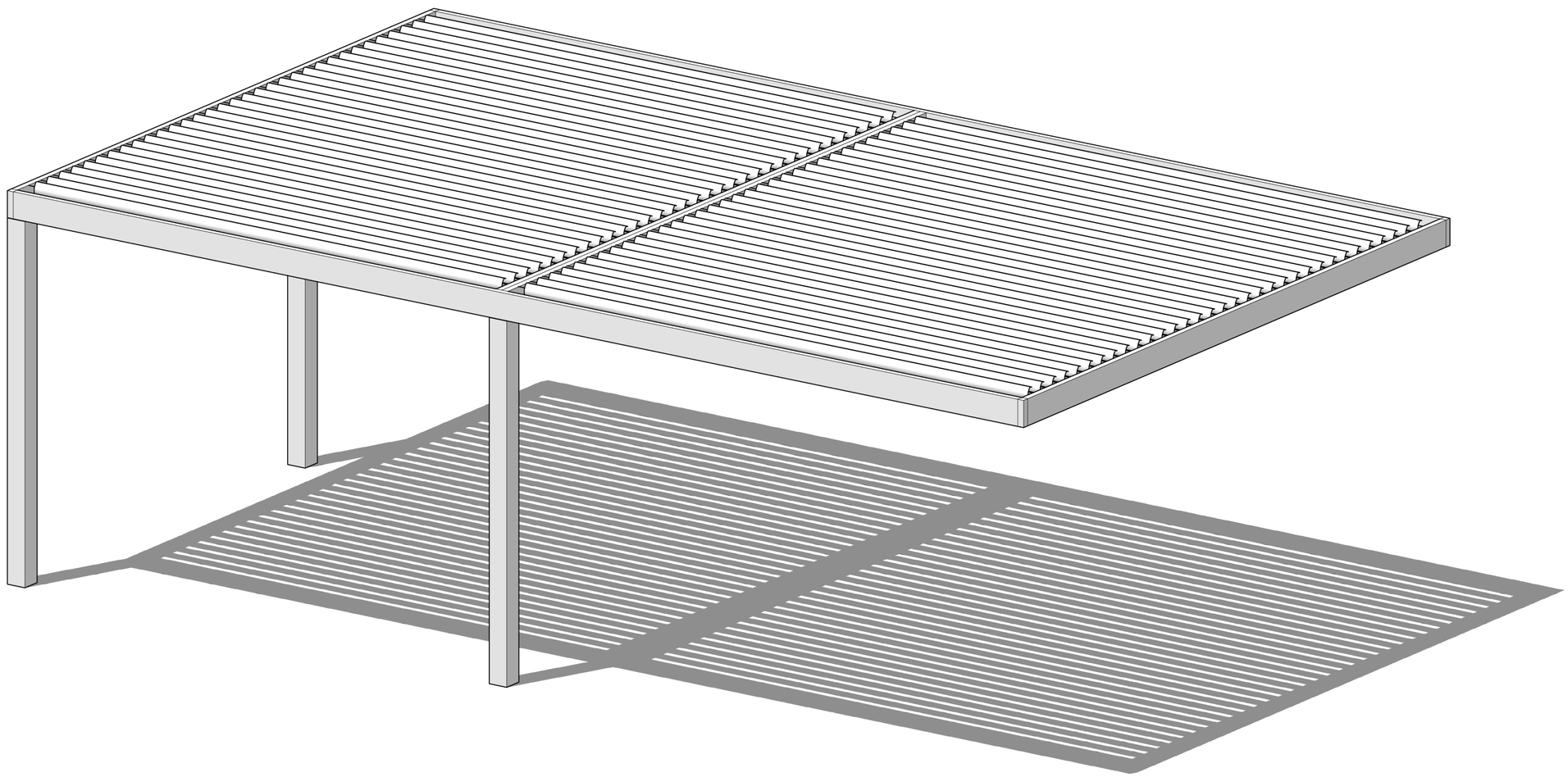
PROJECT SHEETS

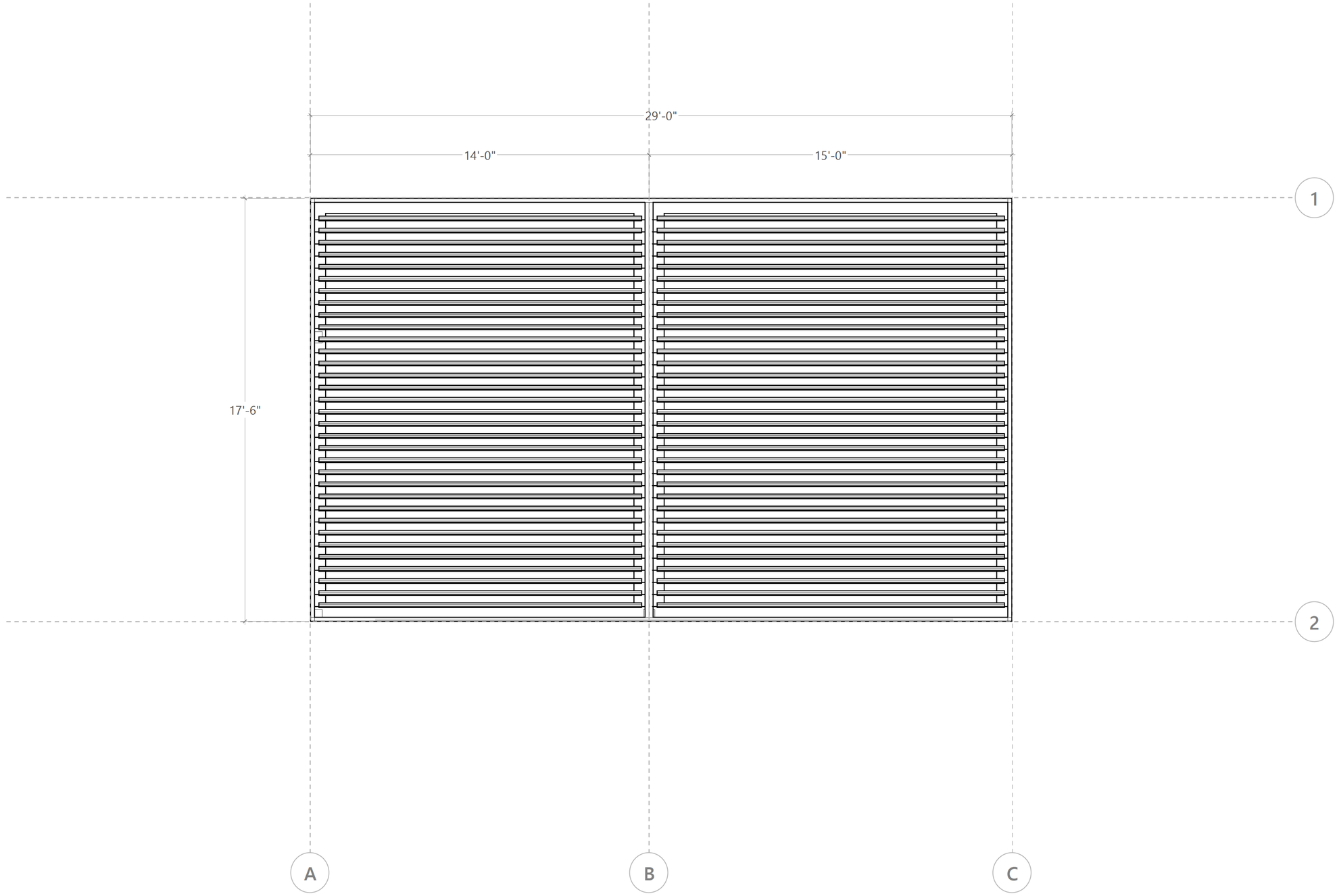
A 100/COVER
A 101/ TOP PLAN
A 102/ TOP DETAIL PLAN
A 103/ SIDE ELEVATION
A 104/ FRONT ELEVATION
A 105/ LOUVER DETAIL
A 106/ GUTTER DETAIL
A 107/ POST DETAIL
A 108/ FOOTER DETAIL
A 109/ DETAIL
A 110/ DETAIL
A 111/ DETAIL

PROJECT #: DRAWING #:
C-100

PAGE NAME:
COVER SHEET

PAGE #:
A100





1 :: *TOP VIEW*

Scale: 1/2" = 1'-0"

Mike Sullivan

PRESENTED BY:

BEECHAM OUTDOOR LIVING

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DATE ISSUED:

December 24, 2025

ADDRESS

890 SIMONSON DR. SAUGATUCK, MI 49453

PROJECT #:

DRAWING #:

1

PAGE NAME:

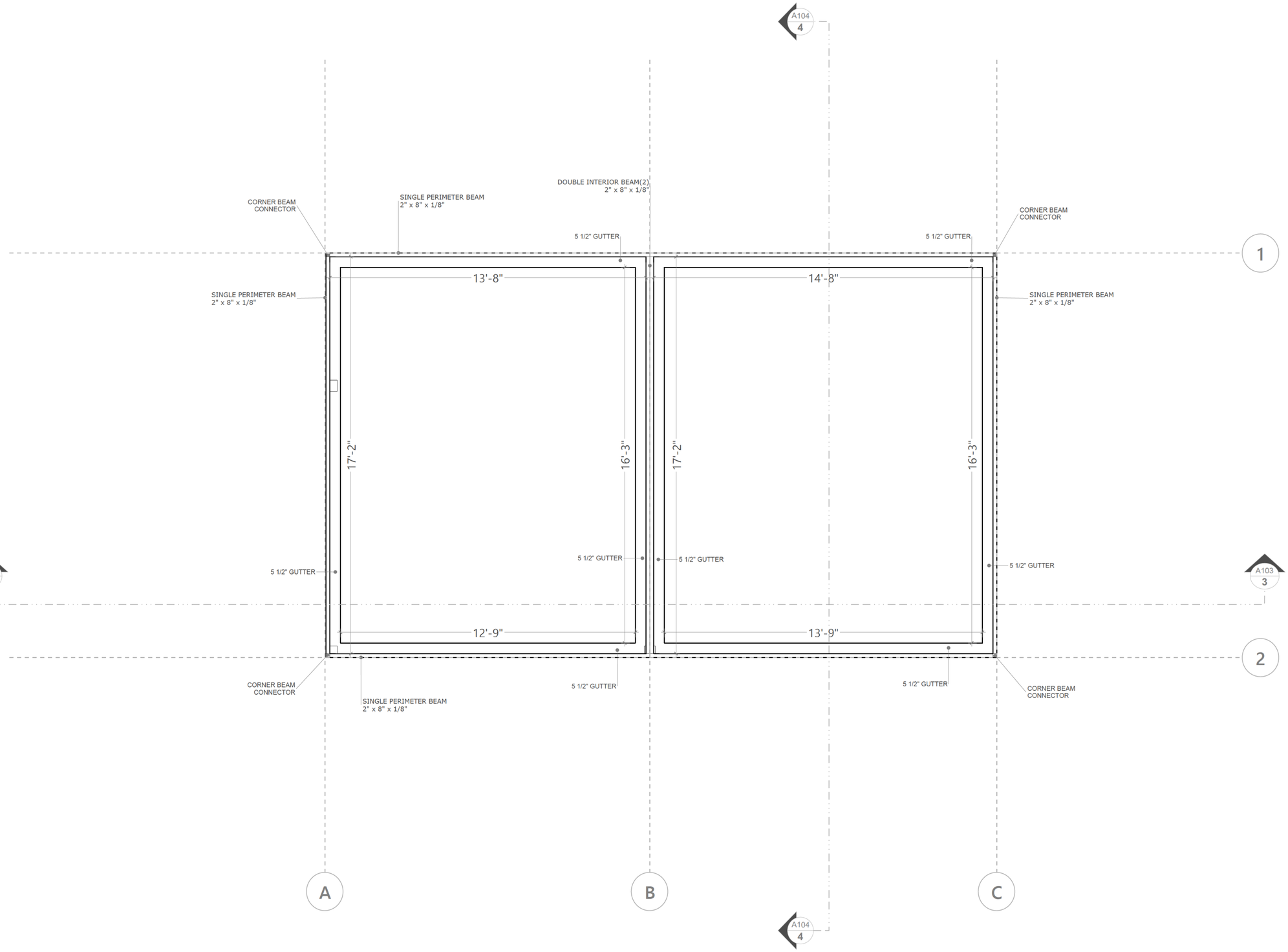
TOP VIEW

PAGE #:

A101

ALUMINIUM TYPE:

LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6



2 :*BEAMS & GUTTERS PLAN*

Scale: 1/2" = 1'-0"

Mike Sullivan

PRESENTED BY:

BEECHAM OUTDOOR LIVING

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DATE ISSUED:

December 24, 2025

ADDRESS

890 SIMONSON DR. SAUGATUCK, MI 49453

PROJECT #: *DRAWING #:*

2

PAGE NAME:

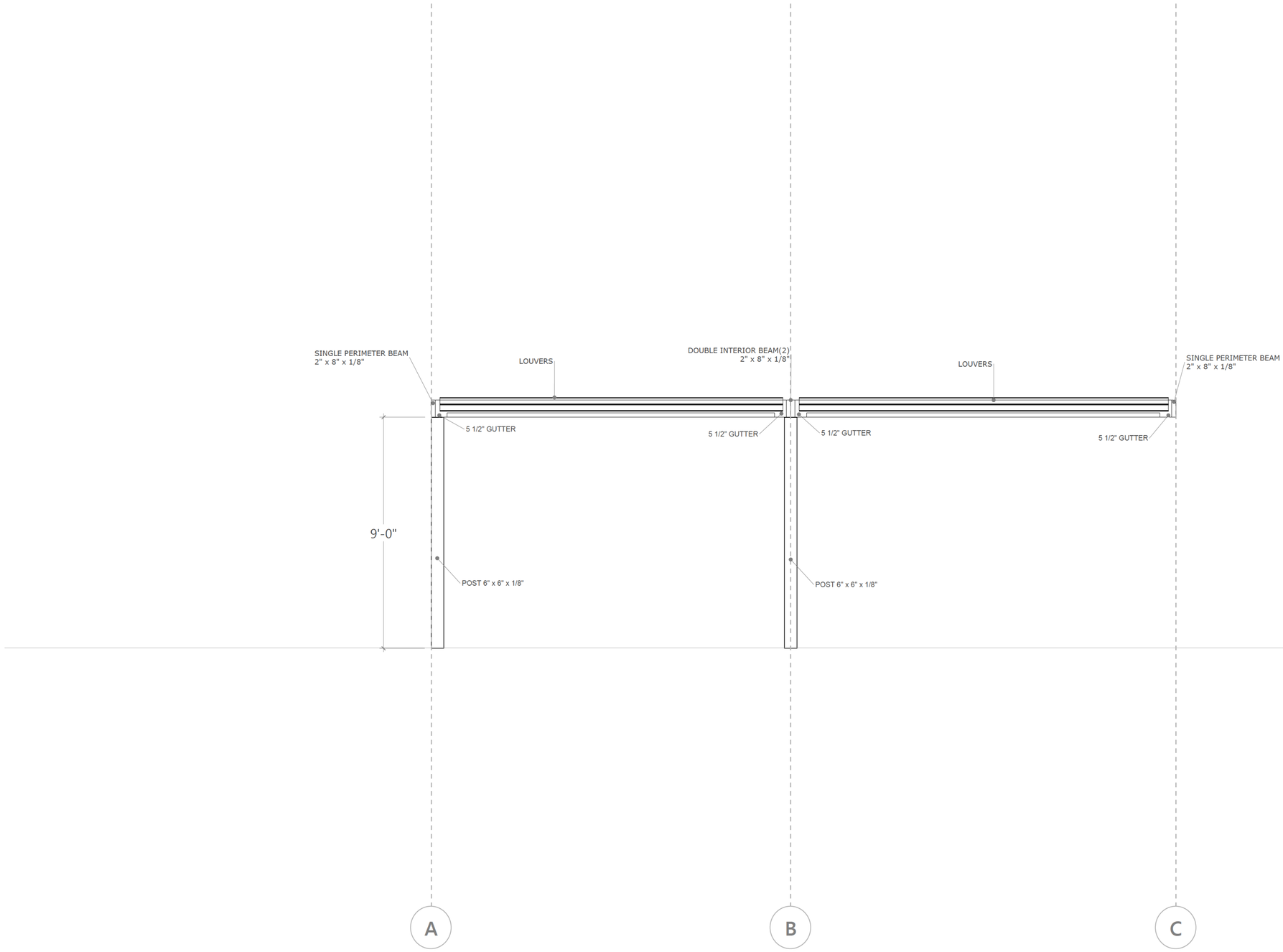
BEAMS & GUTTERS PLAN

PAGE #:

A102

ALUMINIUM TYPE:

LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6



3 FRONT ELEVATION

Scale: 1/2" = 1'-0"

Mike Sullivan

PRESENTED BY:

BEECHAM OUTDOOR LIVING

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DATE ISSUED:

December 24, 2025

ADDRESS

890 SIMONSON DR. SAUGATUCK, MI 49453

PROJECT #:

DRAWING #:

3

PAGE NAME:

FRONT ELEVATION

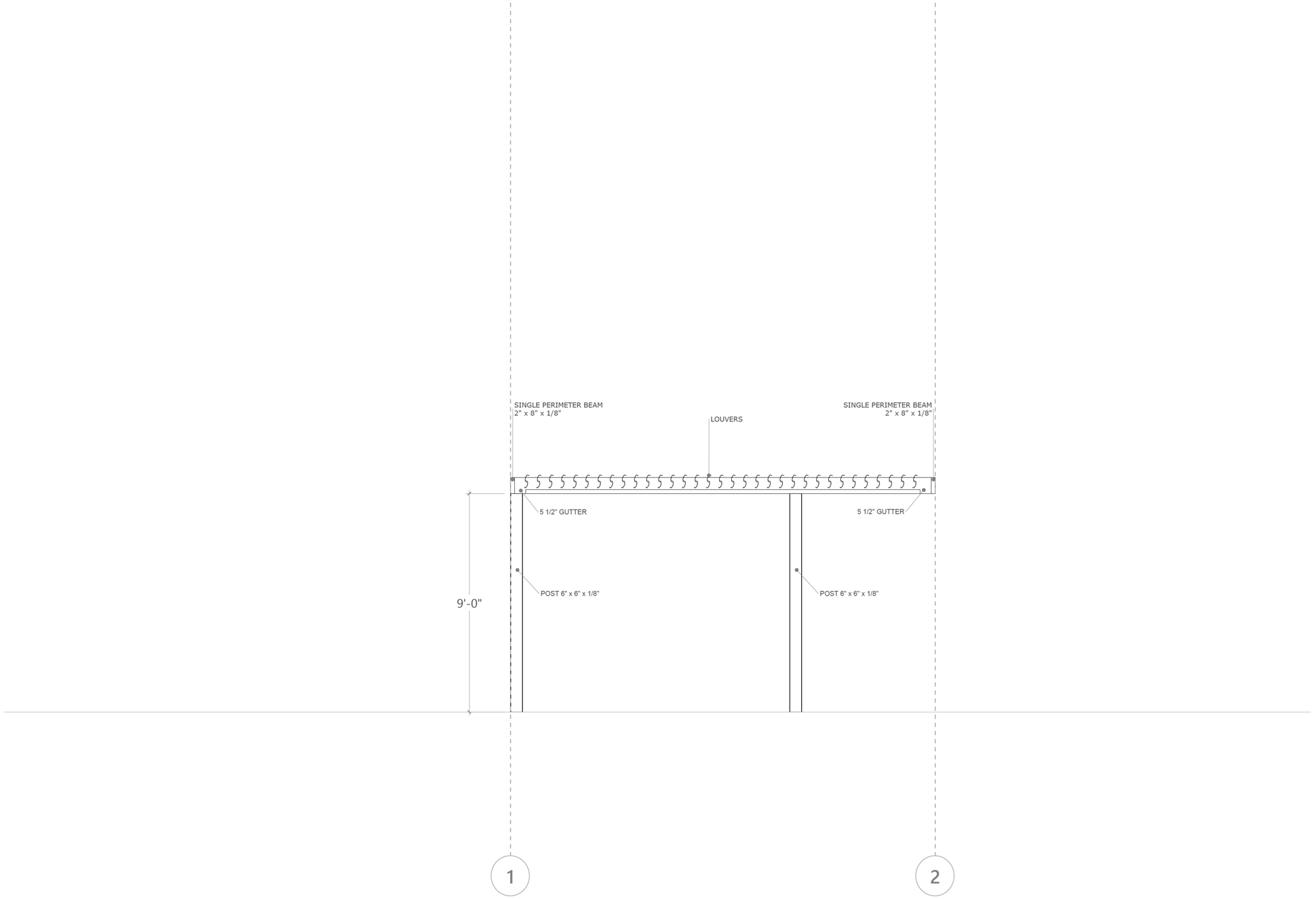
PAGE #:

A103

ALUMINIUM TYPE:

LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6

Mike Sullivan



4 :: *SIDE ELEVATION*

Scale: 1/2" = 1'-0"

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DATE ISSUED:

December 24, 2025

ADDRESS

890 SIMONSON DR. SAUGATUCK, MI 49453

PROJECT #:

DRAWING #:

4

PAGE NAME:

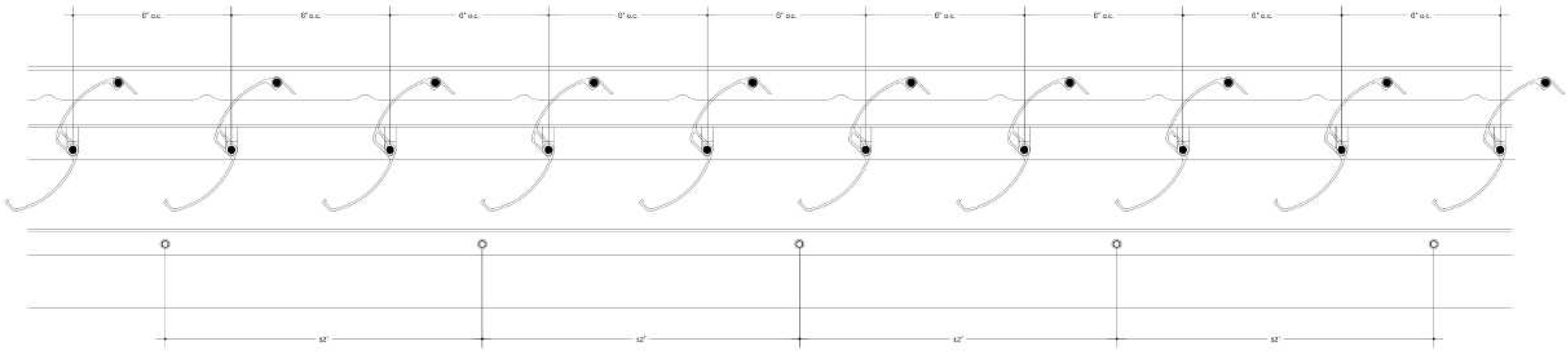
SIDE ELEVATION

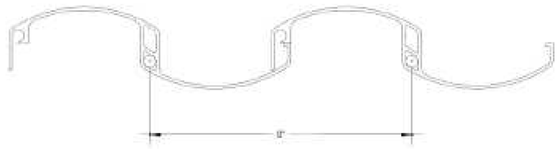
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A104

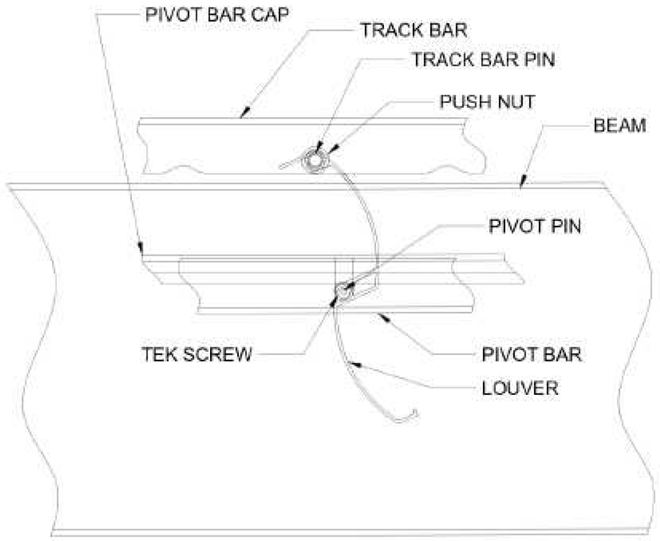
ALUMINIUM TYPE:

LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6

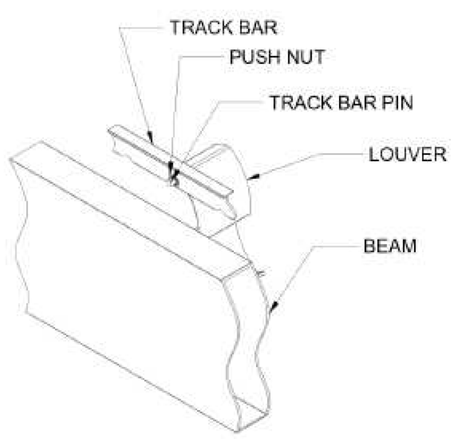




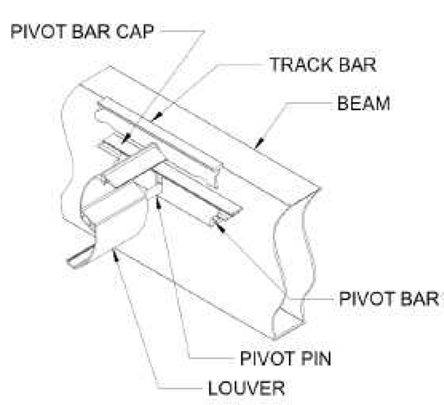
LOUVERS DETAIL



SIDE VIEW



ISOMETRIC OUT-SIDE VIEW



ISOMETRIC IN-SIDE VIEW

5 ::*LOUVER DETAIL*

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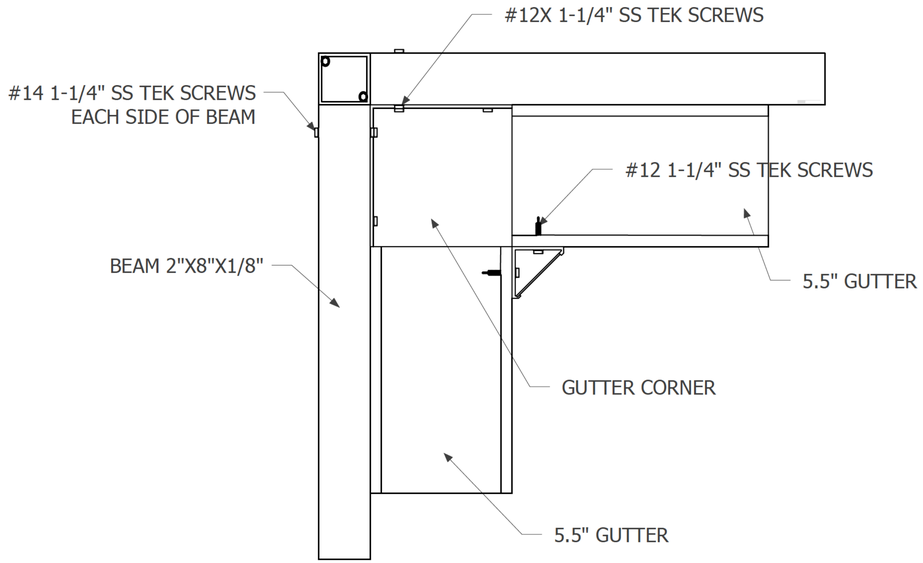
PROJECT #: *DRAWING #:*
5

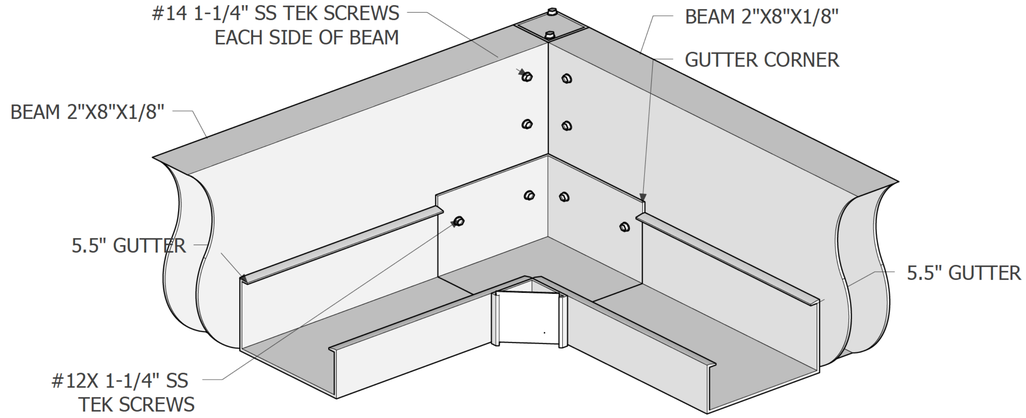
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LOUVER DETAIL

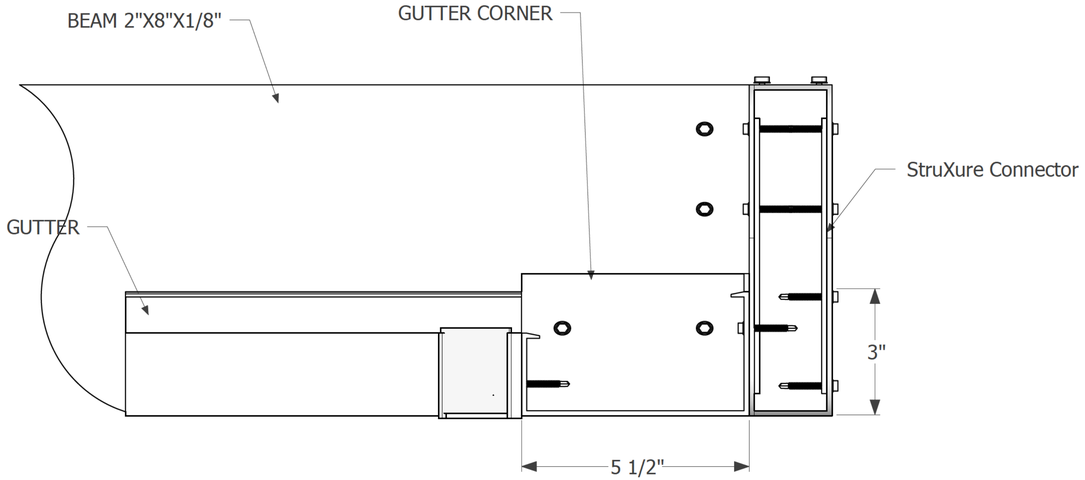
PAGE #:
A105

ALUMINIUM TYPE:
LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6

Mike Sullivan







6 ::*GUTTER DETAIL*

Mike Sullivan

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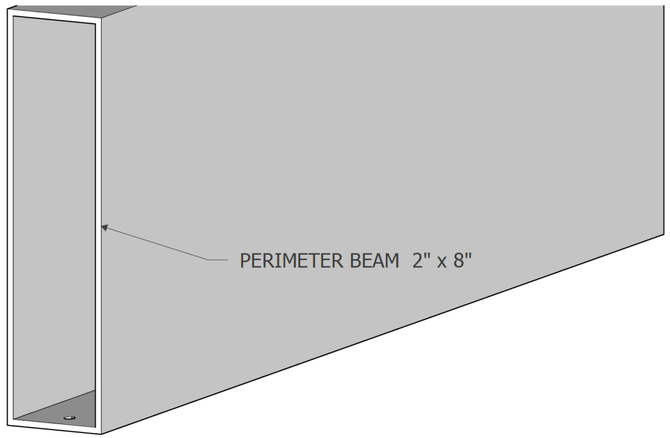
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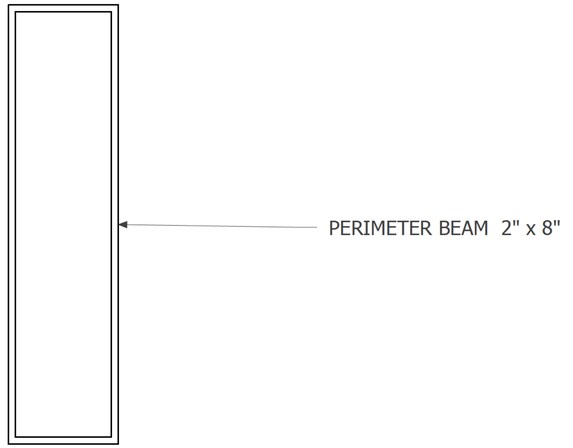
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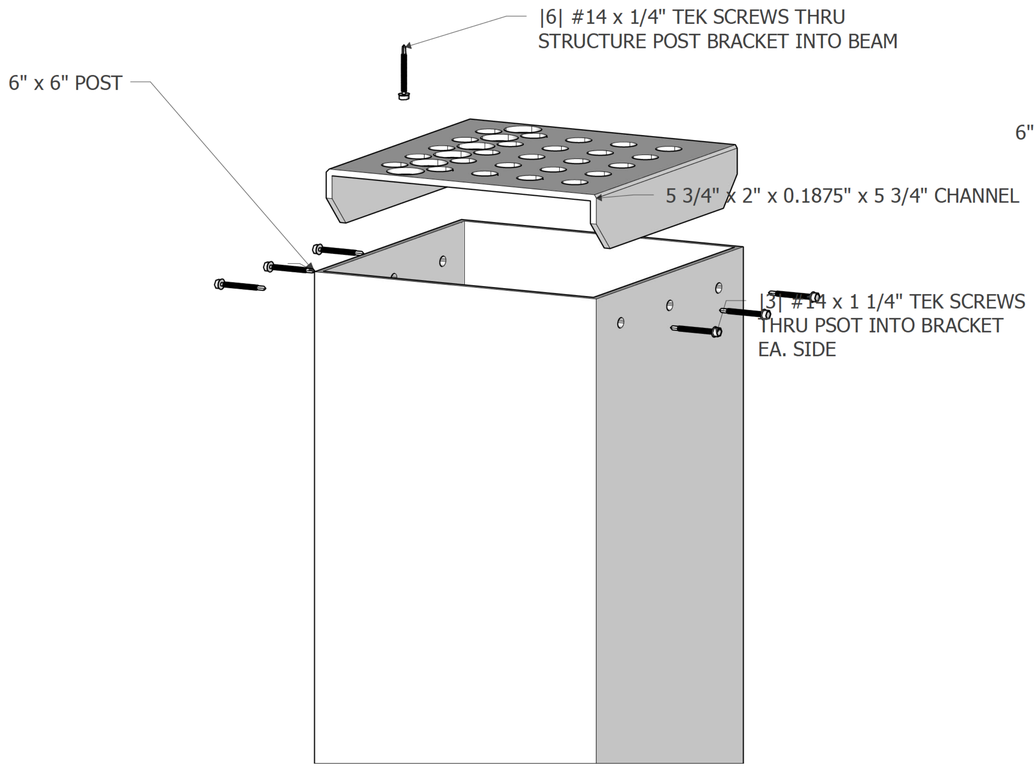
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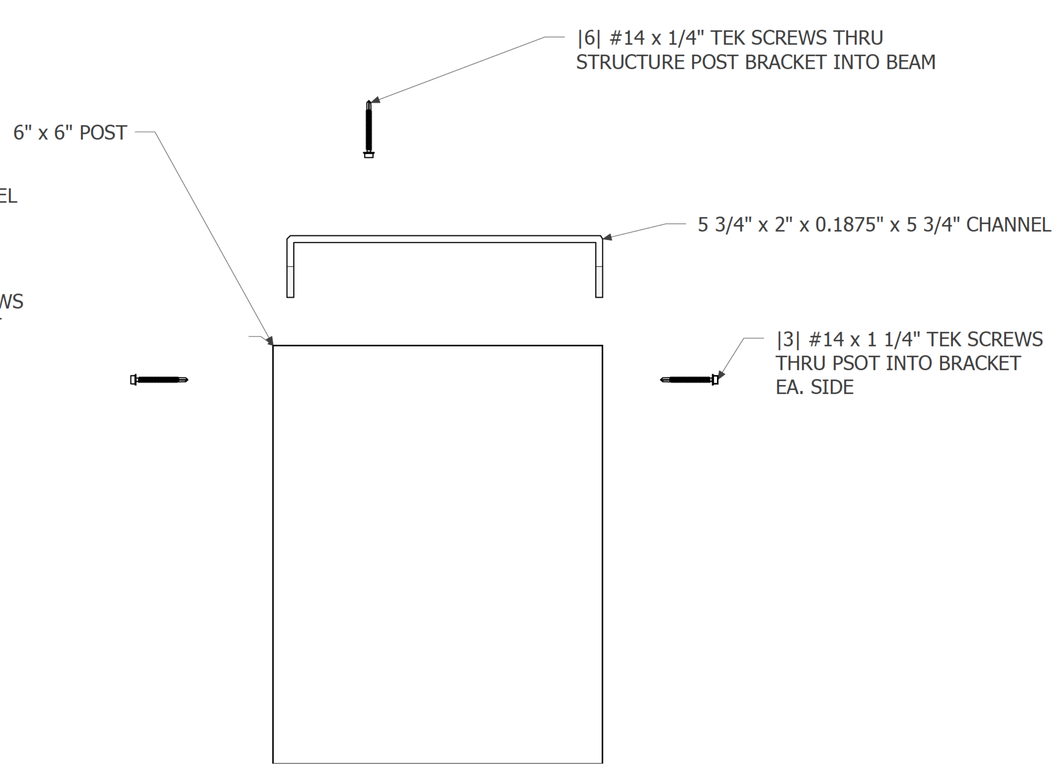
PAGE #:
A106

ALUMINIUM TYPE:
LOUVERS 6063-T5
ALL OTHER COMPONENTS
6063-T6









7 :: *POST DETAIL*

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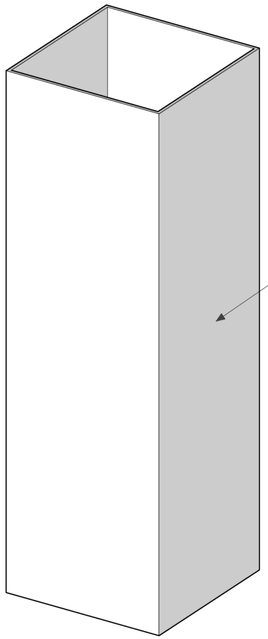
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890 SIMONSON DR. SAUGATUCK, MI 49453

PROJECT #: *DRAWING #:*
7

PAGE NAME:
POST DETAIL

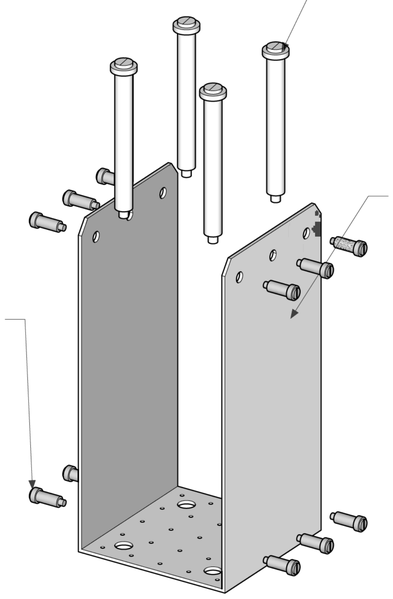
PAGE #:
A107

ALUMINIUM TYPE:
LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6



6" X 6" POST

CONCRETE ANCHORS 1/2"
RAMSET/ RED HEAD LDT, 4 1/2"
EMBEDMENT, 6" MIN. EDGE
DISTANCE, 5" SPACING



6" X 6" X 0.125"
FUNCTIONAL
POST BASE
12" TALL

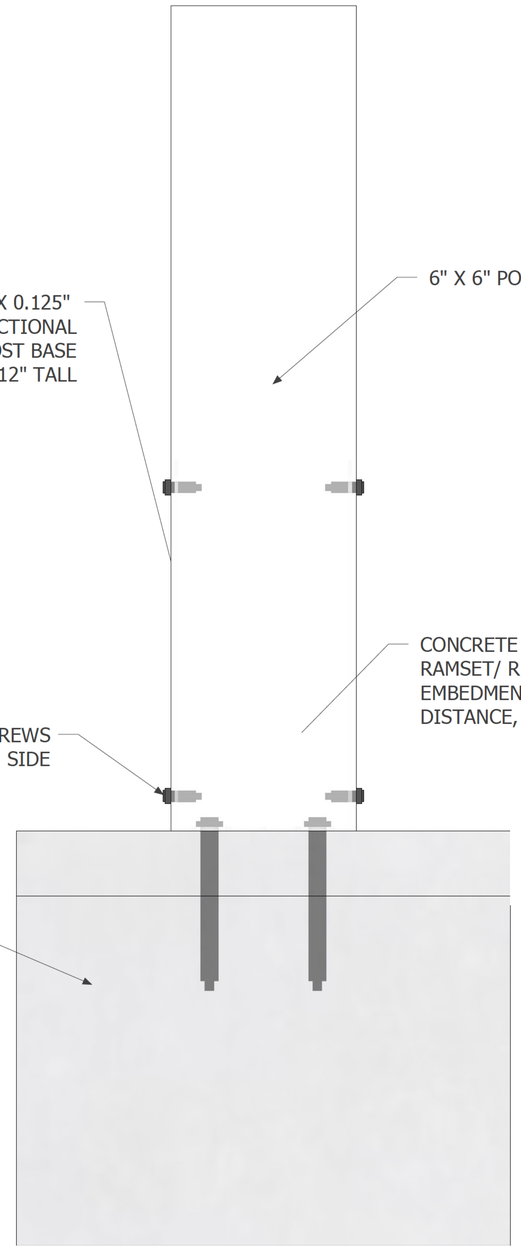
(6) #14 TEK SCREWS
EACH SIDE

6" X 6" X 0.125"
FUNCTIONAL
POST BASE
12" TALL

6" X 6" POST

CONCRETE ANCHORS 1/2"
RAMSET/ RED HEAD LDT, 4 1/2"
EMBEDMENT, 6" MIN. EDGE
DISTANCE, 5" SPACING

(6) #14 TEK SCREWS
EACH SIDE



16"DIAMETER X 42" DEEP
CONCRETE FOOTER

8 ::*FOOTER DETAIL*

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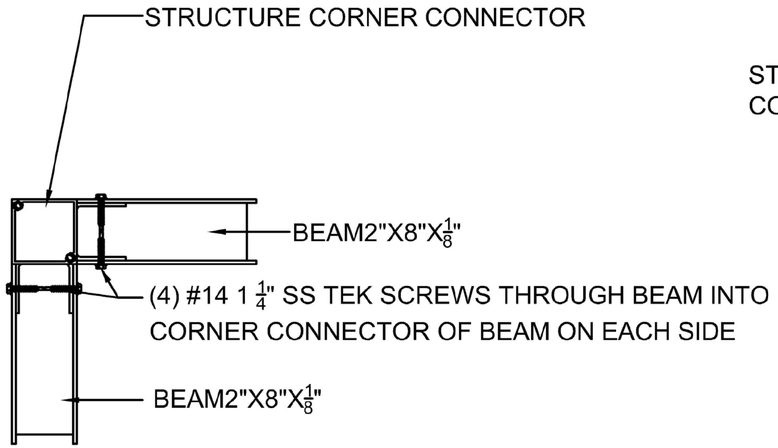
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DRAWING #:
8

PAGE NAME:
FOOTER DETAIL

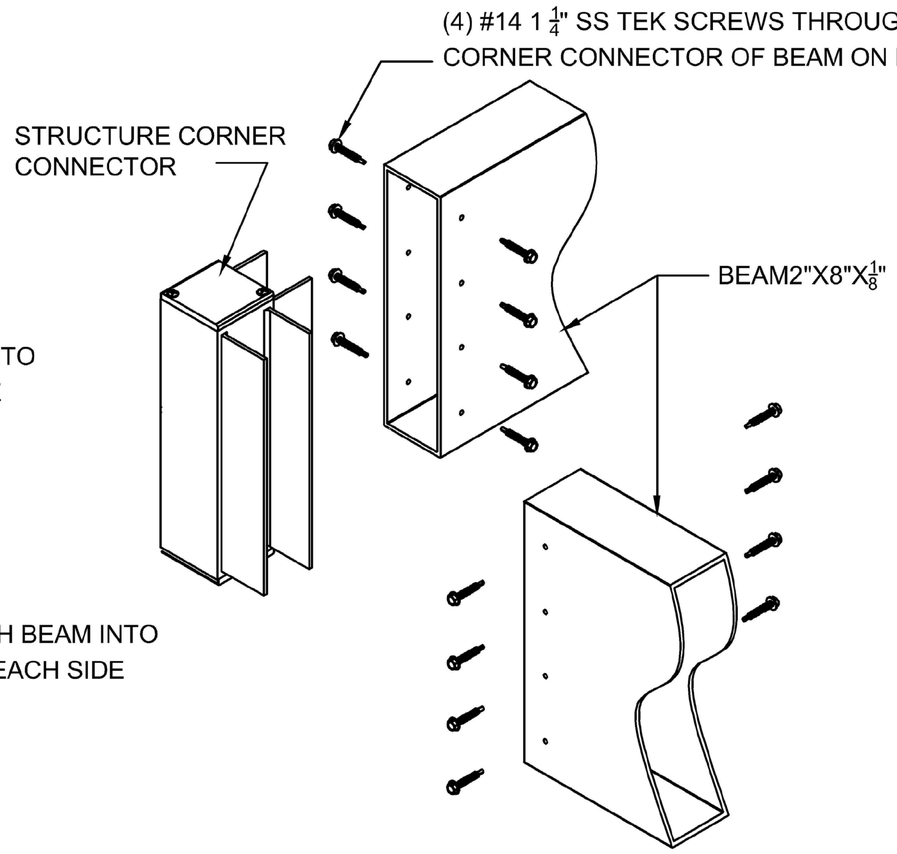
PAGE #:
A108

ALUMINIUM TYPE:
LOUVERS 6063-T5
ALL OTHER COMPONENTS
6063-T6



TOP VIEW

SIDE VIEW



TYPICAL 2"X8" CORNER ASSEMBLY

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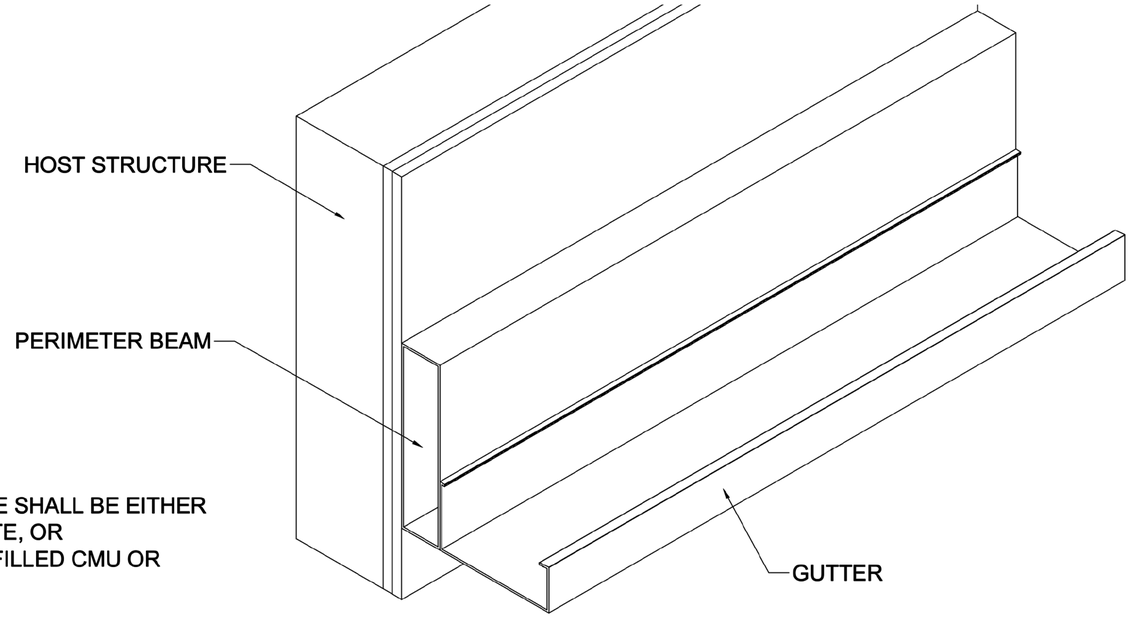
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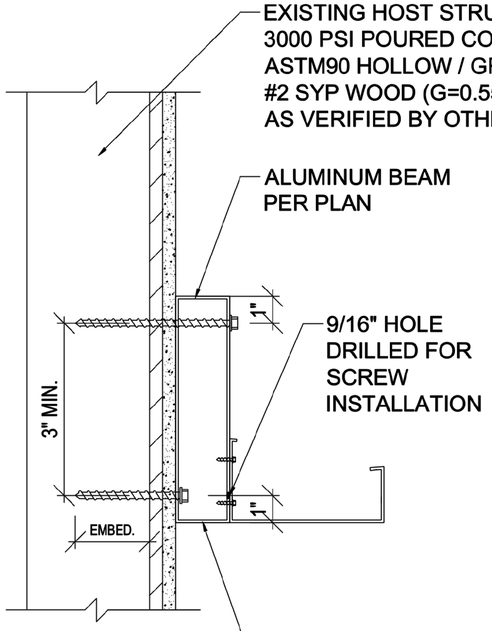
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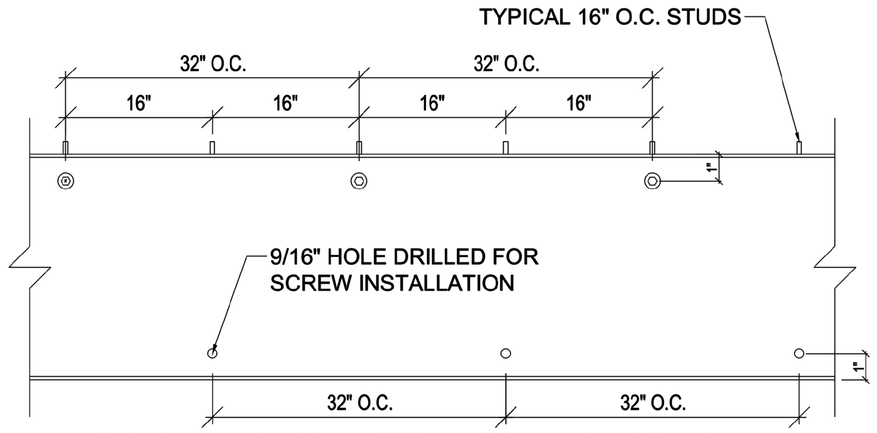
PAGE #:
A109

ALUMINIUM TYPE:
LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6

Mike Sullivan







TYPICAL ANCHOR PATTERN (TO WOOD STUDS SHOWN)

BEAM TO HOST STRUCTURE CONNECTION

FOR CONCRETE ATTACHMENT:
[2] 1/4" DIAM. ITW STAINLESS STEEL TAPCON INTO WALL W/ 3" EMBEDMENT AND 3" EDGE DISTANCE, SPACED 12" O.C. STAGGERED

FOR WOOD ATTACHMENT:
[2] 1/4" DIAM. S.S. WOOD LAG SCREWS INTO WALL W/ 3" THREAD ENGAGEMENT AND 3/4" MINIMUM EDGE DISTANCE, SPACED 16" O.C. STAGGERED

FOR HOLLOW CMU ATTACHMENT:
[2] 1/4" DIAM. S.S. HILTI KWIK-CON II+ INTO BLOCK FACE W/ 1-3/4" EMBEDMENT AND 3" MINIMUM EDGE DISTANCE, SPACED 12" O.C. STAGGERED

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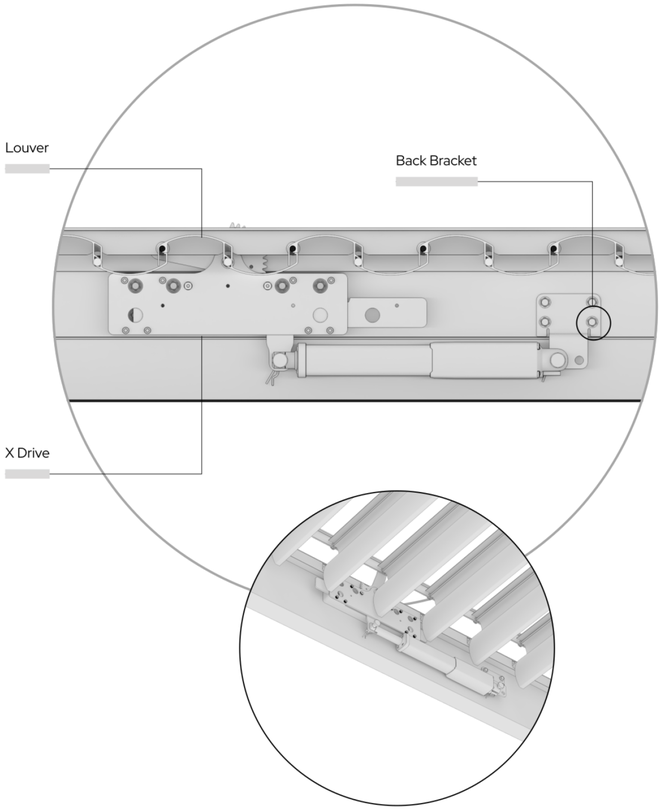
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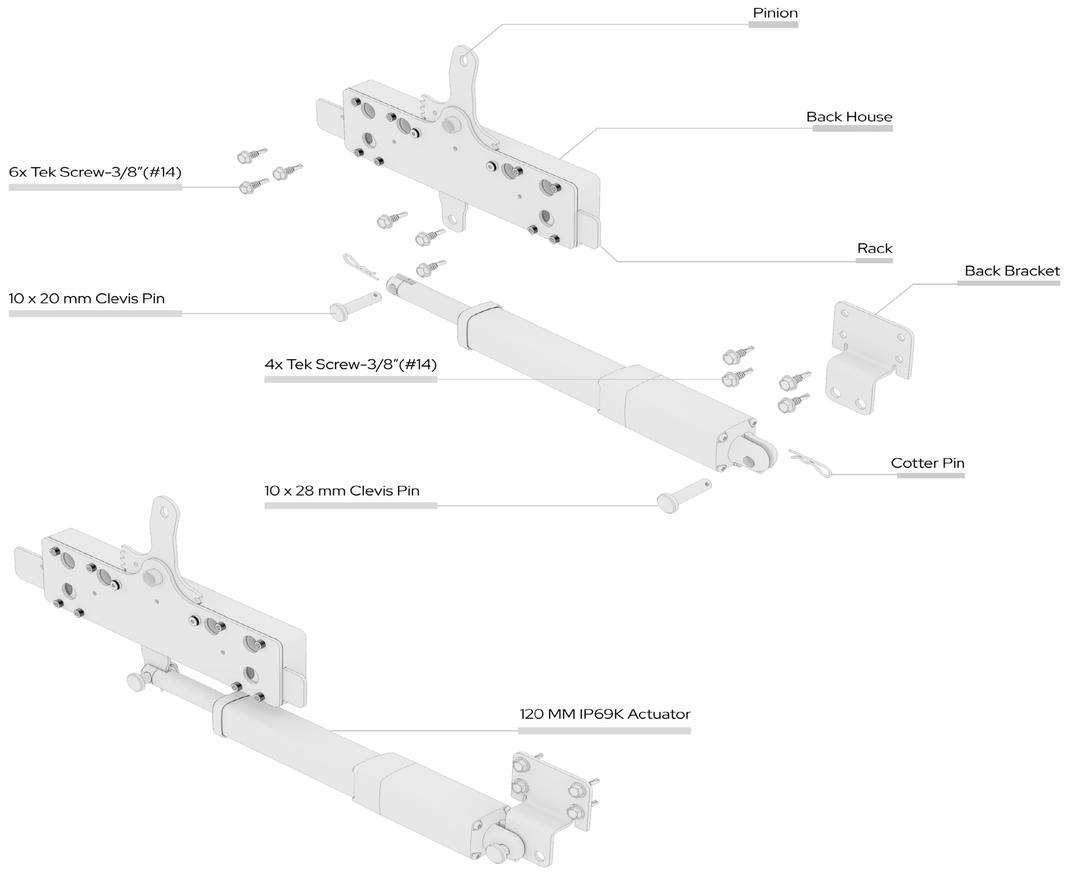
PAGE NAME:
DETAIL

PAGE #:
A110

ALUMINIUM TYPE:
LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6

10 :: *DETAIL*





Motor Actuator

Somfy 120 mm

Power Rating	DC24V
Duty Cycle	10%, Max.2, Min ON/18 Min OFF
Max Load	Push 2000N
Max Current	3.5 Amp
Water Ingress	IP69

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PROJECT #:

DRAWING #:
11

PAGE NAME:
DETAIL

PAGE #:
A111

ALUMINIUM TYPE:
LOUVERS 6063-T5
ALL OTHER COMPONENTS 6063-T6

Permit Number	Address Display String	Review Type	Historic District	Work Description	Date Issued
P-HIS-24028	120 MARY ST	Board Review	Contributing	Comprehensive project including the renovation of the principal dwelling (including a fireplace), conversion of an accessory building into a pool house, and installation of a pool and hot tub. Landscape improvements are also proposed as part of the project. Per application and plans	2/27/2025
P-HIS-24032	149 LUCY ST	Board Review	Non-Contributing	Application for 2nd story addition.	1/2/2025
P-HIS-24036	333 CULVER ST	Board Review	Non-Contributing	Replacement of 6 Garage doors.	1/9/2025
P-HIS-24037	611 LAKE ST	Board Review	Non-Contributing	Addition of inground swimming pool per plans	1/9/2025
P-HIS-25001	115 BUTLER ST	Board Review	Non-Contributing	Replacing window per plans.	2/7/2025
P-HIS-25002	40 BUTLER ST	Board Review	Non-Contributing	Replacing fence per plans	2/7/2025
P-HIS-25003	234 BUTLER ST	Board Review	Non-Contributing	Replacing front door per plans	2/7/2025
P-HIS-25004	340 WATER ST	Board Review	Non-Contributing	Exterior changes to commercial structure per plans.	2/7/2025
P-HIS-25005	31 BUTLER ST	Board Review	N/A	Residing of commercial building	3/6/2025
P-HIS-25005	BOAT SLIP-SERGEANT	Board Review	N/A	Residing existing structure per plans.	3/7/2025
P-HIS-25007	102 BUTLER ST	Board Review	Contributing	Application for bike racks to be added at various locations throughout the city.	3/7/2025
P-HIS-25009	234 BUTLER ST	Board Review	Non-Contributing	Applicant replacing roof per plans.	3/7/2025
P-HIS-25012	102 BUTLER ST	Board Review	Contributing	Application for Art Installation in Cook Park.	4/3/2025
P-HIS-25013	673 LAKE ST	Board Review	Non-Contributing	Addition of pool and pool house.	6/12/2025
P-HIS-25014	131 GRIFFITH ST	Board Review	Contributing	Applicant replacing roof per plans	4/2/2025
P-HIS-25015	120 MARY ST	Board Review	Contributing	amendments to previously approved Spa dimensions.	4/4/2025
P-HIS-25016	807 LAKE ST 9	Board Review	Non-Contributing	Applicant is replacing front door like for like due to mechanical issues with current door.	3/31/2025
P-HIS-25017	149 GRIFFITH ST	Administrative Review	Contributing	Applicant is replacing pea stone gravel patio in rear yard with concrete. Footprint of patio is not changing, patio is completely screened by fencing.	3/27/2025
P-HIS-25018	102 BUTLER ST	Administrative Review	Contributing	Addition of single Power Pedestal.	4/1/2025
P-HIS-25019	131 MASON ST	Administrative Review	Non-Contributing	Applicant is removing 4' section of panel fencing to create egress.	4/7/2025

P-HIS-25020	439 BUTLER ST	Board Review	Contributing	Applicant to repair area surrounding display window due to general deterioration.	5/2/2025
P-HIS-25021	152 BUTLER ST	Board Review	Contributing	Applicant to replace section of mosaic tile in entryway with concrete per plans.	5/2/2025
P-HIS-25022	302 CULVER ST THUR 322	Administrative Review	Contributing	Applicant replacing trim per plans, no change to dimension, color, or material.	4/10/2025
P-HIS-25023	303 CULVER	Board Review	Non-Contributing	Coghlin Park Historic Marker	5/2/2025
P-HIS-25024	102 BUTLER ST	Administrative Review	Contributing	Replacing decking at chain ferry landing with Like for Like material.	4/17/2025
P-HIS-25025	611 LAKE ST	Board Review	Non-Contributing	Sauna accessory structure in rear yard per plans.	6/6/2025
P-HIS-25026	660 LAKE ST	Administrative Review	Contributing	Removing and replacing driveway and patio with no change to footprint.	4/30/2025
P-HIS-25027	302 CULVER ST THUR 322	Administrative Review	Contributing	Applicant performing minor masonry repairs due to deterioration.	5/2/2025
P-HIS-25028	329 WATER ST	Administrative Review	Contributing	Applicant is replacing concrete driveway due to deterioration. footprint will remain the same. material will remain the same. Grade will remain the same.	5/8/2025
P-HIS-25029	102 BUTLER ST	Administrative Review	Contributing	Replace Chain Ferry Arbor with Like for Like Materials. Amendments to structure listed below.	5/8/2025
P-HIS-25030	134 BUTLER ST	Administrative Review	Contributing	Applicant to install window sign per plans.	5/15/2025
P-HIS-25031	660 LAKE ST	Board Review	Contributing	Applicants to build garage in rear yard per plans.	6/6/2025
P-HIS-25032	660 LAKE ST	Administrative Review	Contributing	Fixing damage caused by tree limb and replacing materials when necessary. damaged areas include Soffit, fascia, roof and rear door.	5/30/2025
P-HIS-25033	145 GRANT ST	Board Review	Non-Contributing	The applicant proposes landscaping improvements within the rear yard and relocation of an existing 10’x12’ shed towards the rear of the lot. All work per plans.	9/4/2025
P-HIS-25034	951 HOLLAND ST	Administrative Review	Non-Contributing	Applicant to place firepit in backyard per plans.	6/26/2025
P-HIS-25035	133 MASON ST	Board Review	Contributing	Applicant to replace windows per plans.	7/11/2025
P-HIS-25036	234 SPEAR ST	Board Review	Non-Contributing	Applicant to construct addition connecting existing SF res to existing garage per plans.	8/1/2025

P-HIS-25037	820 HOLLAND ST	Administrative Review	Contributing	Applicant is adding Generators to the rear of house per plans.	10/27/2025
P-HIS-25038	611 LAKE ST	Administrative Review	Non-Contributing	Applicant erecting wood fence and wood gates in side and rear yard.	8/20/2025
P-HIS-25039	303 BUTLER ST	Administrative Review	Contributing	Remove and replace shingles and flashing on roof over outside basement stairs. Repair or replace sheeting and framing if needed. Remove porch decking to expose and work on roofing. Install new pressure treated deck boards on porch. If needed, adjust step height to meet code.	8/8/2025
P-HIS-25040	730 WATER ST	Administrative Review	Non-Contributing	Install temporary seasonal shade sails each May to October with supporting 4x4 frame. All work per plans.	9/2/2025
P-HIS-25041	142 BUTLER	Board Review	Contributing	East storefront elevation revisions including the replacement of the previously approved single-pane window with a four-pane aluminum framed set, demolition of the first and second floor rear portions of the building , reconstruction of the first floor rear addition and construction of a second floor bedroom addition and roof deck.	9/5/2025
P-HIS-25042	233 CULVER ST	Administrative Review	Contributing	Repaint existing cedar shakes, same color, front of building.	8/28/2025
P-HIS-25043	302 CULVER ST THUR 322	Administrative Review	Contributing	Replacement of three exterior security light fixtures.	9/2/2025
P-HIS-25045	439 BUTLER ST	Board Review	Contributing	Refurbish roof with existing material	10/28/2025
P-HIS-25046	220 WATER ST	Administrative Review	Contributing	Parking lot construction - no change to design or materials	10/8/2025
P-HIS-25047	256 SPEAR ST	Administrative Review	Contributing	New roof with tear off. Shingles - Owens corning - chateau green - architectural roofing model #DU43	10/16/2025
P-HIS-25048	103 BUTLER ST	Administrative Review	Non-Contributing	Repair and reface facade work done in 2012-2013.	10/29/2025
P-HIS-25049	546 BUTLER ST	Board Review	Contributing	Replace French door facing Butler St. (entrance to Dune Gallery) with a double door each side single pane.	12/8/2025
PSIGN 25 001	220 CULVER	Administrative Review	Non-Contributing	Applicant placing 27" x 27" projecting sign per plans.	4/29/2025

PSIGN 25 002	129 GRIFFITH ST 102	Administrative Review	Non-Contributing	Applicant to install 48" by 32" attached wall sign 8ft from grade.	4/29/2025
PSIGN 25 004	129 GRIFFITH ST 102	Administrative Review	Non-Contributing	Applicant proposes new Sandwich Board sign per plans.	5/22/2025
PSIGN 25 005	421 WATER	Administrative Review	Contributing	Applicant to attach 2 permanent signs per plans.	5/29/2025
PSIGN 25 006	233 BUTLER	Administrative Review	Non-Contributing	Applicant to add attached sign per plans.	6/12/2025
PSIGN 25 007	248 CULVER	Administrative Review	Contributing	Applicant to install multiple attached signs and projecting sign per plans.	6/12/2025
PSIGN 25 010	132 BUTLER	Administrative Review	Contributing	Applicant to install attached projecting sign per plans.	7/17/2025
PSIGN 25 011	403 WATER ST 3	Administrative Review	Non-Contributing	Signage for a licensed massage therapy business. Adhesive applique signage on existing windows. Carved wood hanging sign to be placed on existing bracket as noted.	9/25/2025
PZ-24070	880 HOLLAND	Board Review	Non-Contributing	Addition at building south side (bar area) fencing and outdoor space upgrades.	1/9/2025
PZ-25008	201 BUTLER ST	Administrative Review	Contributing	Applicant is updated existing directional/bulletin wall sign.	4/14/2025

Commission Review Fee: $250
Administrative Review Fee: $50

Historic District Permit Application

LOCATION INFORMATION — APPLICATION NUMBER ____ - ____

Address 888 Holland Street — Parcel Number 57-100-016-00

APPLICANTS INFORMATION

Name Nadia Hasan — Address / PO Box [redacted]

City [redacted] — State [redacted] — Zip [redacted] — Phon [redacted]

Interest In Project Owner — E-Mail [redacted]

Signature Nadia Hasan — Date 1/22/2026

OWNERS INFORMATION (IF DIFFERENT FROM APPLICANTS)

Name Sultana LLC — Address / PO Box [redacted]

City [redacted] — Phone [redacted]

E-Mai [redacted]

I hereby authorize that the applicant as listed above is authorized to make this application for proposed work as my agent and we agree to conform to all applicable laws and regulations of the City of Saugatuck. I additionally grant City of Saugatuck staff or authorized representatives thereof access to the property to inspect conditions, before, during, and after the proposed work is completed.

Signature Nadia Hasan — Date 1/22/2026

CONTRACTORS/ DEVELOPERS INFORMATION (UNLESS PROPOSED WORK IS TO BE DONE BY THE PROPERTY OWNER)

Name Busschers — Contact Name Tim Lubbers

Address / PO Box [redacted]

State [redacted] — Zip [redacted] — Phone [redacted] — Fax n/a

E-Mail [redacted]

License Numbe [redacted] — Expiration Date 5/31/2026

PROPERTY INFORMATION

Depth 30 ft — Width 60 ft — Size 1,000 sq ft — Zoning District NHM — Current Use Parking

Check all that apply: Waterfront ____ Dunes ____ Vacant ____

PROJECT DESCRIPTION (ATTACH MORE SHEETS IF NECESSARY)

Dear Historic Committee,

I am writing to request your review of a site improvement at my bed and breakfast. The project involves replacing an existing surface with gravel in a designated area intended for guest parking. The total area is approximately 1,000 square feet (a 10 × 20 space and a 40 × 20 space). This work is limited to a surface improvement only and does not involve any expansion of use. The purpose of the change is to provide a more stable and durable parking surface while maintaining the existing character of the property. No structures will be added, and the work will remain consistent with the current layout and appearance of the site.

Thank you for your time and consideration. Please let me know if any additional information is needed.

Sincerely, Nadia Hasan

102 Butler Street • P.O. Box 86 • Saugatuck, MI 49453
Phone: 269-857-2602 • Website: www.saugatuckcity.com

Historic District Application

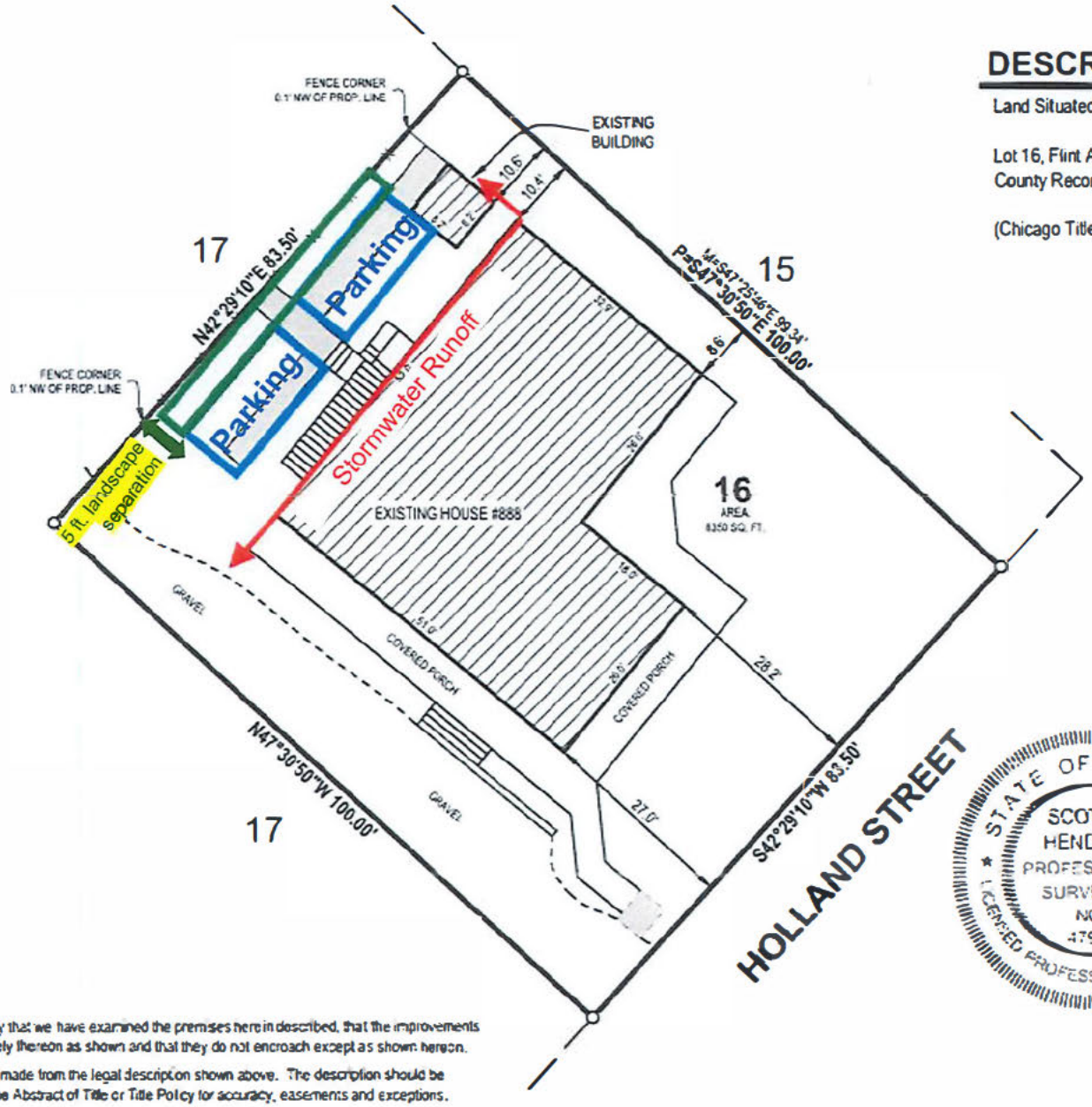
Application #____- _____

HISTORIC DISTRICT REQUIREMENTS (SECTION 152.07)

Pursuant to Section 152.07, please attach the following supporting documents when applying for historic district approval if applicable:

Y	N	NA	
☒	☐	☐	Photographs of the structure and its relationship to adjacent structures.
☒	☐	☐	A plot plan with the placement of the proposed addition, or location of fencing to be constructed.
☐	☐	☒	Elevation drawings of the exterior of the structure or improvements.
☐	☐	☒	Samples of all proposed exterior finishes and materials.
☒	☐	☐	Photographs showing, in detail, the problem areas to be addressed during the proposed repair or alteration.
☐	☐	☒	A scale drawing of all proposed signage, including design, lettering style, type of illumination (if any), placement or location on the lot or building, and the type of support(s) for the sign(s).
☐	☐	☒	If an application for signage is made by tenants of a building located within a historic district, the tenants must obtain written permission from the building owner to install or alter the proposed sign(s).
☐	☐	☐	Plot plan showing the following:
☒	☐	☐	Current location, shape, area and dimension of the lot.
☒	☐	☐	Current site improvements (including structures, sidewalks, decks, streets, fences, etc).
☒	☐	☐	Proposed improvements and distances from other improvements or property lines.
☐	☐	☐	Proposed and/or current yard, open space and parking space dimensions and calculations.
☐	☐	☐	Location of any flood plains, watersheds, wetlands, easements, critical dunes, or other applicable features.
☐	☐	☒	Description of proposed use and of the building (dwelling, structure, barn, garage and the like) or improvements.
☒	☐	☐	Detailed written description of the activities related to the proposed use and/or improvements.

OFFICE USE ONLY:
Application Complete _____ Fee Paid____Date Paid _____
Notes: _____



DESCRIPTION

Land Situated in the State of Michigan, County of Allegan, City of Saugatuck.

Lot 16, Flint Assessor's Plat, according to the plat thereof recorded in Liber 11 of plats, Page County Records.

(Chicago Title Commitment No 031053472CML, dated May 17, 2019)

SCHEDULE B - SECTION II NOTES

(9) Terms, covenants, and conditions of General Easement and Rig the Allegan County Dept. of Public Works as recorded in Liber 1: 324 and Release recorded in Liber 4281, Page 366. The docum **4281, Page 366 indicates that the easement described in Lib Page 324 may have been released or otherwise terminated. Page 366 indicates a new easement on subject parcel, but th of said easement cannot be determined from the record doc**

LEGEND

O Iron - Found

— X — X — Fence

Asphalt

Existin

P= Platted

M= Measu

STATE OF MICHIGAN
SCOTT A. HENDGES
PROFESSIONAL SURVEYOR
NO. 47953
LICENSED PROFESSIONAL SURVEYOR

Scott A Hendges

Scott A. Hendges Licensed Professional Surveyor No. 47953

SCALE: 1" = 20' 0' 10' 20'

NO

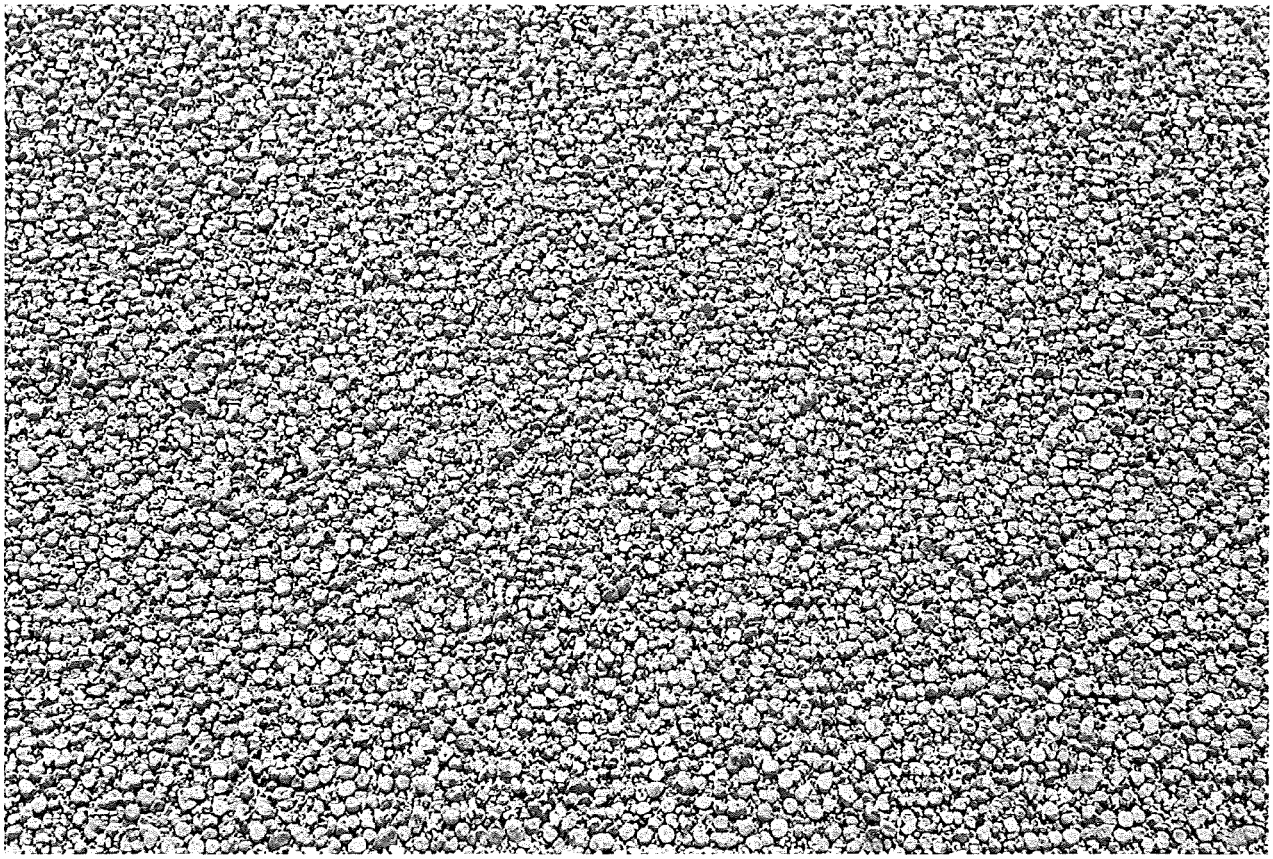
Coldwell Banker Woodland Schmidt
Gregg Smith

We hereby certify that we have examined the premises here in described, that the improvements are located entirely thereon as shown and that they do not encroach except as shown hereon.

This survey was made from the legal description shown above. The description should be compared with the Abstract of Title or Title Policy for accuracy, easements and exceptions.

DRAWN BY: WGB DATE: 6/24/19 PRJ #: 19200942
REV. BY: REV. DATE:
REV.

1 OF 1



Docusign Envelope ID: 4814ABB4-9068-4FCF-841F-CCEF70D803A4

JENSEN EXCAVATI

Proposal

Job No.: 25-390

To:		**Date:**	12-9-25
Nadia Hasan		**Location:**	888 Holland St. Saugatuck, MI 49453
		Phone:	
		Email:	

We Hereby Submit Specifications to:

Install parking pad West of House (approx. 30-ft x 11-ft)

- Strip soil and mulch bed and haul off site
- Place 8-oz fabric in parking area
- Import and place crushed concrete (approx. 6-in)

Exclusions:

Permits or fees
Property survey
Soil erosion control measures
Additional topsoil, seed, or mulch
Downspout pipe system
Sump pump discharge pipe
Security fencing

We Propose hereby to furnish material and labor – complete in accordance with specifications for the sum of:

Two thousand nine hundred thirty-four and 00/100******** dollars ($2,934.00)**

Payment shall be made as follows: Full payment due at completion, 2% credit card payment surcharge.

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Worker's Compensation Insurance.

Authorized Signature

Note: This proposal may be withdrawn if not accepted within thirty (30) days.

Acceptance of Proposal – The above prices, specifications and conditions are hereby accepted. I authorize the work as specified. Payment will be made as outlined above. **You, the buyer, may cancel this transaction at any time prior to midnight of the third business day after the date of your acceptance per MCL 445.112. Send written notice to address above if you wish to cancel this transaction.**

Authorized Signature

Date: _____

Commission Review Fee: $250
Administrative Review Fee: $50

RECEIVED
FEB 05 2026
CITY OF SAUGATUCK
102 BUTLER ST
SAUGATUCK, MI 49453

Historic District Permit Application

LOCATION INFORMATION — **APPLICATION NUMBER** ____-____

Address First Congregational Church 296 Hoffman St. Parcel Number 57-300-093-00

APPLICANTS INFORMATION

Name Rev. Sarah Terlouw Address / PO Box [redacted]

City Saugatuck State MI Zip 49453 Phone [redacted]

Interest In Project Pastor of the Church E-Mail [redacted]

Signature Sarah Terlouw Date 1/20/25

OWNERS INFORMATION (IF DIFFERENT FROM APPLICANTS)

Name _____ Address / PO Box _____

City _____ State _____ Zip _____ Phone _____

E-Mail _____

I hereby authorize that the applicant as listed above is authorized to make this application for proposed work as my agent and we agree to conform to all applicable laws and regulations of the City of Saugatuck. I additionally grant City of Saugatuck staff or authorized representatives thereof access to the property to inspect conditions, before, during, and after the proposed work is completed.

Signature _____ Date _____

CONTRACTORS/ DEVELOPERS INFORMATION (UNLESS PROPOSED WORK IS TO BE DONE BY THE PROPERTY OWNER)

Name _____ Contact Name _____

Address / PO Box _____ City _____

State _____ Zip _____ Phone _____ Fax _____

E-Mail _____

License Number _____ Expiration Date _____

PROPERTY INFORMATION

Depth _____ Width _____ Size _____ Zoning District _____ Current Use Church

Check all that apply: Waterfront _____ Dunes _____ Vacant _____

PROJECT DESCRIPTION (ATTACH MORE SHEETS IF NECESSARY)

The church would like to install a Little Free Library at either the corner of Hoffman & Griffith by or retaining wall or in our garden bed along the side of the church where we currently have a bench. I've attached an image of the two-story cottage library that we would use. This will be mounted on a standard 4x4 post. The plan is to have volunteers paint the library in bright colors as an Easter project. A happy collage of colors. We hope to dedicate this library on Pentecost - May 24th. This library will be registered on the Little Free Library registry.


Little Free Library
Take a Book • Share a Book

RECEIVED

FEB 05 2026

CITY OF SAUGATUCK
102 BUTLER ST
SAUGATUCK, MI 49453

ZONING PERMIT APPLICATION

Failure to answer all pertinent questions and to supply all of the requested information will delay processing of this application.

FEES

Fence Only: $75.00

Deck, Patio, Shed, Pool or Hot Tub Only (per item): $125

New Dwelling (Single or Two Family) or Bed and Breakfast: $500

All Others: $250

Escrow Deposit: Zoning Administrator Discretion

City of Saugatuck Zoning Code: https://codelibrary.amlegal.com/codes/saugatuck/latest/saugatuck_mi/0-0-0-4355

PROPERTY ADDRESS 296 Hoffman St.

PARCEL NUMBER 57-300-093-00

PROPERTY OWNER First Congregational Church of Saugatuck

ADDRESS / PO BOX [redacted]

EMAIL [redacted]

PHONE [redacted]

I hereby authorize the applicant listed below to make this application for proposed work as my agent. I agree the statements made in this application and submitted plans are true, and if found not to be true, any zoning permit that may be issued may be void. Further, I agree to comply with the conditions and regulations provided with any permit that may be issued. Further, I agree the permit that may be issued is with the understanding all applicable sections of the City of Saugatuck Zoning Ordinance and all other applicable laws, ordinances and regulations will be complied with. I additionally grant City of Saugatuck staff or authorized representatives thereof access to the property to inspect conditions, before, during, and after the proposed work is completed. Finally, I understand this is a zoning permit application (not a permit) and that a zoning permit, if issued, does not include any representation or conveyance of rights in any other statute, building code, fire code, deed restriction or other property rights.

OWNER SIGNATURE [signature] **Date** 2/4/26

APPLICANT First Congregational Church of Saugatuck

ADDRESS / PO BOX [redacted]

EMAIL [redacted]

PHONE [redacted]

I agree the statements made in this application and submitted plans are true, and if found not to be true, any zoning permit that may be issued may be void. Further, I agree to comply with the conditions and regulations provided with any permit that may be issued. I understand that this application will not be processed until it is deemed complete and the required fees and escrow deposit (if applicable) are paid. Further, I agree the permit that may be issued is with the understanding all applicable sections of the City of Saugatuck Zoning Ordinance and all other applicable laws, ordinances and regulations will be complied with. Finally, I understand this is a zoning permit application (not a permit) and that a zoning permit, if issued, does not include any representation or conveyance of rights in any other statute, building code, fire code, deed restriction or other property rights.

APPLICANT SIGNATURE Gail Lorenz **Date** 2/4/20

PROJECT DESCRIPTION We would like to install a "Little Free Library" next to our bench along Griffith St.

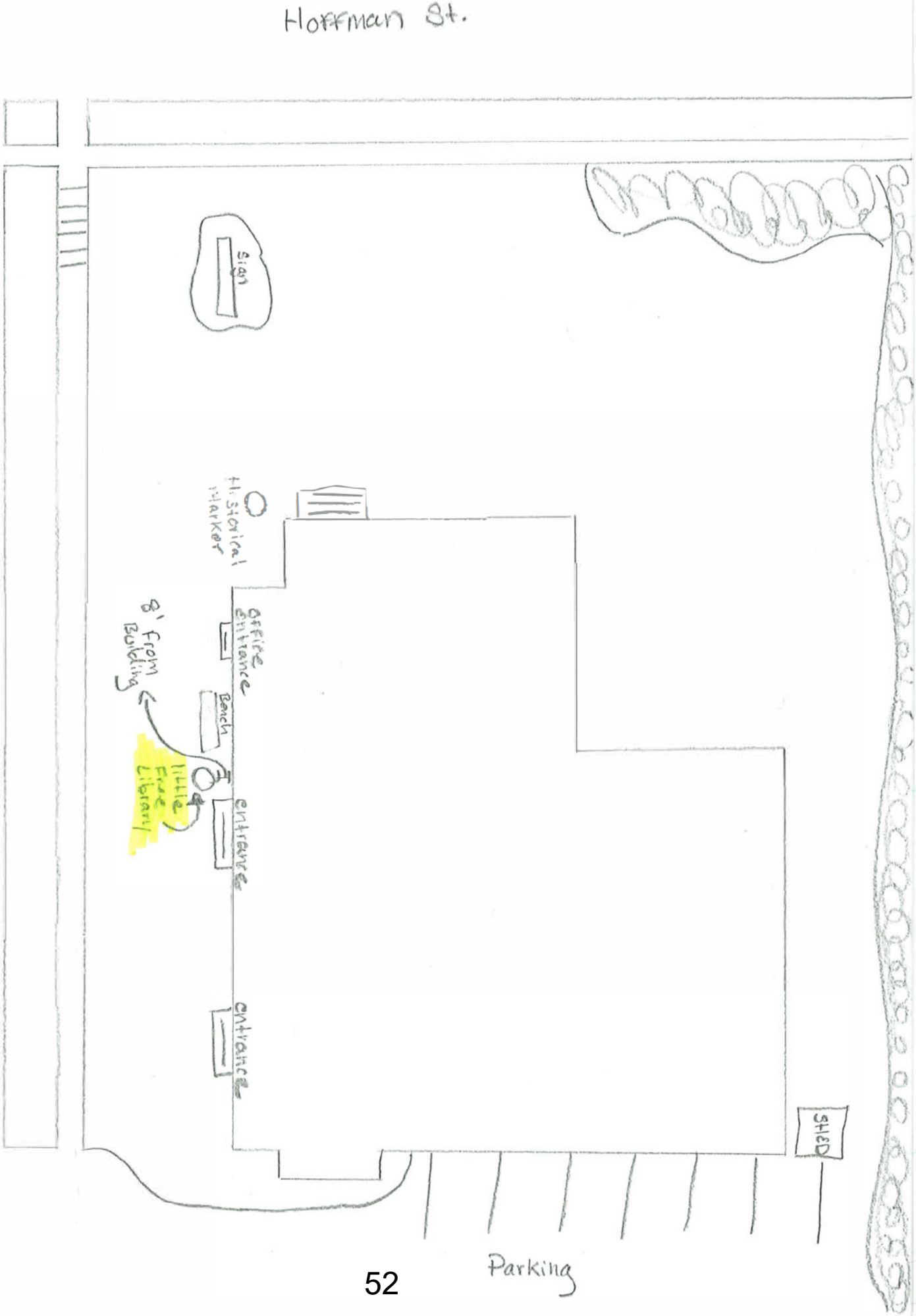
PROPOSED AREA/ DIMENSIONS

LOT AREA (SQ FT) 2 sq ft. **LOT COVERAGE (%)** 0.00001% **HEIGHT** 4'

TOTAL FLOOR AREA _____ **FLOOR AREA RATIO** _____

CHECKLIST

- ☐ **SURVEY**
- ☐ **CURRENT SITE IMPROVEMENTS** (include structures, sidewalks, decks, streets, fences, etc)
- ☐ **PROPOSED IMPROVEMENTS, DISTANCES FROM OTHER IMPROVEMENTS/PROPERTY LINES, DIMENSIONS**
- ☐ **LOCATION OF FLOOD PLAINS, WATERSHED, WETLANDS, EASEMENTS, CRITICAL DUNES**
- ☐ **DESCRIPTION OF PROPOSED USE INCLUDING ACTIVITIES** _____


Hoffman St.
Griffith St.
Sign
Historical Marker
Office entrance
8' from Building
Bench
Little Free Library
entrance
entrance
SHED
Parking

Approximate External Dimensions

