

From: [Joe Milauckas](#)
To: [Sean Homyen](#)
Cc: [Andrew Milauckas](#)
Subject: Swingbridge-Public Hearing 4/10/25
Date: Thursday, April 17, 2025 3:19:08 PM

Mr. Sean Homyen, Douglas Planning and Zoning Administrator
Douglas Planning Commissioners

Greetings Administrator Homyen and Douglas Planning Commission,

This letter regards the public hearing for the Swingbridge application for site plan amendment. I own parcel #59-016-016-00 next of the Swingbridge development. My parcel is adjacent to the proposed emergency access, pool, and pool house and Units 12 and 13 to the east. I have a couple questions and requests regarding the application.

1) Drainage Swale to Lake Kalamazoo- The final approval of the original application included a condition that Swingbridge would construct a surface water drainage swale to move water to the lake along my east property line and Swingbridge west property line. This was required to prevent flooding onto my parcel. Prior to the placement of much fill material brought in (without a permit) to elevate the Swingbridge development, large amounts of water from Blue Star Highway would be released through a basin and discharged onto the Swingbridge parcel and eventually flow to the lake. After the fill was brought in, that water was diverted and flooded onto my property. The City enforced a requirement upon Swingbridge to negate that the diversion of water. The required swale and culvert under the Swingbridge property to the lake were constructed by the developer. The City file contains the requirement and drain plan. The new site plan should reflect all aspects of the development. I request the amended site plan show and describe the drainage swale and culvert discharge to the lake. This is an important and necessary protection for the future use of our parcel.

2) Parcel Width- The proposed site plan does not indicate the width of the parcel proposed to be used for the access, pool, and pool house?

3) Setback- The proposed plan does not indicate the set back from my property line to the access road. What is the ordinance required setback?

4) Setback- The proposed plan does not indicate the distance from my property line to pool deck structure, and pool house?

5) Pool Shrubs- The shrubs along the pool on the original site plan should remain,

6) Height limits- What is the maximum height of the pool house? Recommend 12 feet.

7) The entrance onto the access from Union Street appears to show an apron radius that extends southerly across Union easement in front of our parcel. This would likely create an issue when we intend to place our future driveway in that location. Can that be adjusted?

Thank you for your consideration of these questions. Sean, If you have questions regarding any of these items please contact me to discuss prior to the rescheduled planning commission public hearing.

Sean, please confirm your receipt of this letter prior to the hearing. Thanks.

Joe Milauckas. 616 994-2617. lsr@wmol.com