

MINUTES

CHARTER TOWNSHIP OF BRIGHTON
PLANNING COMMISSION
4363 BUNO ROAD
BRIGHTON, MI 48114

AUGUST 27, 2019
SPECIAL MEETING
7:00 P.M.
(810) 229.0562

Chairman S. Holden called the meeting to order at 7:00 P.M. The Pledge of Allegiance was said.

Present: J. Stinedurf, C. Doughy, D. Schiffko, S. Holden

Absent: L. Herzinger, M. Slaton, B. Prine

CALL TO THE PUBLIC

None.

AGENDA

C. Doughy moved and D. Schiffko seconded to approve the agenda as presented.

Motion carried.

MINUTES

C. Doughy moved and D. Schiffko seconded to approve the minutes of the August 12, 2019 regular meeting as presented.

Motion carried.

BUSINESS

PUBLIC HEARING ON CONDITIONAL REZONING FROM COM-PUD (COMMERCIAL PLANNED UNIT DEVELOPMENT) TO I-1 (INDUSTRIAL) FOR DREAM KITCHENS; ADDRESS: WHITMORE LAKE RD.; OWNER: ROVEY BRIGHTON OCEOLA LLC; APPLICANT: 3V PROPERTIES LLC; TAX ID#: 12-32-300-028; ZONING: COM-PUD

K. Mathews, Township Planner, overviewed her letter dated August 21, 2019 and the draft CZA dated August 7, 2019 by John Harris, Township Attorney. D. Cabage, Township Engineer, overviewed his letters dated August 23, 2019 and August 9, 2019. The Fire Department's letter dated July 19, 2019 was reviewed. Colleen Vanderhovel, Dream Kitchens, overviewed the project. Wayne Perry, Desine Inc., overviewed the engineering aspects of the project. Anthony Pucci, Pucci & Vollmar Architects PC, briefly overviewed the planned architecture for the project.

PUBLIC HEARING

The public hearing opened at 7:30 p.m.

Barry Meyer, W. Bloomfield, stated that as an adjacent neighbor that he is in support of the proposal.

The public hearing closed at 7:32 p.m.

D. Schiffko moved and J. Stinedurf seconded to recommend to the LCPC and the Township Board that the rezoning for Dream Kitchens from COM-PUD to Conditional I-1 be approved, contingent upon the fact that only the uses outlined in the draft August 7, 2019 Conditional Zoning Agreement (CZA) would be allowed for the future 8,160 sq. ft. lease building and that only the improvements shaded on the conceptual drawing would be built at this time.

Motion carried.

REPORTS AND CORRESPONDENCE

J. Stinedurf - Utilities Committee meeting update.

K. Mathews - Upcoming PC and Master Plan meetings.

CALL TO THE PUBLIC

None.

ADJOURNMENT

C. Doughy moved and D. Schiffko seconded to adjourn.

Motion carried.

The meeting adjourned at 8:02 P.M.

September 9, 2019

Respectfully submitted,

Steve Holden, Chairperson

Jeff Stinedup, Secretary

Kelly Mathews, Recording Secretary