

FARMINGTON PLANNING COMMISSION PROCEEDINGS
City Council Chambers 23600 Liberty Street
Farmington, Michigan
Monday, July 9, 2012

Chairperson Christiansen called the meeting to order at 7:00 p.m. in the Farmington City Council Chambers, 23600 Liberty Street, Farmington, Michigan.

ROLL CALL

Present: Babcock, Bowman, Chiara, Christiansen, Crutcher, Gronbach, Scott
Absent: None.

A quorum of the Commission was present.

OTHER OFFICIALS PRESENT: City Manager Pastue, Building Inspector Koncsol.

APPROVAL OF AGENDA

MOTION by Scott, seconded by Crutcher, to approve the agenda as submitted.

Motion carried, all ayes.

APPROVAL OF ITEMS ON CONSENT AGENDA

A. Minutes of Regular Meeting – June 11, 2012

MOTION by Chiara, seconded by Crutcher, to approve the items on consent agenda.
Motion carried, all ayes.

Consideration to Approve Façade Renovation – Drakeshire Plaza, 35103-35235 Grand River.

Pastue stated the City has been working with the new property owners of the Drakeshire Plaza to address an ongoing property maintenance issue with the facades for the three buildings in the center.

Lonny Zimmerman, architect for the project, provided samples of materials that they are proposing to use.

Questions were entertained from Commissioners.

Scott expressed concerns with the amount of glazing along the front and with the use of the module panels.

Further discussion was held regarding the panels and how they are fastened.

Gronbach inquired about the lighting improvements and stated that specs for exterior lighting need to be submitted to make sure it meets Code.

Zimmerman stated that parking lot lighting will not be changed and that they are repaving the parking lot and only repairing the sidewalk where needed.

Pastue reiterated that the review and focus has been on addressing the property maintenance aspect of the shopping center.

MOTION by Bowman, seconded by Chiara, to move to approve façade renovation at the Drakeshire Plaza, located at 35103-35235 Grand River, as it relates to the façade changes, the canopy and soffits and the sidewalk upgrade, with the addendum that photometric plans regarding the lights will be provided with the construction plans.

ROLL CALL:

Ayes: Babcock, Bowman, Chiara, Christiansen, Crutcher, Gronbach.

Nays: Scott.

MOTION carried six to one.

Consideration to Approve Site Plan – St. Gerald Parish Garage Renovation, 21300 Farmington Road.

John Paul Manier, architect for the project, presented the site plan of the property and stated that they are planning to remove the existing garage and put an addition on, with no change in parking or drive.

Pastue stated this is a straightforward issue and within the permitted use for zoning with no dimensional issues associated with the project, meeting all setback and height requirements.

Further discussion was held.

MOTION by Gronbach, seconded by Scott, to move to approve the site plan for the St. Gerald Parish Garage Renovation at 21300 Farmington Road as submitted, with the stipulation that if any substantive changes are made in the plans they must be reviewed by City Administration.

MOTION carried, all ayes.

PUBLIC COMMENT

Patrick Thomas inquired about recourse for horse request.

COMMISSION COMMENTS AND ANNOUNCEMENTS

Christiansen stated some trees were lost in the recent storms.

Pastue stated sidewalk repairs are ongoing on Grand River.

Bowman inquired about the orange cones in front of the sledding hill.

Pastue stated that slabs will be replaced on Farmington Road north of Shiawasse to Ten Mile Road.

The closing of Happy's Pizza was discussed.

Pastue indicated that there are currently no agenda items for August Planning Commission meeting.

ADJOURNMENT

MOTION by Crutcher, seconded by Scott, to adjourn the meeting.

Motion carried, all ayes.

The meeting was adjourned at 8:10 p.m.

Respectfully submitted,

Secretary