

CITY OF GROSSE POINTE WOODS, MICHIGAN
20025 Mack Plaza Dr.
Planning Commission Meeting Agenda
September 27, 2011
7:30 p.m.

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **PLEDGE OF ALLEGIANCE**
4. **ACCEPTANCE OF AGENDA**
5. **RECOGNITION OF COUNCIL REPRESENTATIVE/S**
6. **APPROVAL OF MINUTES:**
Planning Commission – 08/23/11
7. **BUILDING OFFICIAL'S MONTHLY REPORT:**
Building Department Report – August - 2011
8. **COUNCIL REPORT:**
Commission Member Vitale
9. **INFORMATION ONLY - COUNCIL REPRESENTATIVE FOR NEXT MEETING:**
Commission Member Dickinson
10. **NEW BUSINESS:**
Sub-Committee Reports:
2020 Plan (Chair Hamborsky/Vitale/Fuller/Gilezan)
Business & Development (Chair Evola/Dickinson/Richardson)
Special Sign Ordinance (Chair Vaughn/Evola/Fuller)
11. **ADJOURNMENT**

Submitted by: Gene Tutag, Building Official

313-343-2426

IN ACCORDANCE WITH PUBLIC ACT 267 (OPEN MEETINGS ACT) POSTED
AND COPIES GIVEN TO NEWSPAPERS

Notice: The City of Grosse Pointe Woods will provide necessary, reasonable auxiliary aids and services, such as signers for the hearing impaired, or audio tapes of printed materials being considered at the meeting to individuals with disabilities. All such requests must be made at least five days prior to said meeting. Individuals with disabilities requiring auxiliary aids or services should contact the City of Grosse Pointe Woods by writing or calling the A.D.A. Coordinator or the City Clerk's office, 20025 Mack Plaza, Grosse Pointe Woods, MI 48236 (313)343-2445; or Telecommunications Device for the Deaf TDD) (313)343-9249.

PLANNING COMMISSION
08-23-11 - 035

MINUTES OF THE REGULAR MEETING OF THE PLANNING COMMISSION OF THE CITY OF GROSSE POINTE WOODS HELD ON AUGUST 23, 2011, IN THE COUNCIL-COURT ROOM OF THE MUNICIPAL BUILDING, 20025 MACK AVENUE, GROSSE POINTE WOODS, MICHIGAN.

The meeting was called to order at 7:33 p.m. by Chair Vaughn.

Roll Call: Chair Vaughn
Planning Commissioners: Evola, Fuller, Gilezan, Hamborsky, Richardson, Vitale

Absent: Dickinson

Also Present: City Attorney Charles Berschback
Building Inspector Tutag
City Clerk Hathaway

Motion by Evola, seconded by Vitale, that Commission Member Dickinson be excused from tonight's meeting.

Motion carried by the following vote:

YES: Evola, Fuller, Gilezan, Hamborsky, Richardson, Vaughn, Vitale
NO: None
ABSENT: Dickinson

The Commission, Administration, and audience Pledged Allegiance to the Flag.

Motion by Evola, seconded by Fuller, that all items on tonight's agenda be received, placed on file, and taken in order of appearance.

Motion carried by the following vote:

YES: Evola, Fuller, Gilezan, Hamborsky, Richardson, Vaughn, Vitale
NO: None
ABSENT: Dickinson

The Chair recognized Council Member Ketels, who was in attendance as the City Council Representative.

Motion by Richardson, seconded by Evola, regarding **Approval of Minutes**, that the Regular Planning Commission Minutes of July 26, 2011, as amended.

PLANNING COMMISSION
08-23-11 - 036

Motion carried by the following vote:

YES: Evola, Fuller, Gilezan, Hamborsky, Richardson, Vaughn, Vitale
NO: None
ABSENT: Dickinson

Discussion ensued regarding **City Ordinance #40-370(2)(h)**. The Building Official provided an overview, which included the neighboring Grosse Pointe communities ordinances, and he requested direction from the Planning Commission as to what additional information the Commission may need to consider any changes to the Zoning ordinance.

Following discussion, there was a consensus of the Commission to schedule a workshop on September 27, 2011, prior to the regular Commission Meeting. The Chair stated he would prepare a report based on tonight's discussion for further discussion at a workshop and asked the Building Official to provide additional information regarding regulations, property values, and comparables.

The Building Official provided his Monthly Report:

- A meeting was held with the developers of The Rivers to discuss progress. It was reported that interest has been shown in the condominiums, which will be at a cost of approximately \$190,000, developers are beginning to bid out aspects of the project, digging will begin in January, and developers are reviewing for TIFF Brownfield.
- Rodent problems were reported on Cook. The Building Department will distribute informational packets.

Commissioner Vaughn gave a report to the Commission on City Council action taken at their meetings on August 1, 2011, and August 15, 2011.

Under New Business, the following items were discussed:

- 2020 Plan Committee: Commissioner Hamborsky will schedule a meeting for next month. Wednesday, September 14, 2011, at 7:45 p.m. was proposed.
- Business and Development Committee: Commissioner Evola gave an overview. She stated that efforts of the 2020 Plan and Business and Development Committees are duplicative and suggested combining the two committees.
- Special Sign Ordinance: No action taken.
- Council Member Ketels responded to the Chair's request for an update regarding Council candidates for the November 8, 2011, General Election.
- The Building Official provided an update regarding University Liggett's grade and water retention on the residential properties.
- The Chair announced the Grosse Pointe Woods Foundation is holding a fundraiser at the Grosse Pointe Yacht Club on September 8th, and he invited all to attend.

PLANNING COMMISSION
08-23-11 - 037

Motion by Evola, seconded by Gilezan, that the Planning Commission Meeting adjourn at 9:18 p.m. PASSED UNANIMOUSLY.

Respectfully submitted,

Lisa Kay Hathaway
City Clerk

**City of Grosse Pointe Woods
BUILDING DEPARTMENT
Monthly Financial Report – August 2011**

Permits Issued:	129	
Rental Certificates:	8	Total Amount: \$ 17,863
Vacant/Foreclosure:	7	

CODE ENFORCEMENT

Abandoned/Foreclosure Compl. Notices Issued:	2
# of Complaints Investigated by Code Enforcement:	46
Closed Due to Compliance:	31
Open for Longer Compliance Time:	15
Citations Issued:	89
Early Trash Notices:	8
Code Violation Notices to Residents:	31
Tall Grass Notices Issued:	65
Stop Work notices to Contractors (working w/o permit):	14
Outside Storage:	4

NEW BUSINESS