

PLANNING COMMISSION  
10-25-05 - 040

MINUTES OF THE REGULAR MEETING OF THE PLANNING COMMISSION OF THE CITY OF GROSSE POINTE WOODS HELD ON OCTOBER 25, 2005 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 Zolik.

Roll Call: Chair Zolik

Commissioners: Gilezan, Hamborsky, Hames, Ismail, Richardson, Vaughn, Vitale

Also Present: Assistant City Attorney C. Berschback  
Building Official Tutag  
Recording Secretary St. Peter

Motion by Hamborsky, seconded by Hames, 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: Gilezan, Hamborsky, Hames, Ismail, Richardson, Vaughn, Vitale, Zolik  
NO: None  
ABSENT: None

Chair Zolik welcomed and thanked Council Member Spicher, as Planning Commission Representative, for his attendance at tonight's meeting.

Motion by Richardson, seconded by Vitale, regarding **Approval of Minutes**, that the regular Planning Commission Minutes of September 27, 2005 BE APPROVED as submitted.

Motion carried by the following vote:

YES: Gilezan, Hamborsky, Hames, Ismail, Richardson, Vaughn, Vitale, Zolik  
NO: None  
ABSENT: None

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The first item on the agenda was regarding **Proposed Rear Addition: Champs Restaurant, 20515 Mack Avenue:**

The following individual was heard:

James Champion  
Champs Restaurant  
20515 Mack Avenue

Motion Gilezan, seconded by Hames, concerning the Proposed Rear Addition: Champs Restaurant, 20515 Mack Avenue, that the Planning Commission APPROVE the plans dated September 25, 2005, subject to:

1. Construction to commence within six months and be complete in one year;
2. Screening of the dumpster be incorporated to the satisfaction of Mr. Champion and Mr. Tutag;
3. Any lighting added will not project onto other properties;
4. The brick of the addition match that of the existing building.

Motion carried by the following vote:

YES: Gilezan, Hamborsky, Hames, Ismail, Richardson, Vaughn, Vitale, Zolik

NO: None

ABSENT: None

The next item on the agenda was concerning Verbal Report - **Building Official's Monthly Report**. Mr. Tutag reported on the following matters:

- Demolition permit was approved for a house at 1537 Anita. A new house will be constructed on the property.
- The library project is moving along with the landscaping started today.
- The St. John project continues and is taking up quite a bit of administrative staff time. Therefore, there is nothing for review on the Accessory/Garage Height Ordinance Change. There will be something provided to the Commission at the next regularly scheduled Planning Commission meeting.

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- The Accessory/Garage Height Ordinance Change needs to be appropriately specific for additions of accessory structures under 100 feet.
- Site Plan Review Ordinance is in final form with a checklist for proposed projects.

The next item on the agenda was concerning **Verbal Council Report - September 19 - Hames, and October 24, Vitale:**

Concerning the September 19<sup>th</sup> City Council meeting, Commissioner Hames indicated there was nothing to report.

Concerning the October 24<sup>th</sup> Committee-of-the-Whole meeting, Commissioner Vitale indicated there was a presentation by Planning Consultants Carlisle Wortman, who presented the final draft of the Master Plan, which was well received by the Council. The Master Plan draft now goes to adjoining communities for review and comment.

Commissioner Vitale also indicated that Carol Evola was approved to fill the Planning Commission vacancy. She will be sworn in at the City Council meeting of November 7, 2005.

The next item on the agenda was concerning **New Business**. The following items were discussed:

Mr. Tutag invited the Planning Commission to attend a six-week program entitled Citizen Planner, to be hosted by Michigan State University at Macomb County Community College in February 2006.

Motion by Vitale, seconded by Hames, to adjourn the Planning Commission meeting at 8:35 p.m.

Motion carried by the following vote:

YES:	Gilezan, Hamborsky, Hames, Ismail, Richardson, Vaughn, Vitale, Zolik
NO:	None
ABSENT:	None