

FRENCHTOWN CHARTER TOWNSHIP
PLANNING COMMISSION MEETING
August 17, 2023

The meeting was called to order at 7:00 p.m.

SIG *Fred Calkins*
APPROVED

Roll call: Dennis Staelgraeve
Brian Dotson Fred Calkins
Bill VanDaele Don Abrams Chris Collins
Absent: Tim Stiff

Also present: Kelly McIntyre, CIB Planning, Marketing & Economic Development

Dave Uhl, Economic Development/Public Safety Director, Frenchtown
Gary Dahl, Building Official, Frenchtown

2 interested citizens in person.

A quorum being present, Dennis Staelgraeve called the meeting to order at 7:00 p.m. This meeting was held under the Open Meetings Act.

Item No. 1 Call to Order.

Item No. 2 Pledge of Allegiance.

A Pledge of Allegiance was conducted.

Item No. 3 Roll Call.

A Roll Call was taken. Mr. Tim Stiff was absent.

Item No. 4 Approval of Agenda.

Motion

Moved By: Don Abrams

Supported By: Brian Dotson

A Motion was made to approve the agendas presented.

MUC

Item No. 5 Approval of Minutes of July 6, 2023.

Motion

Moved By: Fred Calkins

Supported By: Bill VanDaele

A Motion was made to approve the Minutes as presented.

MUC

Item No. 6 Public Comment on Non-Agenda Items Only.

No comments.

Item No. 7 New Business.

- a. **Site Plan Review for Mall Road Condominiums, Parcel 07-317-002-13, on Mall Road.**
The applicant is proposing to develop a 17.55 vacant parcel with 59 semi-attached multiple family units. Units are proposed as 3 bedrooms and 1,600 square feet. The development will connect to two existing stub streets at the Landings of Cedar Creek to the south. Four (4) detention ponds and a concrete culvert at the Campeau Drain Crossing are proposed. The property is zoned R-3-B, Multiple Family Residential District.

Kelly McIntyre, CIB Planning gave a presentation on review documents and provided any additional information.

Fahd Khalil and Rob Donovan representative for Soave Homes, the Mall Road Condominiums spoke. Board Members discussed.

No further discussion.

Motion

A motion was made to approve the Site Plan submittal for the Mall Road Condominiums in accordance with conditions as outlined in the Planners review including the addition of improved lighting along the roadways. Applicant will complete the remaining scope of the Condominium development on an administrative level with the Building Department.

Moved By: Chris Collins

Supported By: Don Abrams

Roll Call Vote: Dennis Staelgraeve -Y Brian Dotson -Y Bill VanDaele -Y
Chris Collins -Y Don Abrams – Y Fred Calkins-Y

MUC

b. Discussion of Campground zoning text amendments

Kelly McIntyre, CIB Planning gave a presentation on review documents for the Campground zoning text amendments and provided any additional information.

Mr. Rick Haines from Camp Lord Willing spoke.

Members discussed.

No further discussion at this time.

Item No. 8 Old Business.

No discussion.

Item No.9 Public Comment on Non-Agenda items.

No discussion

Item No. 10 Adjournment.

Motion

Moved By: Fred Calkins

Supported By: Don Abrams

A motion was made to adjourn the meeting at 8:00 p.m.

MUC