

FRENCHTOWN CHARTER TOWNSHIP  
PLANNING COMMISSION WORKSHOP SPECIAL MEETING

November 11, 2021

The workshop special meeting was called to order at 7:04 p.m.

Roll call: Paul Thoma Hillary Venier Fred Calkins  
Chris Collins Brian Dotson Dennis Staelgraeve

Absent: Don Abrams

Also present: Mario Ortega, McKenna Associates, Township Planning Consultant  
Natalie Askar, Planning Commission Recording Secretary

0 interested citizens in person

0 interested citizens via Zoom

A quorum being present, Chairman Paul Thoma called the meeting to order at 7:04 p.m. This meeting was held under the Open Meetings Act.

**Item No. 1 Agenda Approval.**

**Motion**

Moved By: Dennis Staelgraeve

Supported By: Fred Calkins

A motion was made to approve the agenda as presented.

MUC

**Item No. 2 Minutes of October 21, 2021, Meeting.**

**Motion**

Moved By: Hillary Venier

Supported By: Fred Calkins

A motion was made to approve the minutes for the October 21, 2021, Planning Commission meeting as presented with the addition to place on file the correspondence between Chairman Paul Thoma and Cole Beehn.

MUC

**Item No. 3 Review and Discussion: Frenchtown Zoning Ordinance Articles 4 starting at Section 4.19 - Revision.**

Mario Ortega, McKenna Associates, Township Planner, presented the proposed changes to Article 4 starting at section 4.19 Funeral Homes.

The Commission reviewed and discussed Article 4 – Use Standards. The sections reviewed are as follows:

- 4.19 Funeral Homes
- 4.20 Gas Stations
- 4.21 Gun Range - Indoor

- 4.22 Gun Range - Outdoor
- 4.23 Hazardous Substances Storage
- 4.24 Home Base Businesses
- 4.25 Hospitals
- 4.26 Hotel/Motels

**Item No. 4 Old Business.**

There was no old business discussed.

**Item No. 5 New Business.**

There were no citizens present or via Zoom to open the floor for questions, comments, or concerns to the Planning Commission.

Chairman Paul Thoma asked the Commissioners if they would be willing to meet again December 2, 2021 to continue reviewing the proposed Zoning Ordinance. The entire Commission was willing to meet to continue the review process.

**Item No. 6 Administrative Reviews Update/Chairperson.**

- Township Board Report from Chris Collins, Township Trustee.
- ZBA Report from Fred Calkins, Planning Commission Liaison.
- Planning Commission October Agenda and report from Paul Thoma, Planning Commission Chair
  - o Avalon Townhomes – REZONING
  - o Chick-Fil-A – FINAL SITE PLAN
  - o Monroe Storage Units – TENTATIVE SITE PLAN
  - o Jonna Properties – Frenchtown Plaza – SPECIAL USE
  - o Jonna Properties – Frenchtown Plaza – TENTATIVE SITE PLAN

**Item No. 7 Adjournment.**

**Motion**

Moved By: Dennis Staelgraeve

Supported By: Chris Collins

A motion was made to adjourn the meeting at 9:32 p.m.

MUC