

**PLANNING COMMISSION SPECIAL MEETING
WHICH INCLUDED A WORKSHOP STUDY SESSION
CITY OF WIXOM
49045 PONTIAC TRAIL
MONDAY, JUNE 22, 2009 – 7:30 PM**

Acting Chairman Gottschall called the meeting to order at 7:30 pm.

The Pledge to the Flag was given.

PRESENT:

Phillip Carter
Jim Crowley
Kurt Gottschall, Acting Chairman
William Henning
Nick Kennedy

CITY STAFF:

John R. Lipchik, Building Official

RECORDING SECRETARY:

Jennifer Garrett

ABSENT:

William Day, Chairman (unexcused)
Cory Lupinacci (excused)
James Maher (unexcused)
Guy York (unexcused)

There being a quorum, the meeting was declared in session.

CHANGES OR ADDITIONS TO THE AGENDA:

There were no changes or additions made to tonight's agenda.

APPROVAL OF MINUTES:

June 1, 2009 Regular

MOTION and second by Mr. Crowley and Mr. Henning to approve the June 1, 2009 Regular Minutes as submitted.

VOTE:

MOTION CARRIED

CORRESPONDENCE:

There was no correspondence received for tonight's meeting.

CALL TO THE PUBLIC:

There were no comments made by the public.

CONSENT AGENDA:

SET A PUBLIC HEARING FOR SPECIAL USE #09-007: SAM BASHIR, ADVANCED AUTO RECYCLERS, 5634 PLANTATION DRIVE, COMMERCE TWP., MI 48382: The applicant is seeking special use approval to have outside storage of metal storage containers and vehicles waiting to be dismantled. The Wixom Municipal Code, Section 18.09.020 requires approval from the Planning Commission for this request. The property is located at 47000 West Road and zoned M-1, Light Industrial. The tax parcel number is 22-04-351-018.

MOTION and second by Mr. Carter and Mr. Crowley to set a public hearing date for Special Use #09-007 for the July 27, 2009 Workshop Meeting.

VOTE:

MOTION CARRIED

TABLED MOTIONS:

There were no tabled motions on the agenda for this meeting.

UNFINISHED BUSINESS:

There was no unfinished business listed on the agenda for this meeting.

NEW BUSINESS:

There was no new business included on the agenda for this meeting.

CALL TO THE PUBLIC:

There were no comments made by the public.

COMMISSION COMMENTS:

Mr. Carter indicated that he noticed the sign over by Country Corners, the big red one.

Mr. Lipchik told him it is a mock-up so that way the ZBA can take a look at its size and placement.

Mr. Carter then asked if that is also going to be the appearance, and Mr. Lipchik replied no it is just temporary.

Mr. Carter commented he saw the sign and read about contacting Mr. Lipchik, but he just wanted to ask the question.

Acting Chairman Gottschall asked what it is.

Mr. Lipchik stated Marvin Poota wants a ground sign which are not allowed in the VCA, and so he is going in front of the ZBA to try to get relief.

Acting Chairman Gottschall questioned if it came before the Planning Commission already, and Mr. Lipchik said it doesn't have to come before the commissioners.

Acting Chairman Gottschall remarked that a sign does not have to come before us in the VCA, and then he asked if that is a change with the new ordinance.

Mr. Lipchik said no and explained that since it is not allowed in the VCA the only kind of relief they can get is from the ZBA. They can not come to the Planning Commission for a waiver. They can on other signs that are allowed, but that ground sign is not allowed. So the only way they can get relief is to go in front of the ZBA. He commented to the commission members that if they would like to communicate with the members and go on public record they are more than welcome to send him a letter or an email.

Acting Chairman Gottschall inquired when that meeting is.

Mr. Lipchik advised it is Monday, July 13, 2009.

Acting Chairman Gottschall stated he would encourage as many of his fellow commissioners as possible to make the time and take the time to come to that meeting along with him so we can all voice our opinions. He, for one, doesn't know what the thought process is for the ZBA regarding this request; but we have put some very stringent rules in place for signage for a reason.

STAFF COMMENTS:

Mr. Lipchik stated the phone call he received at the beginning of the meeting was Mr. Lupinacci's wife asking to excuse Mr. Lupinacci from tonight's meeting as he is on a telephone interview.

There were no additional comments made by staff.

ADJOURNMENT:

This meeting of the Wixom Planning Commission was adjourned on motion and second by Mr. Kennedy and Mr. Carter at 7:39 pm.

Jennifer Garrett
Recording Secretary
June 23, 2009