

## **AGENDA**

**Lyon Township Planning Commission  
Monday, December 8, 2003  
7:00 p.m.**

**Call to Order**

**Pledge of Allegiance**

**Approval of Agenda**

**Approval of Consent Agenda**

**Comments from Public on Non-Agenda Items**

### **Public Hearings**

AP-03-09, Elkow Planned Development, 11 Mile and Milford Roads, Applicants: Hitech Building, LLC, and Ivanhoe Huntley Holding, LLC.

### **Old Business**

1. AP-03-10, Copperwood Planned Development, 10 Mile and Johns Road, Call for public hearing on Preliminary Plan.
2. AP-03-31, BMB Ventures L.L.C., Call for Public Hearing on rezoning request from R-0.3 to O-1 for part of 58560 Grand River, west of Milford Road.

### **New Business**

1. AP-03-35, Hornbrook Estates Planned Development, 11 Mile and Martindale Roads, Conceptual Review.
2. AP-03-37, AIS Property, Call for public hearing on rezoning request for 15 acres, Parcel #21-03-127-002, from RM-2, Multiple-family to B-3, General Business, located south of Pontiac Trail, north of I-96
3. AP-03-38, Freidlaender Planned Development, Pontiac Trail between 11 Mile Road and Silver Lake Road, Conceptual Review, Applicant: Lyon Development Associates, L.L.C.
4. Discussion of Zoning Ordinance Amendments to limit impervious surface

### **Cases for the December 22, 2004 Agenda**

Possible cases:

Master Plan Discussions:

- a. Parks and Recreation

- b. Ten Mile Road Design Plan
- c. Future Land Use Map

**Cases for Future Agendas**

1. AP-02-16, Twin Pines Condominium, site plan review, Applicant: Jeff Appel, west side of Martindale Road, south of Grand River (status: awaiting revised plans base on conceptual review).
2. AP-01-21, Hidden Oaks Site Condominium, site plan review, north side of Eight Mile Road, between Chubb Road and Currie Road (Recommended denial to the Township Board on 9/23/02; next step: Township Board review).
3. AP-01-32, Windridge Planned Development, R & J Development, applicant (status: awaiting revised plans).
4. AP-02-08, Arby's Restaurant, site plan and special land use, west side of Milford Road, north of Grand River (Status: revised site plan is required before setting public hearings for special land uses).
5. AP-02-18, Woodstream Development, site plan review, 23200 Pontiac Trail, east side of Pontiac Trail, between Nine and Ten Mile Roads.
6. Review and update of Township Master Plan.
7. Discussion of Zoning Ordinance requirements regulating the architectural design of commercial buildings.
8. AP-03-06, Langan Office Center, site plan review, five industrial buildings, Jamie Langan, Grand River and Milford Road.
9. AP-03-07, Aspen Group PD, 10 Mile and Milford Road; Conceptual Plan Review
10. AP-03-20, New Hudson Plaza, site plan review, commercial buildings, west side of Milford Road, north of Grand River Avenue (tabled 60 days, until January 2004)
11. AP-03-24, Erwin Orchard Planned Development, Pontiac Trail and Silver Lake and Kent Lake Roads, Site Plan Review.
12. AP-03-27, Pinehurst Planned Development, 10 Mile and Martindale Roads, Conceptual Review.
13. AP-03-32, Sprint Spectrum, Colocation of a Wireless Communications Facility, 10 Mile and Chubb Roads, Site Plan Review
14. AP-03-34, Lyon Ridge Planned Development, South side of 10 Mile Road, between Chubb and Johns Roads, Conceptual Review
15. AP-03-39, Kesto Gas Station, Eight Mile Road and Pontiac Trail, Site Plan Review

**Adjournment**

Note: Anyone planning to attend the meeting who has need of special assistance under the Americans with Disabilities Act (ADA) is asked to contact the Planning Commission Secretary (248-437-2240) 48 hours prior to the meeting. Our staff will be pleased to make necessary arrangements.