

Charter Township of Lyon  
Planning Commission  
Regular Meeting Minute  
July 12, 2010

Approved: August 9, 2010 as written

The meeting was called to order by Mr. O'Neil at 7:00 p.m.

Roll Call: Ed Campbell  
Michael Conflitti  
John Dolan, Board Liaison  
Kristofer Enlow  
Sean O'Neil  
Carl Towne

Absent: Lise Blades

Guests: 1

Also Present: Chris Doozan, McKenna Associates  
Phillip Seymour, Township Attorney

**Mr. Towne made a motion to excuse Lise Blades. Mr. Campbell supported the motion.**

**Voice Vote: Ayes: Unanimous  
Nays: None**

**MOTION APPROVED**

**APPROVAL OF AGENDA**

**Mr. Towne made a motion to approve the agenda as presented. Mr. Enlow supported the motion.**

**Voice Vote: Ayes: Unanimous  
Nays: None  
Absent: Blades**

**MOTION APPROVED**

**CONSENT AGENDA**

Mr. Enlow made a correction to the minutes, and the Recording Secretary made the change.

**Mr. Towne made a motion to approve the June 14, 2010 minutes as corrected. Mr. Enlow supported the motion.**

**Voice Vote: Ayes: Unanimous  
Nays: None  
Absent: Blades**

**COMMENTS FROM PUBLIC ON NON-AGENDA ITEMS**

Mr. Wickham stated that he came to the meeting to see if Tanglewood's setback change made it onto the agenda.

**PUBLIC HEARINGS** - None

**OLD BUSINESS**

**AP-10-08, Fence Ordinance – Update from sub-committee in regards to considering amendments to the current fence ordinance.**

Mr. Doozan reviewed the proposed revisions to Section 12.16 of the Zoning Ordinance, which deals with fences. These revisions have been reviewed by the fence committee.

There was discussion regarding allowing a privacy fence on larger lots. After discussion, Mr. Doozan recommended striking “wire or stock” regarding fence regulations for parcels of 2 acres or larger; it would read 6 ft. fence. The Commission also decided to remove board fences and rail fences as examples for decorative fences. Bullet 4 under B was also removed.

Mr. Conflitti asked if there were any restrictions on color. Mr. Doozan stated no.

**Mr. Towne made a motion to set a public hearing for AP-10-08, Fence Ordinance for August 9, 2010. Mr. Campbell supported the motion.**

<b>Voice Vote:</b>	<b>Ayes:</b>	<b>Unanimous</b>
	<b>Nays:</b>	<b>None</b>
	<b>Absent:</b>	<b>Blades</b>

**MOTION APPROVED**

**Master Plan Update**

Mr. Doozan reviewed the Industrial Analysis, highlighting Existing Development, Industrial Development Trends and Potential, Grand River Industrial Corridor, General Land Use Patterns and Land Use Issues.

There was discussion regarding the Walbridge property. There was also brief discussion regarding layering Grand River by keeping the frontage as commercial/small office. Industrial could be placed further away, possibly keeping it off the road and playing up the streetscape.

Mr. Towne suggested having a Planning Commission liaison on the Downtown Development Authority. Mr. Enlow suggested an email be sent to update the Commission regarding happenings with the DDA.

Mr. Doozan reviewed the Community Facilities. He highlighted Township Facilities, Fire Protection Services, Public Utilities, Library Facilities, Post Office, Cemeteries and School Facilities. There were comments made regarding opening another fire station on Grand River. There was brief discussion regarding the New Hudson Post Office and whether or not it could be expanded or possibly relocated.

**NEW BUSINESS**

**COMMUNITY REPORTS**

**Township Board Liaison** – Mr. Dolan informed the Commission that the Board is investigating installing 3 billboards on Township owned property that would have the possibility of providing the Township with a revenue stream. He asked that the Commission consider it.

**Planning Consultant** – Mr. Doozan reviewed the streetscape plan and reported that the east roundabout landscaping is progressing. He also reported that the Champion building would be demolished. Milford Road will be closed through July due to construction on the ring road.

**ADJOURNMENT**

**Mr. Campbell made a motion to adjourn the meeting at 9:35 p.m. due to no further business. Mr. Towne supported the motion.**

**Voice Vote:   Ayes:   Unanimous**  
**Nays:   None**  
**Absent: Blades**

**MOTION APPROVED**

The Regular Meeting of the Planning Commission was adjourned at 9:35 p.m.

Respectfully Submitted,

*Kellie Angelosanto*

Kellie Angelosanto  
Recording Secretary