

*****SPECIAL MEETING*****
Lyon Township Planning Commission
Agenda
Monday, February 28, 2011
6:30 p.m.

*Please turn off all cell phones and pagers or switch them to vibrate.
If you must respond to a call or page, please conduct your business in the lobby.*

Call to Order

Pledge of Allegiance

Roll Call

Approval of Agenda

Approval of Consent Agenda: None

Comments from Public on Non-Agenda Items

Rules of Procedure for Public Hearing and Business Items

1. **Chairman introduces case.**
2. **Staff reports and comments.**
3. **Applicant presentation.** Maximum 20 minutes allowed. All visual materials presented must be projected to allow simultaneous viewing by Commission and audience.
4. **Public hearing.** Persons making comments on public hearing items must state their name and address for the record. Public comments may be allowed for non-public hearing items at the discretion of the chairman.
5. **Applicant response opportunity.** Maximum of 5 minutes allowed.
6. **Planning Commission discussion and action.**

Public Hearings

None

Old Business

None

New Business

None

Additional Business

1. **Master Plan** – Continue work to update the Master Plan to incorporate the Vision Plan.
2. **Height Standards** – Discussion regarding height standards in New Hudson.

Possible Cases for the March 14, 2011 Agenda

1. **AP-11-01, Automobile Service Stations** – Consider amendments to Section 3.02 and Section 30.02(B)1 of the Zoning Ordinance, which would change the definition of automobile service stations and allow them as a special land use in the B-1 district; possibly schedule a public hearing. Tabled at the 2/14/11 meeting.
2. **AP-11-02a, Kroger Fuel Center**, northeast corner of 8 Mile and Pontiac Trail. Site plan review of a proposed fuel center to be added to an existing Kroger grocery store; discussion and possible action.
3. **AP-11-02b, Kroger Fuel Center**, northeast corner of 8 Mile and Pontiac Trail. Public hearing to consider a special land use request to allow the addition of a fuel center to an existing Kroger grocery store; discussion and possible action.
4. **AP-10-17, Amendments to Woodwind Village Phase II**, north side of 10 Mile Road, east of Currie Road. Consider amendments to the Woodwind PD Agreement and the Woodwind Village Phase II Condominium Bylaws; discussion and possible action. Tabled at the 2/14/11 meeting.
5. **AP-10-13, Twin Pines PD**, west of Martindale Road, south of Grand River Avenue. Consider final PD plan; discussion and possible action. Preliminary PD approval granted by the Board on 2/7/11.
6. **AP-08-21, Fellowship Evangelical Presbyterian Church**; map amendment to zone an annexed parcel at 22200 Pontiac Trail to R-0.3, Single Family Residential. Tabled at the 8/11/08 meeting.
7. **Master Plan** – Continue work to update the Master Plan to incorporate the Vision Plan.

Cases for Future Agendas

1. AP-08-16, Hutsfield Pond Planned Development, preliminary plan review, located at the northeast corner of Eight Mile Road and Griswold Road (Next step: Preliminary PD Plan).

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.