

Charter Township of Lyon
Planning Commission
Special Meeting Minutes
February 21, 2013

Approved: March 11, 2013

The meeting was called to order by Ms. Blades at 4:36 p.m.

Roll Call: Lise Blades, Vice-Chairman
Michael Conflitti, Secretary
Kris Enlow
Carl Towne

Absent: Ed Campbell
John Dolan, Board Liaison
Sean O'Neil, Chairman

Guests: 1

Also Present: Chris Doozan, McKenna Associates
Matt Quinn, Township Attorney
Leslie Zawada, CES

APPROVAL OF AGENDA

**Motion by Towne, second by Conflitti
To approve the agenda as presented.**

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

MOTION APPROVED

COMMENTS FROM PUBLIC - None

NEW BUSINESS

1. **AP-13-04, Stoneleigh PD – Phase 1, property located at the southwest corner of Ten Mile and Milford Road.**

Representing Stoneleigh: Karen Brown

Mr. Doozan reviewed the McKenna Associates memo dated 2/19/13. He recommended that the documents for the Stoneleigh PD be approved with the following conditions.

1. The Master Deed, Condominium Subdivision Plan/Exhibit B and Bylaws must be revised as noted in the McKenna Associates memo dated 2/19/13 prior to submittal to the Township Board.
2. Approval of the Township Engineer.

3. Approval of the Township Attorney.
4. No building or construction permits may be issued and no building or construction may begin until the Master Deed and Bylaws are recorded.

Ms. Zawada reviewed the CES memo dated 2/19/13. Civil Engineering Solutions, Inc. is recommending that the condominium documents be approved as noted in the memo with the recommendation that all items be addressed prior to being placed on the Township Board's Agenda. Ms. Zawada stated that her review letter is for Phase I only.

Ms. Brown stated that all comments will be addressed and provided back to the Township by Monday.

Mr. Towne commented that this is a great project.

Mr. Enlow questioned if the Fire Department has reviewed it. Ms. Zawada stated that she would make sure that the Fire Chief took a look at it. She explained that there is one road that extends past the point that we require a T turnaround but the Construction Plans have not been approved yet, so there would be time to address that road. Ms. Brown confirmed that a temporary barricade will be placed where that road extends and the Chief felt that was agreeable.

Mr. Conflitti questioned if there have been any inquiries yet into the property. Ms. Brown stated that there are people ready to sign purchase agreements.

Motion by Conflitti, second by Enlow

To recommend approval of AP-13-04, Stoneleigh PD – Phase I to the Township Board the Master Deed, Condominium Subdivision Plan/Exhibit B and Bylaws subject to McKenna Associates memo dated 2/19/13 and CES memo dated 2/19/13 of Phase I. Approval of the Township Engineer and Township Attorney.

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

MOTION APPROVED

ADJOURNMENT

**Motion by Towne, second by Enlow
To adjourn the meeting at 4:50 p.m.**

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

MOTION APPROVED

The Planning Commission meeting was adjourned at 4:50 p.m. due to no further business.

Respectfully Submitted,

Kellie Angelosanto

Kellie Angelosanto
Recording Secretary