

**Village of Dexter**  
**Planning Commission – Regular Meeting**  
**TUESDAY, July 6, 2004 at 7:30 pm**  
**7720 Ann Arbor Street**  
**Senior Center**

**AGENDA**

- I. Roll Call**
- |                |               |                         |
|----------------|---------------|-------------------------|
| John Baukema   | Matt Kowalski | Ray Tell                |
| Matt McCormack | Mary Kimmel   | Erik Lovell             |
| Scott Bell     | Peter Kumble  | Jim Carson – Ex Officio |
- II. Action on minutes from – June 7, 2004 Regular Meeting** Pages 1-3
- III. Approval of agenda**
- IV. Public Hearings – None**
- 1. Opening of Hearing
  - 2. Presentation of Proposal
  - 3. Opening of Hearing to Floor (Comments shall be limited to 10 minutes)
  - 4. Consideration of Matter by Commission
    - A. Four Courses of Action open to the Commission
      - (1). Approval
      - (2). Approval with Conditions
      - (3). Denial
      - (4). Tabling / Adjournment to future meeting.
- V. Pre-Arranged Citizen Participation**  
*Limit to those who pre-arrange participation before 5:00 pm Tuesday the week preceding the meeting. (10-minute limit)*  
**None**
- VI. Reports of Officers**
- A. Chairman Report – Peter Kumble
  - B. Opportunity for other Planning Commissioner concerns/issues –
    - i. Presentation to Peter Kumble
    - ii. Discuss employing a recording secretary - applications included Pages 7-8
  - C. Zoning Office Report – Allison Menard Pages 5-15
    - 1. Quarterly Report
    - 2. Joint Meeting – July 12, 2004 6:00-7:00 pm Scio Township Hall
- VII. Citizens Wishing to Address the Commission**  
*This area is intended for those in the audience not listed on the agenda that wish to speak. (5-minute time limit for individuals and 10-minutes for groups)*

**VIII. Old Business**

- A. Article 6, Landscaping Standards
  - B. DDA Parking Study Recommendations
- Included Separate  
Pages 17-33

**IX. New Business**

- A. Boulder Park Phase 2 – Preliminary Site Plan Review #1  
*Revised information included separately*
  - B. Planning Commission Bylaw Review
  - C. Planning Commission Officer Elections
- Pages 35-44  
Pages 45-50  
Page 51

**X. Proposed business for next agenda**

- A. Boulder Park
- B. Presentation DDA Parking Study Implementation – postponed
- C. Vacancy on Planning Commission
- D. Recording Secretary

**XI. Citizens wishing to address the Commission**

*This area is intended for those in the audience not listed on the agenda that wish to speak. (5-minute time limit for individuals and 10-minutes for groups)*

**XII. Adjournment**

**XIII. Communications**

- A. Roberts Rules of Order
- B. 2003 Water Quality Report
- C. Village June Master Plan DRAFT
- D. Washtenaw County Comprehensive Plan

**Site Plan Review Committee Meeting**

None