

DEXTER VILLAGE PLANNING COMMISSION
Monday, December 4, 2006
Regular Meeting

The meeting was called to order at 7:30 PM by Chair Kowalski at the Dexter Area Senior Center, 7720 Ann Arbor Street.

Present: Phillips, McCormack, Bell, Kowalski, Kimmel, Clugston, Wilcox, Carson, Vacancy

Approval of Minutes

-Moved Kimmel, support McCormack to approve the Regular Meeting Minutes for November 6, 2006.
Voice vote: Unanimous Motion Carried

Approval of Agenda

-Moved Clugston, support Bell to approve the agenda as presented.
Voice Vote: Unanimous Motion Carried

Public Hearings

A. Article 21, Site Plan Review and Approval

1. Opening of the hearing at 7:34 pm
2. Presentation by Allison Bishop, Community Development Manager
3. Opening of the hearing to the floor-none
4. Consideration of the matter by the Commission, Article 21, Site Plan Review and Approval
5. The hearing was closed at 7:45 pm

-Moved Clugston, support Kimmel the Planning Commission has been provided with documentation that suggest the proposed amendments would promote the implementation of the goals and objectives of the Master Plan therefore recommends that the Village Council adopt the proposed ordinance amendments to Article 21, Site Plan Review and Approval as amended.

Voice vote: Unanimous Motion Carried

Pre-Arranged Citizen Participation-none

Reports of Officers-

- A. Chair Kowalski-brief reminder the January Planning Commission is meeting on Wednesday, January 3, 2006 at the National City Bank Basement.
- B. Ex-Officio Carson states there is a meeting Tuesday, December 19, 2006 at 7:00 p.m. at the Scio Township Hall. A draft of the 425 Agreement on the Sloan Farm will be presented and requests that the Planning Commissioners attend this meeting.
- C. Commissioner Phillips attended a SEMCOG meeting where they discussed a rapid transit system.
- D. No other reports given
- E. Community Development Office Report-Allison Bishop
 - a. Village Council approved the PUD Area / Preliminary Site Plan on November 27, 2006 for the Dexter Retirement Community
 - b. Additional items can be reviewed in packet

Citizens Wishing To Address the Commission

1. Paul Cousins 7648 Forest, Dexter, informs the commission that he, Jim Seta-Village Council President and John Hanifan-Assistant Village Manager will meet with the Washtenaw County Road Commission on the bridge project.

Old Business

A. Consideration of: Zoning Ordinance Amendment, Article 7, Signs

-Moved Carson, support Bell the Planning Commission moves to set a public hearing for January 3, 2006 at 7:30 p.m. at the National City Bank basement, 8123 Main Street to allow the public to comment on the proposed amendments to Article 7, Signs.

Voice vote: Unanimous Motion carried

New Business

- A. Consideration of: Zoning Ordinance Amendment, Article 19, Planned Unit Development
-Moved Bell, support Clugston the Planning Commission moves to postpone the proposed amendments to January 3, 2007 to ensure that the Planning Commission has adequate time to comprehensively review the amendments and to allow time for an attorney review of the ordinance.
Voice vote: Unanimous Motion carried

- B. Discussion of: 2007-2012 Capital Improvements Plan-no motion

Proposed Business for Next Agenda

- A. Ordinance amendments- Article 19 and Article 7
- B. 2007-2012 CIP

Citizens Wishing To Address the Commission-none

Adjournment

-Moved Bell, support Kimmel to adjourn the meeting at 8:18 p.m.
Voice vote: Unanimous Motion carried

Respectfully submitted,

Brenda Tuscano
Recording Secretary

Filing Approved 1-3-07