

**Village of Dexter
Planning Commission – Regular Meeting
Monday, October 2, 2006 at 7:30 pm **
7720 Dexter Ann Arbor Road
Senior Center**

AGENDA

I. Roll Call Thomas Phillips Matt Kowalski, Chair Ray Tell
 Matt McCormack Mary Kimmel Derk Wilcox
 Scott Bell Kim Clugston Jim Carson – Ex Officio

II. Action on minutes from – September 5, 2006 - Regular Meeting minutes

III. Approval of agenda

IV. Public Hearings –

A. Greener Cleaner Cleaning Establishment SLU Request, 7050 Dexter Ann Arbor Road
Please bring/review information provided at the last meeting Pages 27-58 + separate

Order for Hearings

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)

VI. Reports of Officers

- A. Chairman Report – Matt Kowalski
- B. Planning Commissioners and Council Ex officio Reports
- C. Community Development Office Report – Allison Bishop
 - a. Master Plan Amendment review
 - i. Planning Advisory Board – September 25, 2006
 - ii. Board of Commissioners – October 18, 2006
 - b. ZBA Notice of Decisions

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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. Consideration of: Zoning Ordinance Amendment - Section 3.17, Fences

IX. New Business

- A. Consideration of: Department of Public Services Building and Salt Storage
- B. Consideration of: Recommended amendments to the Master Plan from the Washtenaw County Planning Department and the Washtenaw Area Transportation Study
- C. Consideration of: Set Public Hearing for United Methodist Retirement Communities Planning Unit Development Public Hearing

X. Proposed business for next agenda

- A. Dexter Area Library Final Site Plan
- B. DPW Final Site Plan
- C. United Methodist Retirement Communities/Gordon Hall Project Area Plan Public Hearing

XI. Citizens wishing to address the Commission

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XII. Adjournment

XIII. Communications

- A.
- B.

Site Plan Review Committee Meeting
October 30, 2006 at 5:00 pm
Village Offices, 8123 Main Street
Bell, Kimmel, Tell, Seta; (Alternate, Kowalski)

If you cannot attend, please contact alternate

DPW Site Visit, 3600 Central Street (first drive past the Central Street Railroad crossing) – October 2, 2006 at 6:45 pm