
Planning Commission Pre-meeting – 5:00 PM

Agenda Review

Planning Commission Meeting – 6:00 PM

- I. Call the Meeting to Order
- II. Roll Call
- III. Approve the Agenda of the April 25, 2023, regular meeting of the Planning Commission as printed.
- IV. Approve the Minutes of the March 28, 2023, regular meeting of the Planning Commission as printed.
- V. Consent Agenda – please see attached Consent Agenda
- VI. Site Plans and Public Hearings

**1. Second Hearing of Special Approval Case No. PRSA 22-04-03 (PSP 22-1396-A),
Restaurant with Outdoor Dining Patio – PUBLIC HEARING**

Parcel I.D. No. *13-27-302-015; T3N, R9E, SEC 27 ELIZABETH LAKE GOLF & COUNTRY CLUB SUMMER HOME SITES PART OF LOT 1 BEG AT PT DIST W 21.92 FT FROM NE LOT COR, TH ALG W LINE OF ELIZABETH LAKE RD AS WIDENED S 07-05-49 W 45 FT, TH S 20-37-00 W 102.92 FT, TH W 807.30 FT, TH N 00-05-00 E 140.40 FT, TH E 848.71 FT TO BEG, ALSO OF 'FURLER'S CRESTHAVEN' ALL OF LOT 1 5-14-21 FR 001 & 002*

Requesting: Special Approval to expand the outdoor dining patio of an existing restaurant.

Property Location: 4710 Cooley Lake Rd

Property Zoned: C-3, General Business

Applicant: Gerardo Sanchez

**2. Special Approval No. PRSA 23-03-01 (PCR 23-005), Used Vehicle Dealer Establishment
with General Vehicle Repair Facility – PUBLIC HEARING**

Parcel I.D. No. *13-25-200-019; T3N, R9E, SEC 25 PART OF NE 1/4 BEG AT PT DIST W 2012.82 FT & N 00-32-10 W 60.00 FT FROM E 1/4 COR, TH N 00-31-40 W 220.00 FT, TH E 140.00 FT, TH S 00-31-40 E 220.00 FT, TH W 140.00 FT TO BEG 0.71 A*

Requesting: Special Approval for a Used Vehicle Dealer Establishment (no outdoor display or storage) with a General Vehicle Repair Facility

Property Location: 2270 Elizabeth Lake Rd

Property Zoned: C-3, General Business

Applicant: Rite Trax Sales, LLC

3. Special Approval No. PRSA 23-03-02 (PCR 23-011), Major Vehicle Repair Facility – PUBLIC HEARING

Parcel I.D. No. 13-17-376-041: T3N, R9E, SEC 17 PART OF SW 1/4 BEG AT PT DIST N 00-19-22 E 764.09 FT & N 89-56-41 W 365 FT & S 00-19-22 W 298.98 FT & S 89-45-34 W 150 FT & S 00-19-22 W 67 FT & S 89-45-34 W 150 FT FROM S 1/4 COR, TH S 00-19-22 W 350 FT, TH S 89-45-34 W 312.94 FT, TH N 00-20-29 E 350 FT, TH N 89-45-34 E 312.83 FT TO BEG 2.51 A 5/3/90 FR 038

Requesting: Special Approval for a Major Vehicle Repair Facility. Applicant proposes to open a major vehicle repair facility for boat and jet ski repair with accessory retail sales.

Property Location: 6650 Highland Rd Suite 101

Property Zoned: C-4, Extensive Business

Applicant: Victor Cole

- VII. Discussions
- VIII. Public Comment
- IX. All Else
- X. Adjourn the Meeting

Planning Commission Participation Guidelines:

Members of the public will only be able to speak during the public comment period(s) provided during the meeting, unless otherwise permitted by the Chairperson. Public comments will be limited to three minutes per speaker. To provide for orderly public participation, a person wishing to speak must first state their name and address then request to be recognized by the Chairperson of the meeting. The Chairperson will recognize all persons wishing to speak during the public comment period. Prior to the meeting, members of the public may contact the members of the Planning Division to provide input or ask questions by email or mail to the Township employee/official and at the addresses listed below. Persons with disabilities in need of accommodations to be able to participate in the meeting should provide at least 24-hour advance notice to the listed Township employee by phone, email, or mail and an attempt will be made to provide reasonable accommodations.

Jeffrey M. Polkowski, AICP
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Site Plans Currently Under Administrative Review

Consent Agenda

Major Site Plans	1
Minor Site Plans	1
Change of Use	1

Major Site Plans

1.) MAJOR Site Plan No. PSP 23-1458, Sashabaw School Lofts

Location: 3000 Sashabaw Rd

Zoning: R-M2, Multi-Family Residential

This applicant is proposing to convert the existing school into residential units, build three accessory structures for garages, and a duplex.

Minor Site Plans

1.) MINOR Site Plan No. PSP 23-1456, Mobile MRI Concrete Pad

Location: 5210 Highland Rd

Zoning: O-2, General Office

This applicant is proposing to convert a portion of the parking lot to a space for a mobile MRI machine that will rotate between different locations throughout southeast Michigan.

Change of Use

1.) Change of Use No. PCR 23-012, Amazing Start Child Care Center

Location: 3360 Highland Rd

Zoning: C-3, General Business

This applicant is proposing to open a Child Day Care Center in a multi-tenant commercial property.