

FRENCHTOWN CHARTER TOWNSHIP
PLANNING COMMISSION WORKSHOP MEETING
June 2, 2016

The meeting was called to order at 7:00 p.m.

Roll call: Hedwig Kaufman Thomas Fox Hillary Schmitz
 Robert Thoma Ignazio Cuccia
 Dennis Staelgraeve Manfred Klein

Also present: Mark Mathe, Mannik & Smith Group, Township Engineer Representative
 Chris D. Khorey, McKenna Associates, Township Planning Consultant

Item No. 1 Agenda Approval.

Motion

Moved By: Thomas Fox Supported By: Dennis Staelgraeve

A motion was made to approve the Agenda as presented.

MUC

Item No. 2 Minutes of May 5, 2016.

Motion

Moved By: Thomas Fox Supported By: Hedwig Kaufman

A motion was made to approve the minutes of May 5, 2016 as presented.

MUC

Item No. 3 Zoning Amendments.

a. Full Sign Ordinance Draft

McKenna Associates, Christopher Khorey
Sign Ordinance Memorandum dated May 27, 2016

Mr. Khorey reviewed proposed amendments as listed on submittal document.

Discussion was had regarding the material as presented.

Page 10, Section 25.09: Clear Vision. Commission suggested revisions to the existing drawing for more clarification.

Page 11, Section 25.10: Permitted Signs in Residential and Agricultural Districts. Commission would like to keep the original wording for Section 1. B. ii Wall Signs.

Section 25.09: Clear Corner Vision, C. Freestanding, Section 1. C. part iii, members want original wording to stay. Also in that section part C Freestanding: Clarification pending for the section pertaining to a Home Occupation.

Page 16, Section 25.11: Signs Permitted in C-1, C-2, C-3, OS, R-1-O, LM, and GM Districts, B Further discussion and clarification will be necessary before any potential changes.

Part 3. Freestanding Signs, C., maximum area "72" square feet instead of 48.

Page 17, Part 6. Window Signs. , must comply with section 25.08 for lighting.

Also on page 17, Section 25.11: Non-Conforming Signs will require further review.

Commission members discussed definitions.

The use of the word Façade was discussed. It was suggested there be revisions and or addition to the use of this word in the amendments.

Mr. Khorey will continue with revisions and present at the next Workshop meeting for review.

No further discussion.

Item No. 4 Master Plan and Zoning Ordinance updates.

McKenna Associates, Christopher Khorey
Power Point Presentation, Master Plan/Zoning Ordinance Updates

Mr. Khorey gave his presentation for each section.

1. Master Plan.

a. Future Land Use-Specific Area

i. Pointe Aux Peaux commercial

Members reviewed the information and discussion was had.

ii. Telegraph/Heiss/North Monroe triangle

Members discussed a possible mixed zoning. Mr. Khorey will present possibilities at next meeting.

iii. North Telegraph

Members discussed creating a new category "Special Projects." Mr. Khorey will present ideas for this during next Workshop Meeting.

iv. Others as proposed by Commissioners

Members reviewed the information and discussion was had.

b. Transportation

i. Automobile

Members discussed issues with west to east travel in the township. A potential LaSalle Hurd connection was mentioned.

ii. Pedestrian/Bicycle

Members discussed map presented. Mr. Khorey will revise to include the recent connections to areas that previously had gaps.

No further discussion.

Item No. 5 Adjournment/Commission.

Motion

Moved By: Dennis Staelgraeve

Supported By: Thomas Fox

A motion was made to adjourn the meeting at 8:38 p.m.

MUC