



CANTON TOWNSHIP PLANNING COMMISSION – SPECIAL MEETING
Canton Township Administration Building
1150 S. Canton Center Rd.
Canton, MI 48188

Monday, November 14, 2022
7:00 P.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL: Acharya, Eggenberger, Foster, Greene, Okon, Singh, Watkins, Weber, and Zuber

APPROVAL OF MINUTES OF OCTOBER 3, 2022

ACCEPTANCE OF AGENDA: Additions or Deletions

COMMUNICATIONS *Summary of materials provided to the Planning Commission, including emails received after packets were distributed, magazines, publications, or other materials provided to the Commissioners.*

PUBLIC HEARINGS *A public hearing shall not exceed ninety (90) minutes. An individual may speak for a maximum of three (3) minutes. A representative for a group may speak for five (5) minutes. Persons wishing to speak must provide their name and address for the record.*

1. 052-RZ-7552 **MARKHAM, LAURA** – Consider Rezoning for parcel no. 052-99-0033-000 (39609 Lotzford Road) from R-2, Single Family Residential and Corporate Park Overlay District to R-2, Single Family Residential by removing the Corporate Park Overlay District from the subject parcel and retaining the R-2 zoning. Property is located on the south side of Lotzford Road, east of Lotz Road. Proposed use is single-family residential.

OLD BUSINESS *Items that have been postponed from a previous meeting or items returning to the Planning Commission for modification or review.*

NEW BUSINESS

2. **PLANNING COMMISSION MEETING SCHEDULE FOR 2023** – Consider approval of 2023 Planning Commission meeting schedule.
3. **ZONING ORDINANCE TEXT AMENDMENT** – Solar Energy
4. **ZONING ORDINANCE TEXT AMENDMENT** – Fast Food Restaurants
5. **ZONING ORDINANCE TEXT AMENDMENT** – Fences, Walls, and Borders

MISCELLANEOUS DISCUSSION *Staff reports, Commission and liaison comments*

6. Discuss Master Plan

PUBLIC COMMENT *Persons wishing to comment on items not on the agenda. An individual may speak for a*

maximum of three (3) minutes. A representative for a group may speak for five (5) minutes. Persons wishing to speak must provide their name and address for the record.

ADJOURN

Canton Township Planning Commission Meetings are broadcast on cable government access television
Comcast -Channel 12 - Wide Open West -Channel 10 (Tues. and Thurs. 9:00 p.m.)

CHARTER TOWNSHIP OF CANTON ACCESS TO PUBLIC MEETINGS

In accordance with the Americans with Disabilities Act, individuals with disabilities who require special accommodations, auxiliary aids or services to attend or participate at the meeting/hearing should contact the Human Resources Department at 734-394-5260. Reasonable accommodations can be made with advance notice.

A complete copy of the Access to Public Meetings Policy is available at www.canton-mi.org

*****FOR REFERENCE ONLY*****

NEW APPLICATIONS RECEIVED – *The following are new applications received by the Planning Services Division since the prior Planning Commission meeting. Plans must be reviewed administratively by the Planning Services Division prior to being placed on the Planning Commission’s agenda, as applicable.*

- 133-SPX-7570 **MI EXPRESS CARE** – Consider Site Plan on parcel no. 133-02-0047-000 (44237 Michigan Avenue). Property is located on the south side of Michigan Avenue between Sheldon Road and Haggerty Road. Proposed use is a dumpster enclosure.
- 049-PDDA- 7585 **TREMONTE PLACE** – Consider PDD Amendment and Site Plan on parcel nos. 049-99-0001-712, 0049-99-0001-713, 049-99-0001-714, and 049-99-0001-716. Property is located east of Lotz Road between Ford Road and Cherry Hill Road. Proposed use is a 282 unit attached residential rental apartment complex. Plans were previously approved, and the proposal is an amendment to the PDD and Site Plan.
- 039-SPC-7586 **PATEL BROTHERS GROCERY STORE** – Consider Site Plan on parcel no. 039-99-0006-706 (6130 Canton Center Road). Property is located east of Canton Center Road between Ford Road and Hanford Road. Proposed use is a grocery store.
- 010-SPB-7601 **JOY ROAD BUSINESS CENTER** – Consider Site Plan on parcel no. 010-99-0010-000 (45185 Joy Road). Property is located south of Joy Road between Canton Center Road and Sheldon Road. Proposal is to create a condominium ownership structure over an existing site, with no site changes proposed.