

BROWNSTOWN TOWNSHIP PLANNING COMMISSION

Monday, April 11, 2016

The meeting of the Charter Township of Brownstown Planning Commission was held in the Brownstown Township, 21313 Telegraph Road, Brownstown, Michigan 48183 on Monday, April 11, 2016. Chairman Chapman called the meeting to order at 7:00 p.m.

PRESENT: Chairman Chapman, Members: Allen, Armatis, Burgor, Hussey, and Walters. Also present was Economic Development Manager DiSanto.

EXCUSED: Bober.

ABSENT: None.

AGENDA APPROVAL: Motion by Walters, supported by Allen, to approve the Planning Commission Agenda of April 11, 2016. All voting aye.

MINUTE APPROVAL: Motion by Walters, supported by Armatis, to approve the Planning Commission Minutes of March 14, 2016, as submitted. All voting aye.

Site Plan Amendment Review – Stoney Brook Village – Stoney Brook Village, parent parcel #70-107-01-0006-302, requesting site plan amendment/material approval for a 70-unit attached condominium project on the south side of Vreeland Road, between Allen Road and Fort Street in a R-3 Single Family Residential District, submitted by Rino Soave, Infinity Acquisitions LLC, 42400 Grand River Avenue, Suite 112, Novi, Michigan, 48375.

For future Planning Commission Meetings, it was suggested the applicant be present at the meeting allowing Members the opportunity to ask questions and for any discussion.

DiSanto gave an update of this submittal and the work that has been done by Mr. Soave. The current request is a unit reduction from 112-units attached condominium project formerly known as Marsh Creek to a 70-unit attached condominium now called Stoney Brook Village. Infrastructure improvements were made before the Marsh Creek project was abandoned. Soil erosion, MDEQ MDOT, and Wayne County permits have been reinstated and revised. Detention pond and storm sewers are in. Addresses and street assignments have been submitted to the Post Office.

Motion by Armatis, supported by Allen, to approve the Site Plan Amendment Review with the stipulations: Brick turning the corners, front to back on buildings. Install sidewalk along Vreeland or place bond. Approved color samples as presented: Exterior “A” Napco Vinyl Siding Stone Clay, General Shale Brick Scottish Manor Tudor, Exterior “B” Napco Vinyl Siding Wheatfield Tan, General Shale Brick Federal Hill, and Lighting on garages. All overhangs to be 12”. All voting aye.

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Staff Report: None.

Administrative Review: None.

Public Forum: None.

Adjournment: Motion by Allen, supported by Armatis, to adjourn the meeting at 7:18 p.m. All voting aye.

David Chapman, Chairman

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