

**AGENDA**  
**PLANNING COMMISSION PUBLIC HEARING / REGULAR MEETING**  
**(VIA TELECONFERENCE)**

**MAY 21, 2020 7:30 P.M.**

**CITY OF FARMINGTON HILLS**  
**31555 W. ELEVEN MILE ROAD**  
**FARMINGTON HILLS MI 48336**

**Telephone: (248) 871-2540 Website: [www.fhgov.com](http://www.fhgov.com)**

**Cable TV: Spectrum – Channel 203; AT&T – Channel 99**

**YouTube Channel: <https://www.youtube.com/user/FHChannel8>**

**Zoom webinar link: <https://us02web.zoom.us/j/84845104752>**

**Zoom webinar ID: 848 4510 4752**

**Dial In Number: (307)715-8592**

**PLEASE NOTE:** Pursuant to Executive Order No. 2020-75, issued by Governor Whitmer, participation in the Planning Commission meeting will be made available via zoom webinar teleconference out of precaution and to limit the potential exposure of the public and staff to the COVID-19 virus.

If you wish to view the meeting, you can watch it live over cable television or by tuning into the city’s Youtube channel that can be accessed from the link above or on the city website and selecting the YouTube icon from the home page. The webinar will also be available the next day on the City’s website on video on demand. Members of the public are welcome to join the meeting by copying and pasting the Zoom webinar link in their browser (downloading Zoom client will be required) or using the dial in number and webinar ID, all of which are located at the top of the agenda.

The Planning Commission Chair will open the public hearing for each case as it appears on the agenda. Members of the public who wish to speak during public hearing on an agenda item should use the “Raise Hand” feature in the zoom webinar, or if you dialed into the meeting use \*9 to raise your hand; but only after the Planning Chair has opened the public hearing on the case. You will be acknowledged by the host using your name if available or the last 4 digits of your phone number and will be permitted by the host to communicate directly with the Planning Commission and others about your question or comment, and you also will be recorded as part of the meeting. You will be allowed to mute and unmute yourself, only when permitted to do so by the host, using the mute/unmute feature in the zoom or if dialed in by using \*6 for both mute/unmute. Members of the public who wish to speak must begin their comments by identifying their name and the street they live on.

Members of the public wishing to speak during the “Public Comment” portion of the agenda identified below may do so by following the same procedures described above for official Public Hearing items at the time when the Planning Commission Chairperson announces the “Public Comment” agenda item.

Public comments may also be faxed to (248)871-2451 or e-mailed to [mstec@fhgov.com](mailto:mstec@fhgov.com) **prior to 7pm** on the date of this meeting to be read aloud at the meeting during the public hearing on the case that the comments pertain to.

By adopting the agenda, the Planning Commission adopts these meeting rules and procedures, which supplement its existing meeting rules and procedures. Except as otherwise provided above, all other meeting rules and procedures previously adopted by the Planning Commission shall remain applicable to this meeting.

- 1. Call Meeting to Order**
- 2. Roll Call**
- 3. Approval of Agenda**

**4. Public Hearing**

**A. REZONING REQUEST 1-3-2020**

LOCATION: 31066 Twelve Mile Rd.  
PARCEL I.D.: 23-11-351-049  
PROPOSAL: Rezone the northeastern most part of a parcel currently zoned B-3 General Business District, to P-1 Vehicle Parking District  
ACTION REQUESTED: Recommendation to City Council  
APPLICANT: The Barbat Organization  
OWNER: Orchard Ridge Plaza

**B. SPECIAL APPROVAL PLAN 53-4-2020**

LOCATION: 24300 Drake Rd.  
PARCEL I.D.: 23-21-351-032  
PROPOSAL: Temporary concrete mixing batch plant in B-3, General Business District  
ACTION REQUESTED: Special land use and site plan approval  
APPLICANT: Anthony Sarotte of Florence Cement Company  
OWNER: Boxoffice Theaters LLC

**5. Regular Meeting**

**A. SITE PLAN 52-4-2020**

LOCATION: 39047 Grand River Ave. and 39300 10 Mile Road  
PARCEL I.D.: 23-19-351-020  
PROPOSAL: Connector drive and new vehicle display area at existing automotive dealership and body shop in a B-3, General Business District  
ACTION REQUESTED: Approval of site plan  
APPLICANT: Tom Holzer Ford, Carlo Capicchioni  
OWNER: Tom Holzer Ford

**6. Approval of minutes**

**April 16, 2020**

**7. Public Comment**

**8. Commissioner's Comments**

**9. Adjournment**

**Respectfully Submitted,**

**John Trafelet  
Planning Commission Secretary**

**Staff Contact**

**Mark Stec  
City Planner, Planning and Community Development  
248-871-2540  
[mstec@fhgov.com](mailto:mstec@fhgov.com)**

NOTE: Anyone planning to attend the meeting who has need of special assistance under the Americans with Disabilities Act (ADA) is asked to contact the City Clerk's Office at 248-871-2410 at least two (2) business days prior to the meeting, wherein arrangements/accommodations will be made. Thank you.