

City of Wyandotte
PLANNING COMMISSION
Minutes of the Thursday, August 18, 2016, Meeting
MINUTES AS RECORDED

The meeting was called to order by Vice Chairperson Pasko at 6:30 p.m.

COMMISSIONERS PRESENT: Benson, Duran, Lupo, Mayhew, Parker, Pasko, Rutkowski, Sarnacki

COMMISSIONERS EXCUSED: Adamczyk

ALSO PRESENT: Ben Tallerico
Peggy Green, Acting Recording Secretary

APPROVAL OF THE MINUTES OF THE PREVIOUS MEETING:

MOTION BY COMMISSIONER Rutkowski, supported by Commissioner Lupo to approve the minutes of the Meeting of July 21, 2016. MOTION PASSED.

YES: Benson, Duran, Lupo, Mayhew, Parker, Pasko, Rutkowski, Sarnacki
NO: None ABSENT: Adamczyk MOTION PASSED

OLD BUSINESS:

None

NEW BUSINESS:

PUBLIC HEARING #071816- Request from Coachlight Properties, LLC, owner and appellant, to rezone the property known as 828 4th Street, City of Wyandotte, County of Wayne, State of Michigan (East 116 Feet of the west 271.72 Feet of the south 45.5 feet of Lot 40, except the west 16 feet thereof, "Sub of P.C. 112 for the Heirs of Antoine Labadie Deceased" part of P.C. 112, City of Wyandotte, Wayne County, Michigan as recorded in Liber 4 of Plats, Page 35, Wayne County Records). It is proposed that said land be rezoned from Two Family Residential District (RT) to Multiple Family Residential District (RM-1A).

The Owner/Applicant is requesting rezoning in order to remove an existing garage and combine this parcel with 413 St. Johns to construct new garages for tenants.

The Planning Commission of the City of Wyandotte at the request from Coachlight Properties, LLC to rezone the property known as 828 4th Street be hereby received;

AND BE IT RESOLVED that on August 18, 2016, the Planning Commission held the required public hearing and no objection(s) were received;

NOW, THEREFORE BE IT RESOLVED that a Motion by Commissioner Benson, supported by Commissioner Lupo that the Planning Commission hereby recommends to the Mayor and City Council that the property known as 828 4th Street (East 116 Feet of the west 271.72 Feet of the south 45.5 feet of Lot 40, except the west 16 feet thereof, "Sub of P.C. 112 for the Heirs of Antoine Labadie Deceased" part of P.C. 112, City of Wyandotte, Wayne County, Michigan as recorded in Liber 4 of Plats, Page 35, Wayne County Records) is hereby approved to be rezoned to Multiple Family Residential District(RM-1A).

YES: Benson, Duran, Lupo, Mayhew, Parker, Pasko, Rutkowski, Sarnacki
NO: None ABSENT: Adamczyk MOTION PASSED

PERSONS IN THE AUDIENCE:

No persons in audience.

OTHER BUSINESS:

Nomination of Officers:

- Motion by Commissioner Lupo, Supported by Commissioner Rutkowski to nominate Commissioner Pasko as Chairperson.
MOTION PASSED
- Motion by Commissioner Benson, Supported by Commissioner Pasko to nominate Commissioner Lupo as Vice-Chairperson.
MOTION PASSED
- Motion by Commissioner Lupo, Supported by Commissioner Duran to nominate Commissioner Benson as Secretary.
MOTION PASSED

Vice Chairperson Pasko regretfully accepted the resignation of Elizabeth Krimmel and welcomed new commissioner, Jay Sarnacki

Ben Tallerico informed the Commission that July starts the New Year and the annual report needs to be repaired for the actions of this year, as required by the State.

BILLS AND ACCOUNT:

MOTION BY COMMISSIONER Lupo, Supported by Commissioner Parker to:
Pay Beckett & Raeder for Planning Consultant fee for August 2016 in the amount of \$700.00.

YES: Benson, Duran, Lupo, Mayhew, Parker, Pasko, Rutkowski, Sarnacki
NO: None ABSENT: Adamczyk MOTION PASSED

MOTION TO ADJOURN:

MOTION BY COMMISSIONER Benson, Supported by Commissioner Lupo to adjourn the meeting at 6:40 p.m.

PUBLIC HEARING #071816- Request from Coachlight Properties, LLC, owner and appellant, to rezone the property known as 828 4th Street, Wyandotte, Michigan

Vice-Chairperson Pasko opened the Public Hearing and asked if there was anyone present who wished to speak about this public hearing.

Joe DiSanto, Coachlight Properties, 2289 – 7th Street, present.

Mr. Tallerico explained rezoning from two family to multiple family, it will be combined with the RM-1A to the north, and the whole parcel will be zoned the same.

Mr. DiSanto explained that there is an existing eight (8) unit apartment building and that 828 – 4th Street burned down and only a garage is left. Mr. DiSanto stated that he is requesting to vacate the alley and will combine the properties. Mr. DiSanto added that he will pave the alley and that there will be 1 garage, with eight doors.

The Commission asked about a shop area. Mr. DiSanto explained that there will be an offset area for the handyman to do repairs.

Mr. DiSanto stated that each section of the garage will be 10'x20' with roll up door.

Mr. DiSanto added that he had met with some of the neighbors, and their issues had been resolved.

There being no further questions, the public hearing was closed.

No Communications were received.
