

TOWNSHIP PLANNING COMMISSION MEETING  
47275 SUGARBUSH ROAD CHESTERFIELD MICHIGAN 48047  
DECEMBER 9, 2014 7:00 P.M.

The Sub Committee will begin at 6:30 P.M. Petitioners applying for Site Plan, Special Land Use Approval, and Sign Applications please attend.

**REVISED**

1. Call to order.
2. Roll call.
3. Approval of the Agenda.
4. Sub Committee Report. (Committee will report on items under Reviews)
5. **PUBLIC HEARINGS:**
6. **REVIEWS:**
  - A. **SITE CONDO APPLICATION #2014-18:** Joseph D'Angelo, 211Merrill Suite#503, Birmingham, MI 48009. Proposed new road and court for the entrance to the Freedom Pointe (C-3) commercial development located on the N.W. corner of Jefferson & Rosso Hwy. Tabled 10-14-2014.
  - B. **SITE PLAN #2014-20:** Robert J. Cliffe, RS Moiseev/Gordon Associates, Inc., 4351 Delmar Court, Royal Oak, MI 48073. Proposed 3,764 square foot dental office located on a vacant parcel at 50000 Gratiot.
  - C. **SIGN REVIEW #2014-77:** Allied Signs, Inc., 33650 Giftos Drive Clinton Twp., MI 48035. Proposed new wall sign located at 50700 Gratiot for "Hobby Lobby", variance request submitted Tabled 11/26/14.
  - D. **SIGN REVIEW #2014-91:** MLS Signs, Inc., William B. Siewert, 25733 D'Hondt, Chesterfield, MI 48051. Proposed new ground/monument sign located at 56300 New Haven Road for Empire Farms.
  - E. **SIGN REVIEW #2014-92:** Galaxy Sign & Hoisting, 126 Nevada Ave., Rochester Hills, MI 48309. Proposed new wall sign for Medical Weightloss Clinic located at 47079 Gratiot in the North Gratiot Crossing.
  - F. **SIGN REVIEW #2014-93:** Galaxy Sign & Hoisting, 126 Nevada Ave., Rochester Hills, MI 48309. Proposed resurface of existing ground sign for Medical Weight loss Clinic located at 47079 Gratiot in the North Gratiot Crossing.
  - G. **SIGN REVIEW #2014-94:** Metro Detroit Signs, 23544 Hoover Rd., Warren, MI 48089. Proposed new wall sign with lighting located at 27351 23 Mile Rd., for Jersey Mike's Subs in the Meijer outlet. (Front elevation)
  - H. **SIGN REVIEW #2014-95:** Metro Detroit Signs, 23544 Hoover Rd., Warren, MI 48089. Proposed new wall sign with lighting located at 27351 23 Mile Rd., for Jersey Mike's Subs in the Meijer outlet. (Rear elevation)
  - I. **SIGN REVIEW #2014-96:** MLS Signs., Inc. William B. Siewert, 25733 D'Hondt, Chesterfield, MI 48051. Proposed to move wall sign at 50645 Gratiot to 50140 Gratiot for the establishment Cash Today.
  - J. **SIGN REVIEW #2014-97:** Sign-A-Rama, 36886 Harper Ave., Clinton Twp, MI 48035. Proposed resurface of existing wall sign at 34790 23 Mile Rd., for Classic Pet Supply.
  - K. **SIGN REVIEW #2014-98:** Phillips Sign & Lighting 40920 Executive Dr. Harrison Twp., MI 48045. Proposed new wall sign for "Bangkok Cuisine" located at 50645 Gratiot near Hamlin Pub.
  - L. **SIGN REVIEW #2014-99:** Rocktech Systems 50250 E. Russell Schmidt Blvd., Chesterfield, MI 48051. Proposed new ground sign located at the above address.
7. Approval of Minutes of prior Meetings:
8. Communications
9. Old Business
10. New Business
11. Planners Report:
  - A. **Administrative Request #125:** Sterling Fence Company, P.O. Box 436, St. Clair Shores, MI 48080. Gary Gendernalik for Bay Winds Townhomes located on the north side of 23 Mile, east of I-94. Requesting to install a 6' high decorative privacy fence along their most westerly property line. Tabled 11/26/14.
12. Comments from the floor allowed by the Commission on non agenda items.
13. Proposals for next agenda.
14. Adjournment.....

THE NEXT REGULAR MEETING OF CHESTERFIELD PLANNING COMMISSION  
WILL BE HELD JANUARY 13, 2015 AT 7:00 P.M. THE AGENDA CLOSSES AT NOON  
ON JANUARY 2, 2015.