

**TOWNSHIP PLANNING COMMISSION MEETING  
47275 SUGARBUSH ROAD, CHESTERFIELD, MICHIGAN  
APRIL 26, 2016 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 must attend meetings.

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:**
  - A. **PUBLIC HEARING TO AMEND CHAPTER 76-ZONING ORDINANCE:**  
Public Hearing is to adopt and amend a new Section, #76-99, Temporary Structures. Tabled March 22, 2016
  - B. **PUD #2015-14: SALT RIVER FLATS (Preliminary Review)** Salt River Associates Paul Esposito 45489 Market Street, Shelby Twp. MI 48315. Proposing 163, 80' x 130' Single Family Residential lot development in the R-1-A zoning district located at 33633 23 Mile Road property was previously Salt River Golf Course on the north side of 23 Mile Road west of Baker Road Public Hearing set 2/23/16.
  - C. **PUD #2016-03 (PRELIMINARY REVIEW) THE WOODLANDS: JVC** Development, 44250 Garfield, Clinton Twp., MI 48036 – Preliminary Review for PUD containing 21 single family lots located on the east side of Gratiot, south of 22 Mile Road Public Hearing set on 2/23/16.
  - D. **REZONING PETITION #335:** Palazzolo Brothers Construction, 3737 Cherry Creek Lane, Sterling Heights, MI 48314 Proposed rezoning of property located on the west side of Chesterfield Road, north of 23 Mile Rd. public hearing set on 2/23/16.
6. **REVIEWS:**
  - A. **SIGN REVIEW #2016-29:** Neon Master 15222 Tireman, Detroit, MI 48228. Proposed new wall sign at 49120 Gratiot for Giuseppe's Italian Restaurant.
  - B. **SIGN REVIEW #2016-30:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089. Proposed new wall sign located at 51346 Gratiot for Buffalo Wild Wings.
  - C. **SIGN REVIEW #2016-31:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089. Proposed re-skin of existing canopy fabric located at 51346 Gratiot for Buffalo Wild Wings
  - D. **SIGN REVIEW #2016-32:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089. Proposed resurface of pole sign insert on 23 Mile Road for Buffalo Wild Wings
  - E. **SIGN REVIEW #2016-33:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089. Proposed resurface of pole sign insert on the Gratiot pylon for Buffalo Wild Wings

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- F. **SIGN REVIEW #2016-34:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089 Proposed new ground sign located at 45160 Market Place Blvd. for Culver's
- G. **SIGN REVIEW #2016-35:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089 Proposed new wall sign #1(west elevation) located at 45160 Market Place Blvd for Culver's.
- H. **SIGN REVIEW #2016-36:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089 Proposed new wall sign #2, (south elevation) located at 45160 Market Place Blvd. for Culver's.
- I. **SIGN REVIEW #2016-37:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089 Proposed new wall sign #3, (north elevation) located at 45160 Market Place Blvd. for Culver's.
- J. **SIGN REVIEW #2016-38:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089 Proposed new wall sign #4, (east elevation) located at 45160 Market Place Blvd. for Culver's.
- K. **SIGN REVIEW #2016-39:** Metro Detroit Signs, Inc. 23544 Hoover, Warren, MI 48089 Proposed new directional signs located at 45160 Market Place Boulevard for Culver's.
- L. **SIGN REVIEW #2016-40:** Dana Pittman 43455 Schoenherr, Sterling Heights MI 48313. Proposed wall sign resurface located at 31225 23 Mile road for Silver Pines Medical Group.

- 7. Approval of Minutes of prior Meetings.
- 8. Communications.
- 9. Old Business.
- 10. New Business.
- 11. Planners Report:
- 12. Comments from the floor allowed by the Commission on non-agenda items.
- 13. Proposals for next agenda.
- 14. Adjournment.....

**THE NEXT MEETING OF CHESTERFIELD PLANNING COMMISSION WILL BE  
MAY 10, 2016 AT 7:00 P.M. AGENDA CLOSES AT NOON APRIL 28, 2016.**