

**VILLAGE OF FRANKLIN
PLANNING COMMISSION
REGULAR MEETING
WEDNESDAY, DECEMBER 14, 2016 7:00 PM
FRANKLIN VILLAGE HALL
32325 FRANKLIN ROAD, FRANKLIN, MICHIGAN**

I. MEETING CALLED TO ORDER

The regular meeting of the Village of Franklin Planning Commission was called to order by Chairman, Connie Ettinger at the Franklin Village Hall, 32325 Franklin Road, Franklin, Michigan at 7:08 P.M.

II. ROLL CALL

Present: Rajaei Abbass, Calvin Cupidore, Connie Ettinger, David Goldberg, Peter Halick, Bob Wilke

Absent: Dean Moenck

Also Present: Planning Consultant, Sarah Traxler, McKenna & Associates; Village Clerk, Eileen Pulker; Village Administrator, Jim Creech

III. ADOPTION OF THE AGENDA

Ettinger requested that **IX. NEW BUSINESS, A. Consider Existing Parking Lot Paving at 32716-32744 Franklin Road** be deleted as the site plan was not submitted in a timely manner for review. This is also at the request of Gary Roberts, Chairman of HDC, stating that it needed a Historic District Commission review prior to Planning Commission's review.

Motion by Ettinger, seconded by Wilke to adopt the agenda, as amended.

Ayes: Abbass, Cupidore, Ettinger, Goldberg, Halick, Wilke

Nays: None

Absent: Moenck

Motion carried.

IV. ADOPTION OF MINUTES

A. Regular Meeting of October 19, 2016

Two typographical errors were noted.

Motion by Cupidore, seconded by Ettinger to approve the Minutes for the Regular Meeting of October 19, 2016, as amended.

Ayes: Abbass, Cupidore, Ettinger, Goldberg, Halick, Wilke

Nays: None

Absent: Moenck

Motion carried.

V. COUNCIL LIAISON REPORT

Creech noted the trash had not been picked up on Monday, due to the amount of snow which had fallen. He contacted the company about the situation and discussed that he expected some sort of early notice that pick up would be cancelled so residents could be notified in a timely manner.

There was a discussion about the contract. Cell phone coverage and public safety in the Village, especially relating to 911 calls, was discussed at Monday's Council meeting. He has plans to invite an attorney who is versed in the industry to come to a future meeting and update the Council on the latest technology and what alternatives are available. HRC reported on the road project and the staging of the project. Creech showed the Commissioners the color-coded street map the engineers had provided Council, indicating the existing road conditions and which roads were in Stage one (1), west of Franklin Rd. or in Stage two (2), east of Franklin Rd. The project would span two (2) seasons. The Rock Ordinance and its enforcement were brought up. Public sessions would be scheduled to answer resident queries and concerns. A Historic Study Committee was formed to study the barn at Franklin Farms.

VI. BUDGET AND EXPENSES REPORT

Ettinger stated that the report was for informational purposes.

VII. PUBLIC COMMENTS

Bob Wilke, Roberts Drive, was concerned about a letter he had received from the Water Resource Commission regarding the implementation of an "upgrade" of the pressure sewers. He explained the issue and his interpretation of "maintenance" vs. "upgrade" and how he was unaware of it. Goldberg gave a brief background, indicating that Council had been aware of this and had discussed this and its ramifications over the last 6-8 months. Wilke stated that to the best of his knowledge he and those impacted by this change had not been notified individually until the arrival of the letter. Unfortunately, because of a previous engagement he was unable to attend Monday's Council meeting and voice his opinion, but wanted his opinion to go on record. Creech replied that Council did not send out individual letters to those affected.

VIII. PUBLIC HEARING

A. Proposed Ordinance to Amend Chapter 1240, General Provisions and Definitions; Chapter 1244, Board of Zoning Appeals; Chapter 1250 Single-Family Residential Districts; Chapter 1252, Single-Family Planned Residential Development Option; Chapter 1254, RO-1 Restricted Office District; Chapter 1258, P-1 Vehicular Parking District; Chapter 1262, Off Street Parking and Loading; and Chapter 1268, Supplementary Regulations; of Part 12 Planning and Zoning Code, of the Codified Ordinances of the Village of Franklin, Oakland County, Michigan, Repeal Conflicting Ordinances, and prescribe a Penalty for Violations.

No public was present and no comments were made at this time. The Clerk confirmed that no telephone calls or correspondence had been received in regards to this matter.

1. Consider Ordinance to Amend Chapter 1240, General Provisions and Definitions; referral to Village Council.

Motion by Cupidore, seconded by Ettinger to recommend to Village Council the approval of the Proposed Amendments to the Village of Franklin Codified Ordinances, Chapter 1240, General Provisions and Definitions; Chapter 1244, Board of Zoning Appeals;

Chapter 1250 Single-Family Residential Districts; Chapter 1252, Single-Family Planned Residential Development Option; Chapter 1254, RO-1 Restricted Office District; Chapter 1258, P-1 Vehicular Parking District; Chapter 1262, Off Street Parking and Loading; and Chapter 1268, Supplementary Regulations; of Part 12 Planning and Zoning Code, of the Codified Ordinances of the Village of Franklin. Oakland County, Michigan, Repeal Conflicting Ordinances, and prescribe a Penalty for Violations.

Referring to the McKenna Memorandum, dated December 7, 2016, there was a discussion concerning 1244.05 and 1244.07(a) on page 7. The wording was agreed to be changed for Appeals and Reviews. The second sentence would read, “officer, department, board or bureau affected by a decision related to the Zoning Code.”

Motion by Cupidore, seconded by Ettinger to recommend to Village Council the approval of the Proposed Amendments to the Village of Franklin Codified Ordinances, Chapter 1240, General Provisions and Definitions; Chapter 1244, Board of Zoning Appeals; Chapter 1250 Single-Family Residential Districts; Chapter 1252, Single-Family Planned Residential Development Option; Chapter 1254, RO-1 Restricted Office District; Chapter 1258, P-1 Vehicular Parking District; Chapter 1262, Off Street Parking and Loading; and Chapter 1268, Supplementary Regulations; of Part 12 Planning and Zoning Code, of the Codified Ordinances of the Village of Franklin. Oakland County, Michigan, Repeal Conflicting Ordinances, and prescribe a Penalty for Violations, subject to the deletion of the reference to the Building Official in Section 1244.05 as noted above.

Ayes: Abbass, Cupidore, Ettinger, Goldberg, Halick, Wilke

Nays: None

Absent: Moenck

Motion carried.

IX. NEW BUSINESS – None

X. UNFINISHED BUSINESS

- A. Review goals/objectives for 2016-17 Relating to the 2015 Master Plan, from Chapters 5 (The Village Center), 6 (The Village Center: Commercial), 7 (Community Facilities & Open Space) and 9 (Traffic & Circulation).**

Referring to the chart, Planning Commission Priorities for Implementation of 2015 Master Plan, Ettinger stated that the Planning Commission needed to decide which project it wanted to tackle next. Cupidore opened the discussion about cell phone service. Creech would advise PC when the attorney would be at the Council meeting to discuss this matter.

Motion by Cupidore, seconded by Abbass to merge and support the issues of cell phone reception and Village WiFi/Database as a strategic planning priority of the 2015 Master Plan in the FY2016/2017.

Goldberg explained there are four (4) different categories of projects: some deal with Ordinance provisions, some are public/private cooperation ventures; some would need Council to take

action as they require expenditure of monies, and for some, resident support and monies are required. He added that the Planning Commission might want to utilize these sub-categories when prioritizing the issues. He stated that he will put all the different subjects, already identified into one (1) of the four (4) sub-categories and bring the list back to PC.

Creech opined that making a successful downtown should be a priority: accessibility with pathways/sidewalks and parking.

Traxler reported on the Sign Ordinance meeting. She recommended that this be pursued at the beginning of 2017. She would like a draft of it to be distributed to HDC, MSF, the Village Administrator and a PC member. Procedural questions were discussed.

XI. GENERAL COMMUNICATION

A. Upcoming Meeting Dates: Next Regularly Scheduled Meeting, January 18, 2016, 7:00 PM.

XII. ADJOURNMENT

Motion by Ettinger, seconded by Wilke to adjourn the meeting.

Ayes: Abbass, Cupidore, Ettinger, Goldberg, Halick, Wilke

Nays: None

Absent: Moenck

Motion carried.

There being no further business, the meeting adjourned at 8:31 P.M.

Respectfully submitted,

Gail Beke, Recording Secretary

Eileen H. Pulker, Clerk