

**VILLAGE OF FRANKLIN  
PLANNING COMMISSION  
Minutes of Meeting  
August 20, 2014  
32325 Franklin Road – Village Hall  
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, MI at 7:30 P.M.

**II. ROLL CALL**

Present: Rajaei Abbass, Calvin Cupidore, Connie Ettinger, Peter Halick, Mike Heisel, Dean Moenck, Bill Sheppard

Absent: Karen Couf-Cohen, Bob Wilke

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

**III. ADOPTION OF THE AGENDA**

Ettinger added item under **VII. New Business, B. Consider (Discussion) including the Franklin Community Church into the Historic District.**

**Motion by Heisel, seconded by Moenck to approve the Agenda, as amended.**

**Ayes: Abbass, Cupidore, Ettinger, Halick, Heisel, Moenck, Sheppard**

**Nays: None**

**Absent: Couf-Cohen, Wilke**

**Motion carried.**

**IV. ADOPTION OF THE MINUTES**

**A. Special Meeting of July 15, 2014**

**Motion by Heisel, seconded by Moenck to approve the Minutes for the Special Meeting of July 15, 2014, as submitted.**

**Ayes: Abbass, Cupidore, Ettinger, Halick, Heisel, Moenck, Sheppard**

**Nays: None**

**Absent: Couf-Cohen, Wilke**

**Motion carried.**

**B. Regular Meeting of July 16, 2014**

**Motion by Sheppard, seconded by Cupidore to approve the Minutes for the Regular Meeting of July 16, 2014, as submitted.**

**Ayes: Abbass, Cupidore, Ettinger, Halick, Heisel, Moenck, Sheppard**

**Nays: None**

**Absent: Couf-Cohen, Wilke**

**Motion carried.**

**V. COUNCIL LIAISON REPORT**

**1. Road Vacation Procedure**

Jim Creech, Village Administrator, referred to the Village Attorney's letter dated August 23, 2001 regarding the procedure for handling street vacation requests. Supporting this desire he has received letters from several Captains Lane residents. He explained that at some point in the future the PC will need to schedule a Public Hearing.

Discussion ensued concerning the economic value of the property to the Village. Creech detailed the appropriate process.

Creech informed the PC about the Village Council proceedings which included: a presentation on the streambank stabilization of the Franklin River (main branch of the Rouge River) project which had been presented to Council at its last meeting. There was a second reading and adoption of the Noise Ordinance which will be enacted as of August 31, 2014. The Village retained its AA+ rating from Standard and Poor's.

## **VI. PUBLIC COMMENTS**

Ettinger opened the meeting for public comments with no one from the public responding.

## **VII. NEW BUSINESS**

### **A. Consider Special Use Application for 26425 Wellington (Franklin Community Church)**

Each PC member was given a copy of the application at the beginning of the meeting.

Some technical additions and corrections were made to the application.

There was a consensus that the application was complete.

**Motion by Heisel, seconded by Cupidore to schedule a Public Hearing at the next Planning Commission meeting, Sept. 17, 2014, to consider the Special Use Application for 26425 Wellington (Franklin Community Church).**

**Ayes: Abbass, Cupidore, Ettinger, Halick, Heisel, Moenck, Sheppard**

**Nays: None**

**Absent: Couf-Cohen, Wilke**

**Motion carried unanimously.**

### **B. Discuss possibility of including Franklin Community Church in the Historic District.**

Ettinger agreed with Moenck that there had been a discussion about this issue in reference to the Master Plan and obtaining the Church Officials' approval. (June 18, 2014 Planning Commission Meeting Minutes, page 2, Chapter 10 Revisions, **Recommendations...Historic Areas: Chapter 4**, last sentence of the 7<sup>th</sup> and last Point, "Sentence to read, '...to include the Kreger campus and the Franklin Community Church.' Commission members agreed unanimously to the above wording subject to the approval of the Franklin Community Church Board and/or Pastor.")

**Motion by Heisel, seconded by Sheppard, that the Village Council direct the Historic District Commission through its designated representatives, to undertake discussions with the appropriate officials of the Franklin Community Church with the goal of reaching agreement regarding placement of the Franklin Community Church in the Village of Franklin's Historic District, and that such discussions between the HDC and the Franklin Community Church be undertaken as soon as is reasonably possible.**

Moenck briefly explained to William Bull, Chairman of the Board of Trustees, who was in attendance, the ramifications and general guidelines of the Historic District Commission. Moenck is of the opinion that the Church itself needs to consider all the pertinent information and come to its own conclusion as to whether it wants to be part of the District or not.

Ettinger expressed her opinions as to why she would like it included in the District.

Cupidore asked for a Roll Call Vote.

**Roll Call Vote:**

<b>Abbass</b>	<b>Aye</b>
<b>Cupidore</b>	<b>Aye</b>
<b>Ettinger</b>	<b>Aye</b>
<b>Halick</b>	<b>Aye</b>
<b>Heisel</b>	<b>Aye</b>
<b>Moenck</b>	<b>Nay</b>
<b>Sheppard</b>	<b>Nay</b>

**Motion carried.**

**VIII. BUDGET EXPENDITURE REPORT**

**A. Budget Update**

Heisel inquired as to why there was an under-run of the budget this year as compared to previous years.

Parliamentary Procedure, referencing the previous vote, was questioned and discussed.

**IX. MSF Discussion**

Ettinger read a Chairman's statement:

The creation and implementation of the Design and Sustainability Guidelines, which are now being referred to as Franklin 2020, and which was endorsed in principle by this Planning Commission in its latest revision of the Master Plan (2015), is a process which has not yet been fully defined. As such, it is not possible to define a process that the Planning Commission will follow with respect to those Guidelines at this time.

Planning will NOT be responsible for funding of Franklin 2020, completion of the RFP or selection of the consultant. These matters will be the responsibility of Main Street Franklin, the Design and Sustainability and/or Village Council, or such other entities as Council may designate.

Planning Commission will be responsible for providing input regarding Franklin 2020, if and as directed by Village Council, and for such other activities within the general scope and authority of the Planning Commission, as directed by the Village Council.

Ettinger also added the possibility that, if the funding is not raised, VC might direct the PC to write the Design and Sustainability Guidelines.

**X. UPCOMING MEETING DATES**

**A. Next Regularly Scheduled meeting, September 17, 2014, at 7:30 PM**

**XI. ADJOURNMENT**

**Motion by Heisel, seconded by Sheppard to adjourn the meeting.**

**Ayes: Abbass, Cupidore, Ettinger Halick, Heisel, Moenck, Sheppard**

**Nays: None**

**Absent: Couf-Cohen, Wilke**

**Motion carried.**

There being no further business, the meeting adjourned at 8:15P.M.

Respectfully submitted,

Gail Beke, Recording Secretary

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Eileen H. Pulker, Clerk