

**City of Brighton  
Planning Commission  
Minutes  
September 17, 2012**

**1. Call to Order/Roll Call**

Planning & Zoning Director Amy Cyphert called the meeting to order at 7:30 pm. **Motion** by Mr. Pawlowski, supported by Mr. Bryan to appoint Mr. Wells as acting chairperson for tonight's meeting due to the absences of the chairperson and vice-chairperson. The following were present:

David McLane                      Robert Pawlowski  
John Wells                         Bill Bryan  
Dave Petrak  
Absent: Al Wirth, Steve Monet, Larry Schillinger, Matt Smith

**Motion** by Mr. McLane, supported by Mr. Bryan, to excuse Commission Members Wirth, Monet, Schillinger and Smith from tonight's meeting. **Motion carried 5-0-4.**

Also present were Amy Cyphert and Lauri French from Staff. An audience of seven was also present.

**2. Approval of the August 20, 2012 Regular Meeting Minutes**

**Motion** by Mr. Petrak, supported by Mr. Pawlowski, to approve the August 20, 2012 regular meeting minutes as presented. **The motion carried 5-0-4.**

**3. Approval of the September 17, 2012 Agenda**

**Motion** by Mr. Bryan, supported by Mr. Petrak, to approve tonight's agenda as presented. **The motion carried 5-0-4.**

**4. Call to the Public**

The call to the public was made at 7:32 p.m. Hearing no response, call to the public was closed.

**Public Hearings**

**Unfinished Business**

- 5.** Discussion on proposed amendments to Chapter 98 and setting of a public hearing date for addressing Parolee Housing.

Ms. Cyphert explained that the ordinance drafted by the City Attorney's office was based on the Planning Commission's direction from last month's meeting to redefine "condominium" to add "single family" as part of the definition. She reviewed the four possible Commission actions that could be acted on at tonight's meeting.

The board members discussed that the proposed ordinance amendment met the direction given by the Board at the previous meeting. **Motion** by Mr. McLane, supported by Mr. Pawlowski, to set a public hearing date for the proposed amendments to Chapter 98 for October 15, 2012. The motion carried 5-0-4.

**New Business**

- 6.** Site Plan – The Back Parking Lot behind 775 N. Second Street #12-013

Wayne Perry from Desine Engineering reviewed the applicant's request for a parking lot on the south side

of Advance St., west of Second St. and immediately west of Corrigan Oil where a lack of parking spaces exists. The parking lot will be accessed from the existing entrance to Corrigan. The proposed lot will accommodate 19 vehicles and 12 semi-trucks. It will be constructed of concrete with curb and gutter and landscaping along Advance St., which is an improvement over the current gravel parking lot. In response to a question from Mr. McLane, Mr. Perry noted that run-off will be fed to the existing wetland which is 2.5 acres in size and will easily accommodate any extra run-off from the parking lot.

**Motion** by Mr. McLane, supported by Mr. Bryan, to recommend site plan approval for Back Lot Parking behind 775 N. Second Street #12-013 as depicted on plans prepared by Desine, Inc., project no. 91585, sheets EX, SP, GR and DT1, last dated 9-12-12 subject to the following:

1. That right of way permits be obtained from the Department of Public Services for work within the right of way.

**The motion carried 5-0-4.**

**7. Site Plan – Parking Lot Addition for Caretel Inns at 1014 E. Grand River #12-014**

Thom Dumond from Boss Engineering reviewed the applicant's request to construct a 40 space parking lot along the west property line, north of the existing drive access. The parking lot location is part of the parcel that was planned for expansion in the original site plan and will provide spaces for employees and visitors during peak visitation times.

**Motion** by Mr. Pawlowski, supported by Mr. Petrak, to recommend site plan approval for Caretel Inns parking lot addition at 1014 E. Grand River #12-014 as depicted on plans prepared by Boss Engineering, job no. 12-223, sheets 1-8, last dated 9-11-12 subject to the following:

1. That all conditions of the previous approvals remain in effect.

**Motion carried 5-0-4.**

**Other Business**

**8. Staff Updates** - Ms. Cyphert noted that with the addition of the public hearing approved tonight, there will be a meeting on October 15. She also stated that meeting dates in January and February 2013 will need to be adjusted due to holidays. She asked that award recommendations be forwarded to her for discussion at the next meeting.

**9 Commissioner Concerns**

**10. Call to the Public**

The call to the public was made at 7:44 p.m. Hearing no response, call to the public was closed.

**11. Adjournment**

**Moved** by Mr. McLane, supported by Mr. Petrak, to adjourn the meeting at 7:44 p.m. **The motion carried 5-0-4.**

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John Wells, Secretary

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Lauri French, Recording Secretary