

**ROSEVILLE PLANNING COMMISSION  
REGULAR MEETING**

CITY MANAGER'S CONFERENCE ROOM  
29777 GRATIOT AVENUE  
ROSEVILLE, MI 48066  
(586) 445-5443

**Monday, May 15, 2017**  
6:30 p.m.

ROLL CALL

PRESENT:	Chairperson	Kurmmell Knox
	Vice – Chairperson	Geraldine White
COMMISSIONERS	Commissioners	Scott Arnold
		Michael Batke
		John Jacobson
		Lauren O’Meara
		John Surhigh
		Zvonko Blazevski
ABSENT:	Commissioner	Matthew Haugh
OTHERS PRESENT:		Ben Tallerico, Planning Consultant

Chairperson Kurmmell Knox called the meeting to order at 6:30 p.m.

**A. ROLL CALL**

Secretary John Surhigh conducted roll call.

COMMISSIONER SCOTT ARNOLD moved, VICE – CHAIRPERSON GERALDINE WHITE seconded to excuse Commissioner Matthew Haugh.

**MOTION CARRIED UNANIMOUSLY**

**B. PLEDGE OF ALLEGIANCE**

Chairperson Kurmmell Knox led the Planning Commission in the Pledge of Allegiance.

**C. AGENDA APPROVAL**

VICE - CHAIRPERSON GERALDINE WHITE moved, COMMISSIONER SCOTT ARNOLD seconded to approve agenda.

**MOTION CARRIED UNANIMOUSLY**

**D. PUBLIC TO BE HEARD – NON AGENDA ITEMS**

No one from the public wished to be heard.

**E. APPROVAL OF MINUTES**

**1. Meeting of April 17, 2017.**

COMMISSIONER JOHN SURHIGH moved, VICE - CHAIRPERSON GERALDINE WHITE seconded to approve the meeting minutes of April 17, 2017.

**MOTION CARRIED UNANIMOUSLY**

**2. Meeting of May 1, 2017.**

COMMISSIONER SCOTT ARNOLD moved, COMMISSIONER JOHN JACOBSON seconded to approve the meeting minutes of May 1, 2017.

**MOTION CARRIED UNANIMOUSLY**

**F. CORRESPONDENCE**

Commission members received Planning & Zoning News monthly publication.

## **G. BILLS TO BE PAID**

### **Beckett & Raeder #2017240**

Retainer	March	\$600.00
		<b><u>Total \$600.00</u></b>

### **Beckett & Raeder #2017241**

Basic Services	AM House – Common Road	\$427.50
Basic Services	Z.O. Lighting Changes	\$67.50
Basic Services	SPR – Panda Express	\$405.00
		<b><u>Total \$900.00</u></b>

VICE - CHAIRPERSON GERALDINE WHITE moved, COMMISSIONER JOHN SURHIGH seconded to approve payment of Beckett & Raeder invoices #2017240 and #2017241 in the total amount of \$1500.00.

### **MOTION CARRIED UNANIMOUSLY**

## **H. PUBLIC TO BE HEARD – AGENDA ITEMS ONLY – NOT TO INCLUDE PUBLIC HEARING ITEMS**

No one from the public wished to be heard.

## **I. PUBLIC HEARINGS**

There were no public hearings.

## **J. COMMITTEE REPORTS**

Commissioner Michael Batke, Planning Commission Liaison to the DDA, reported and discussed his summary of the Downtown Development Authority (DDA) meeting held on May 3, 2017 with Planning Commission members.

## **K. OLD BUSINESS**

### **1. SITE PLAN REVIEW –PP#14-08-152-040 (North side of Common east of Garfield). REDICO (Alan Coy), Developer; American House Roseville MC LLC, Owner; Progressive Associations Inc., (Daniel Tosch, Architect), Site Plan Designer.**

- Ben Tallerico, Planning Consultant spoke on behalf of this request.

COMMISSIONER JOHN SURHIGH moved, VICE – CHAIRPERSON GERALDINE WHITE seconded to approve SITE PLAN REVIEW –PP#14-08-152-040 (North side of Common east of Garfield). REDICO (Alan Coy), Developer; American House Roseville MC LLC, Owner; Progressive Associations Inc., (Daniel Tosch, Architect), with the condition the applicant provides 3 complete corrected packets to be signed at the next Planning Commission meeting.

### **MOTION CARRIED UNANIMOUSLY**

## **L. NEW BUSINESS**

### **1. SITE PLAN REVIEW – 28890 Gratiot (Southeast corner of Gratiot and 12 Mile Road). GPS Hospitality, Developer; Ramco-Gershenson Properties LP, Owner; Cleve Dryden/Omni, Site Plan Designer.**

- Ben Tallerico, Planning Commission spoke on behalf of this request.
- Applicant Cleve Dryden, Omni Consulting Services, 2108 Delta Way, Tallahassee, Florida, spoke on behalf of this request.

COMMISSIONER SCOTT ARNOLD moved, VICE – CHAIRPERSON GERALDINE WHITE seconded to table SITE PLAN REVIEW – 28890 Gratiot (Southeast corner of Gratiot and 12 Mile Road). GPS Hospitality, Developer; Ramco-Gershenson Properties LP, Owner; Cleve Dryden/Omni, Site Plan Designer until the June 5, 2017 Planning Commission meeting.

**MOTION CARRIED UNANIMOUSLY**

## **M. PLANNING CONSULTANT, ADMINISTRATOR’S OR STAFF REPORT**

Planning Consultant Ben Tallerico reported:

- Senate Bill 0992.
- Article regarding religious land use.
- Article regarding the future of shopping malls.

## **N. COMMISSION MEMBERS TO BE HEARD**

Commission members discussed construction on Groesbeck (west side of Groesbeck, south of 12 Mile Road).

## **O. ITEMS FOR NEXT AGENDA.**

### **1. SITE PLAN REVIEW – 28890 Gratiot (Southeast corner of Gratiot and 12 Mile Road). GPS Hospitality, Developer; Ramco-Gershenson Properties LP, Owner; Cleve Dryden/Omni, Site Plan Designer.**

## **P. ADJOURNMENT**

COMMISSIONER MICHAEL BATKE moved, COMMISSIONER SCOTT ARNOLD seconded the agenda having been acted upon; the meeting is hereby adjourned at 7:46 p.m.

**MOTION CARRIED UNANIMOUSLY**

Respectfully submitted,

Richard M. Steenland  
City Clerk