

MACOMB TOWNSHIP PLANNING COMMISSION
MEETING MINUTES AND PUBLIC HEARING
TUESDAY, MAY 11, 2021
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LOCATION: MACOMB TOWNSHIP MEETING CHAMBERS
54111 BROUGHTON ROAD
MACOMB, MI 48042

PRESENT: MICHAEL HARDY, CHAIRMAN
PRESENT, MACOMB TOWNSHIP, MACOMB COUNTY, MI
AARON TUCKFIELD, VICE-CHAIRMAN
REMOTE, MACOMB TOWNSHIP, MACOMB COUNTY, MI
RICHARD BENTLEY, SECRETARY
PRESENT, MACOMB TOWNSHIP, MACOMB COUNTY, MI
CHARLES OLIVER, MEMBER
PRESENT, MACOMB TOWNSHIP, MACOMB COUNTY, MI
DANIEL SPATAFORA, MEMBER
PRESENT, MACOMB TOWNSHIP, MACOMB COUNTY, MI
JASPER SCIUTO, MEMBER
PRESENT, MACOMB TOWNSHIP, MACOMB COUNTY, MI

ABSENT: NUNZIO PROVENZANO, MEMBER

ALSO PRESENT: Josh Bocks, Planning Director
Tim Orlando, Legal Counsel
Ben Aloia, Legal Counsel
(Additional attendance on file at the Clerk's Office)

1. Chairman HARDY called the meeting to order at 6:31 p.m.
2. Pledge of Allegiance was recited.
3. ROLL CALL

Secretary BENTLEY called roll. Member PROVENZANO was absent.

4. APPROVAL OF THE PREVIOUS MEETING MINUTES

There were no meeting minutes available.

MOTION by BENTLEY seconded by SCIUTO to rescind the May 4, 2021 motion to hold a special meeting on May 13, 2021.

FOR THIS MOTION

AYES: BENTLEY, SCIUTO, TUCKFIELD, SPATAFORA, OLIVER, HARDY.

NAYS: NONE.

ABSENT: PROVENZANO.

MOTION carried.

MOTION by SCIUTO seconded by TUCKFIELD to eliminate Member PROVENZANO'S name from roll call votes.

MOTION carried.

MOTION by BENTLEY seconded by OLIVER to approve the special meeting called for May 11, 2021 at 6:30 p.m.

MOTION carried.

5. APPROVAL OF THE AGENDA

MOTION by SCIUTO seconded by SPATAFORA to approve the agenda presented.

MOTION carried.

6. NEW BUSINESS/PUBLIC HEARINGS

A. FINAL PLAN; MONARCH ESTATES SITE CONDOMINIUMS PHASE III

Permanent Parcel 08-20-300-017; Located on the north side of 22 Mile Road, ¼ mile east of Garfield Road; Section 20. BCLR 22 LLC, Petitioner.

Josh Bocks, Planning Director, presented a powerpoint presentation of the proposed development. He went on to note that the departments were recommending approval.

Public Portion:

Chairman HARDY opened the public hearing at 6:38 p.m.

MOTION by OLIVER seconded by SPATAFORA to close the public hearing.

MOTION carried.

Mario Izzi, representative, was in attendance.

Discussion was held on future construction traffic.

MOTION by SPATAFORA seconded by BENTLEY to recommend approval of the Final Plan; Monarch Estates Site Condominiums Phase III; Permanent Parcel 08-20-300-017; Located on the north side of 22 Mile Road, ¼ mile east of Garfield Road; Section 20. BCLR 22 LLC, Petitioner.

FOR THIS MOTION

AYES: SPATAFORA, BENTLEY, OLIVER, HARDY, TUCKFIELD, SCIUTO.
NAYS: NONE.
ABSENT: PROVENZANO.
MOTION carried.

7. OLD BUSINESS

None.

8. PUBLIC COMMENTS ON NON-AGENDA ITEMS

None.

9. COMMISSIONER COMMENTS

Member SCIUTO asked about the procedure of opening and closing public hearings.

Ben Aloia, Township Attorney, stated that the By-Laws are being amended and will be up for discussion at the next meeting.

Chairman HARDY complimented GFL for the above and beyond measures that were taken at his residence with packages that were at the curb.

10. MACOMB TOWNSHIP BOARD OF TRUSTEES LIAISON UPDATE

None.

11. ZBA LIAISON UPDATE

Member TUCKFIELD stated that at a prior meeting just recently held there had been a discrepancy in the two sections of the Zoning Ordinance brought before them and that the item will be coming back before the Planning Commission.

12. PLANNING DEPARTMENT ITEMS

None.

13. ADJOURNMENT

MOTION by SPATAFORA seconded by OLIVER to adjourn the Planning Commission meeting at 6:49 p.m.

MOTION carried.

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Respectfully submitted,

Michael Hardy, Chairman

Richard Bentley, Secretary

Beckie Kavanagh, Recording Secretary