

**GREENVILLE PLANNING COMMISSION  
REGULAR MEETING MINUTES  
6:30 PM  
August 08, 2019**

The Commission members met in the Council Chambers in the City Hall Complex at 6:30 PM.

MEMBERS PRESENT: Ralph, VanderMark, Cunliffe, Hoppough, Miller, and Corner.

MEMBERS ABSENT: Frye

OTHERS PRESENT: George Bosanic, City Manager  
Tim Johnson, MainStreet Planning Company

The meeting was called to order by Chairperson Ralph at 6:28 P.M.

**Commissioner Cunliffe made a motion** to approve the regular meeting minutes of the July 25, 2019 meeting, as presented. Commissioner VanderMark supported. Unanimously approved.

Citizen Comments: None

Old Business: None

Public Hearings: None

New Business:

Mark Drane representing K2 Retail Construction & Development presented the revised site plan. Tim Johnson, City Planner, presented his report regarding the revised site plan. **Commission VanderMark made a motion** to approve the proposed site plan set dated July 30, 2019, prepared by Rogvoy Architects for the re-development of the former Kmart property at 205 South Greenville West Drive as the project generally meets the site plan approval standards of Section 46.41(c) (3) of the Greenville Zoning Ordinance. Final approval is subject to the following conditions:

1. The driveway onto M-57 shall be signed in the appropriate locations to notify drivers of no left turn at M-57.

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2. The parking lot access aisle along the east side of the building shall be re-stripped to allow for angle parking for northbound vehicles.
3. The proposed driveway onto M-57 is subject to the approval of the Michigan Department of Transportation.
4. The approval of the site plan does not include approval of any freestanding or building signs. Signs will require a separate sign permit from the City.
5. Compliance with the requirements contained in the letter from the City Engineer to the City Planner dated August 5, 2019.
6. A revised site plan shall be submitted to the Zoning Administrator for review before a building permit is issued.

Commissioner Corner supported. Unanimously approved.

Reports: None

**Commissioner Cunliffe made a motion** to adjourn the meeting at 7:05 p.m.  
Commissioner VanderMark supported. Unanimously approved.

Respectfully submitted,  
George Bosanic