

**CHARTER TOWNSHIP OF VAN BUREN
PLANNING COMMISSION AGENDA
Wednesday, March 23, 2022 – 7:30 PM
Van Buren Township Hall
46425 Tyler Road**

Per guidance provided by the Wayne County Local Public Health Department for meetings of governmental bodies held under public act 228 of 2020, effective January 1, 2022, the following Zoom link is provided to enable remote participation in a meeting of the public body by the general public:

Please click the link below to join the webinar:

<https://us06web.zoom.us/j/87219599191>

Or One tap mobile :

US: +19294362866,,87219599191# or +13017158592,,87219599191#

Webinar ID: 872 1959 9191

See the Van Buren Charter Township website for additional information regarding how to participate in a Zoom public meeting.

CALL TO ORDER:

ROLL CALL:

APPROVAL OF AGENDA:

MINUTES: Approval of minutes from the regular meeting of March 9, 2022.

CORRESPONDENCE:

PUBLIC HEARING:

OLD BUSINESS:

NEW BUSINESS:

ITEM # 1 CASE 22-011 TNT FIREWORKS (WAL MART SITE)– TEMPORARY LAND USE

TITLE: The Applicant, TNT Fireworks, is requesting a temporary land use permit to conduct a temporary outdoor fireworks tent sale.

LOCATION: 10562 Belleville Road. This site is located in the Wal Mart parking lot, which is on the west side of Belleville Road, south of Tyler Road.

INFO: This activity is proposed from June 22 to July 5, 2022.

ACTION ITEMS:

- A. Presentation from Township Staff
- B. Presentation from the applicant
- C. Planning Commission discussion
- D. Public comment

E. Planning Commission considers approval of the Temporary Land Use

ITEM # 2 CASE 20-025 – DTE MODULAR RESTROOM ADDITION

TITLE: The applicant, Rudolph Libbe, on behalf of owner DTE, has applied seeking to install a 1,285 square foot addition to an existing 116,377 office and manufacturing building used by DTE.

LOCATION: Parcel number v-125-83-046-99-0011-704; Address: 8001 Hagerty Road. The development is located on the east side of Hagerty Road, just south of Ecorse Road.

ACTION ITEMS:

- A. Presentation from Township Staff
- B. Presentation from the applicant
- C. Planning Commission discussion
- D. Public comment
- E. Planning Commission considers approval of the Preliminary and Final Site Plan

ITEM # 3: DISCUSSION: SUMPTER ROAD MIXED USE ZONING DISTRICT (SRMU) AND SUMPTER ROAD OVERLAY DISTRICT (SROD)

Work session to discuss proposed text amendments to the Van Buren Township Zoning Ordinance to consider the addition of Section 3.121 (Sumpter Road Mixed Use District) and Article 6, Chapter 4 (Supplemental Zoning District Standards – Sumpter Road Overlay District), and related amendments. The first work session will focus on the purpose of the SRMU District, permitted principal and special land uses in the district’s “Anchor” and “Shallow Frontage” lots, acceptable building types for these lots, and dimensional requirements for these buildings.

ACTION ITEMS:

- A. Presentation from Staff
- B. Planning Commission discussion
- C. Planning Commission considers recommendation to continue discussion at a future meeting.

ITEM # 4: PLANNING COMMISSION MEETING TIME

ACTION ITEMS:

- A. Presentation from Staff
- B. Planning Commission discussion
- C. Planning Commission considers resolution to change regular meeting time.

GENERAL DISCUSSION AND UPDATES

ADJOURNMENT: