



CITY OF BURTON

BURTON PLANNING COMMISSION MEETING

JUNE 14, 2022

MINUTES

Council Chambers

Regular Meeting

5:00 PM

4303 S. CENTER ROAD
BURTON, MI 48519

This meeting was opened by Chairperson Kevin Burge at 5:00 PM.

A. PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

B. ROLL CALL

Attendee Name	Title	Status	Arrived
Duane Haskins	Mayor	Excused	
Kevin Burge	Chairperson	Present	
Gregory Fenner	Council Representative	Present	
Tom Gorang	Commissioner	Present	
Neil Martz	Commissioner	Present	
Don Jones	Vice Chair	Present	
Erica Edgington	Commissioner	Present	
Kenneth Gay	Commissioner	Present	

C. STAFF PRESENT

Amber Abbey, Deputy DPW Director
Leandra Swayne, DPW Records Tech
Katie Malin, Clerk's Office

D. APPROVAL OF MINUTES

1. Planning Commission - Regular Meeting - May 10, 2022 5:00 PM

RESULT:	ACCEPTED [UNANIMOUS]
MOVER:	Tom Gorang, Commissioner
AYES:	Burge, Fenner, Gorang, Martz, Jones, Edgington, Gay
EXCUSED:	Haskins

E. PUBLIC HEARING

1. SPR #22-16 / ZC# 329

By: Daher Holdings, LLC – C/O Adam Mourtada, Esq.
6057 N. Evangeline St., Dearborn, MI 48127

Re: 3030 E. Atherton Rd., Burton, MI
Parcel ID 59-28-501-003, Zoned C-2

For: Requesting to change the zoning district classification from C-2, General Business to C-3 zone, Highway Oriented Business

Mr. Burge asked Mrs. Abbey what options does the Planning Commission have?

Mrs. Abbey stated you can postpone until the next meeting or you can take action and deny or approve.

Discussion continued on options and steps.

Mr. Martz made a motion to deny SPR#22-16/ ZC #329.

Mrs. Abbey stated this will go in front of City Council for the first reading on Thursday, July 7, 2022 at 7:00 PM.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Neil Martz, Commissioner
SECONDER:	Gregory Fenner, Council Representative
AYES:	Burge, Fenner, Gorang, Martz, Jones, Edgington, Gay
EXCUSED:	Haskins

F. ADMINISTRATIVE SITE PLAN REVIEW

1. SPR #22-26

By: Robert Antaya
2441 E. Bristol Rd., Burton, MI

Re: 2441 E. Bristol Rd., Burton, MI
Parcel ID 59-29-400-14, Zoned M-2

For: New Business, Fluid Cooling Systems, fabrication and system integration

2. SPR #22-27

By: Fisher Power Supply
2347 E. Bristol Rd., Burton, MI

Re: 2347 E. Bristol Rd., Burton, MI
Parcel ID 59-29-400-010, Zoned M-2

For: To construct a 1,500 square foot accessory structure, for cold storage.

Mrs. Abbey stated SPR #22-27 is an action item and Full Site Plan Review.

Chelsea Fisher and Tom Fisher of 2347 E. Bristol Road of Burton, Michigan stated we are wanting to put a 1,500-square-foot structure on our vacant lot that will house all

of our cast iron pieces, to prevent them from rusting.

Mrs. Abbey stated included in your packet, you have the Zoning Board of Appeals meeting minutes, they did approve it due to the uniqueness of the property and with the stipulation, it is 50 feet back from the property line. As shown on the drawing provided, it does show that it will be 50 feet from the property line.

Mr. Gorang stated you said no electricity?

Mrs. Fisher said yes, there will be no need for electricity. We are only using it for storage. There are other options for lighting that do not include electricity.

Mr. Martz asked, what kind of work do you do and how many employees do you have?

Mr. Fisher stated we are subcontracted by manufacturers to assemble engine parts. We currently have about 12 employees.

Mr. Martz stated the site plan we received does not meet the requirements. Rather than spend money on the creation of a plan, I would rather see that money used to create a landscaping plan.

Mrs. Fisher stated in regards to landscaping, I do not know if that is what we are trying to do right now because of cost.

Mr. Burge asked, what would be stored in the structure?

Mr. Fisher stated we would store core pieces and overstock.

Mr. Fenner asked, where are these pieces stored currently?

Mr. Fisher stated some are in our building, but we are running out of space. Other pieces are stored outside on our back lot and we cover them with tarps.

Mr. Fenner asked if this will alleviate outside storage.

Mr. Fisher stated we will always have some outside storage.

Mr. Jones stated he was concerned with the stability of the building.

Mr. Fisher stated it is under warranty and is made to withstand snow, rain and wind.

Mr. Burge asked Mrs. Abbey if there were specific requirements for the structure.

Mrs. Abbey stated the Planning Commission does not do anything with that, the Building Official will determine what they need.

Mrs. Edgington stated she agrees with Mr. Martz in regards to landscaping. She is also concerned about stability.

Mr. Fenner stated I think this is an improvement to what they currently have and

leave it up to the Building Official to tell them how sturdy it has to be.

Mr. Martz made a motion to approve SPR #22-27 with the stipulation electricity be added to the building and a landscaping plan be submitted to the Planning Commission for review.

Motion died for lack of support.

Mr. Fenner made a motion to approve SPR #22-27 with the stipulation that lighting is added above the pedestrian and main doors, and a landscaping plan be submitted to the Planning Commission for review.

Discussion ensued regarding landscaping ideas.

RESULT:	CARRIED [6 TO 1]
AYES:	Burge, Fenner, Gorang, Jones, Edgington, Gay
NAYS:	Martz
EXCUSED:	Haskins

G. AUDIENCE PARTICIPATION

None.

H. BOARD DISCUSSION

None.

The next regular scheduled Planning Meeting will be held on July 12, 2022 at 5:00 PM.

Agendas and minutes may be found at www.burtonmi.gov

Meeting was adjourned at 5:50 PM.
