CITY OF BURTON

BURTON PLANNING COMMISSION MEETING

MAY 10, 2022

AGENDA

Council Chambers | **Regular Meeting** | **5:00 PM**

4303 S. CENTER ROAD
BURTON, MI 48519

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. STAFF PRESENT

D. APPROVAL OF MINUTES

1. Planning Commission - Regular Meeting - Apr 12, 2022 5:00 PM

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

F. ADMINISTRATIVE SITE PLAN REVIEW

1. SPR #22-17

   By: Douglas Gibson
   2902 Circle Dr., Flint, MI 48507

   Re: 4235 Davison Rd., Burton, MI 48509
   Parcel ID 59-03-554-010, Zoned C-2

   For: New Ownership and New Business, Hair Salon, Pride & More Styling Salon

2. SPR #22-18

   By: Christopher Enright
   628 E. Parent Ave., Ste 100, Royal Oak, MI 48067

   Re: 2469 S. Center Rd., Burton, MI 48519
   Parcel ID 59-22-300-024, Zoned C-2

For: Construction less than 2%, expanding parking lot at Belle Tire

3. SPR #22-19

   By: Matthew J. Dillion
   12835 Via Catherina, Grand Blanc, MI 48439

   Re: 4440 & 4438 S. Saginaw St., Burton
   Parcel ID 59-32-554-038, zoned C-2

   For: New Owner, Printing and Retail

4. SPR #22-20

   By: Perpetual Investing, LLC
   28518 Newport St., Farmington Hills, MI 48331

   Re: G-4278 S. Saginaw St., Burton, MI 48529
   Parcel ID 59-32-553-009, Zoned C-2

   For: Change of Ownership

5. SPR #22-21

   By: Adeliah Jones
   3113 Pencombe Pl.

   Re: 4235 Fenton Rd., Burton, MI 48529
   Parcel ID 59-31-501-075, Zoned C-2

   For: Change of use, Daycare, Luv N Hugs Daycare Center

6. SPR #22-22

   By: Kevin Johnston
   19017 Heather Ridge Dr., Northville, MI 48168

   Re: 2395 E. Judd Rd., Burton MI
   Parcel ID 59-32-200-010, Zoned RO, M-2, M-1

   For: Change of Ownership, Storage Facility

7. SPR #22-23

   By: Zackary Hawley
   9470 Country Club Ln., Davison, MI 48423

   Re: 3360 S. Dort Hwy., Burton, MI 48529
   Parcel ID 59-29-400-019, Zoned C-2

   For: Change of Ownership, Office for College Hunks Moving

8. SPR #22-24

By: DoorDash Essentials, LLC
303 2nd St., South Tower, Suite 800

Re: 2510 S. Center Rd., Burton, MI
Parcel ID 59-21-578-043, Zoned C-2

For: Change of use, Retail

G. AUDIENCE PARTICIPATION

Now is the time set-aside for members of the audience to address the Burton Planning Commission. I would ask each individual to give their name and address for the record and to limit their comments to three (3) minutes and to speak on the topics germane to City business.

H. BOARD DISCUSSION

The next regular scheduled Planning Meeting will be held on June 14, 2022 @ 5:00 PM.

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

CITY OF BURTON

BURTON PLANNING COMMISSION MEETING

APRIL 12, 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

B. ROLL CALL

Attendee Name	Title	Status	Arrived
Duane Haskins	Mayor	Excused	
Kevin Burge	Chairperson	Present	
Gregory Fenner	Council Representative	Present	
Tom Gorang	Commissioner	Excused	
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 - Oct 12, 2021 5:00 PM

RESULT:	**ACCEPTED [UNANIMOUS]**
MOVER:	Don Jones, Vice Chair
SECONDER:	Erica Edgington, Commissioner
AYES:	Burge, Fenner, Martz, Jones, Edgington, Gay
EXCUSED:	Haskins, Gorang

E. NOMINATIONS

1. Approve and Authorize Kevin Burge for Planning Commission Chairperson through December 2022.

Minutes Acceptance: Minutes of Apr 12, 2022 5:00 PM (Approval of Minutes)

RESULT:	**CARRIED [UNANIMOUS]**
MOVER:	Don Jones, Vice Chair
SECONDER:	Kenneth Gay, Commissioner
AYES:	Burge, Fenner, Martz, Jones, Edgington, Gay
EXCUSED:	Haskins, Gorang

2. Approve and Authorize Don Jones for Planning Commission Vice Chairperson through December 2022.

RESULT:	**CARRIED [UNANIMOUS]**
MOVER:	Erica Edgington, Commissioner
SECONDER:	Kenneth Gay, Commissioner
AYES:	Burge, Fenner, Martz, Jones, Edgington, Gay
EXCUSED:	Haskins, Gorang

F. SPECIAL USE

1. SPR #22-07

   By: Lavern Rogers
   4363 Pebble Creek Blvd., Grand Blanc, MI

   Re: 4363 Pebble Creek Blvd., Grand Blanc, MI
   Parcel ID 59-35-578-086

   For: To conduct a special use in a R-1A zone, requesting to expand a licensed family home daycare (capacity of 6 children) to a group childcare license (capacity of 7-12 children)

   Lavern Rogers of 4363 Pebble Creek Boulevard in Grand Blanc stated I am the owner of Tiny Hearts & Hands Daycare. I would like to expand my license from a home daycare to a group daycare. There is a heavy need for childcare and I think it would be great for the community.

   Alicia Childs of 5349 Timberline Court in Grand Blanc stated I am here to speak on behalf of the expansion. It is convenient for me to have someone close to watch my child when I am at work.

   Mr. Burge read a written objection into the record from Marlon Mitchell.

   Mrs. Abbey stated the big concern we have with any daycare in a residential home is traffic. It appears she can fit four cars safely in the driveway. Cars will not be parked

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for a long time, they will park to drop off and pick up. I am going to leave this up to the board to decide, our only concern is traffic being an issue.

Mr. Martz asked how many people currently occupy the house, where do you operate the daycare and what are your hour of operations?

Mrs. Rogers said four people occupy the house, the daycare is on the main floor and basement, and the hours of operation varies depending on the public need. Currently the earliest drop off is 3:30 AM and the latest pick up is 11:30 PM.

Mr. Martz asked if there are other staff members and how many people are you required to have on staff.

Mrs. Rogers said, yes I have other staff members. They either live in the house or in the neighborhood. It is one adult for every six children.

Mr. Martz asked if there is playground equipment and if the yard is fenced in.

Mrs. Rogers stated I do not currently have a fenced in yard, but I do plan to fence in the backyard.

Mr. Martz asked how often are you required to take the children outside?

Mrs. Rogers said, 30 minutes a day.

Mr. Martz asked if the food trailer is operated out of the home.

Mrs. Rogers said, no.

Mrs. Edgington asked with the six children you have now, how many cars do you have at any given time parked in your driveway or in the road?

Mrs. Rogers stated our cars are in the driveway and then parents pull in for drop off, that usually takes around two to three minutes.

Mrs. Edgington asked if the parents who drop off come at different times.

Mrs. Rogers said, yes.

Mr. Fenner asked is it required to have a license and what is the age range for the childcare license?

Mrs. Rogers said, yes, a license is required. I have two and three year olds, but with my license, I can care for infants to children 12 years of age.

Mr. Fenner asked if the goal was to care for older children or just younger children.

Mrs. Rogers said my goal is to assist whoever I can.

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Mr. Fenner asked if the food trailer license was at the same address and if on the days the food trailer operates would there be any other employees showing up and needing to park at the home.

Mrs. Rogers stated the food trailer license is registered at another address but our address is on file too. The Food trailer is family operated.

Mr. Gay asked if you were to expand, how many children would you be allowed to care for?

Mrs. Rogers said 12 children.

Mr. Burge asked if the parents use the driveway or road to drop off, would the family be able to park in the garage to have more driveway space?

Mrs. Rogers said the parents pull in the driveway and yes, if needed, we could pull in the garage.

Mr. Burge asked when is the busiest time for drop off?

Mrs. Rogers said the busiest time is between 3:30 AM and 7:00 AM.

Mr. Fenner asked the administration if they are allowed to put stipulations on the approval.

Mrs. Abbey said yes, you are allowed to add stipulations.

Mrs. Edgington asked if the daycare has a wait list. If this was approved would you be able to expand to 12 children right away?

Mrs. Rogers said if approved, I then have to fill out an application, they close out my current license and issue me a new license for a group daycare instead of a home daycare. Then a representative from the State of Michigan and DHS would come out.

Mrs. Edgington asked what does the time frame look like?

Mrs. Rogers said it could be four to six months.

Mr. Martz asked if the driveway is two or three cars wide.

Mrs. Rogers said, 3 cars can fit across.

Mr. Fenner stated he would like to see a fenced in yard.

Mrs. Rogers stated she will be receiving grant funding that she would use for a fence.

Discussion continued regarding installing a fence.

Mr. Fenner made a motion to approve to conduct a special use in a R-1A zone, requesting to expand a licensed family home daycare(capacity of 6 children) to a

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group childcare license (capacity of 7-12 children) with the stipulation that a fence is installed by January 1, 2023.

RESULT:	**CARRIED [5 TO 1]**
MOVER:	Gregory Fenner, Council Representative
SECONDER:	Erica Edgington, Commissioner
AYES:	Burge, Fenner, Jones, Edgington, Gay
NAYS:	Martz
EXCUSED:	Haskins, Gorang

G. SITE PLAN REVIEW

1. SPR #22-14

By: Lake Like Partners Vandyke LLC : Agent Krisandra Lippert
8805 Ellis Rd., Clarkston, MI 48348

Re: 1242 E.Bristol Rd., Burton MI
Parcel ID 59-31-100-032, Zoned C-4

For: Site Plan Review to construct a Scooter's Coffee.

Shaina Allen of 8805 Ellis Road in Clarkston stated I am the franchise owner for Scooter's Coffee. My pre-development lead with Scooter's, Krisandra Lippert, is who filed the paperwork. She is unable to be here because she is in Minneapolis, but I do have her on the phone available to answer any questions that I am unable to answer.

Mrs. Abbey introduced Leandra Swayne from the DPW to speak on behalf of the administration.

Mrs. Swayne stated we are excited to have a new business in the City of Burton. We do recommend to have the entrance come in off of Greenbriar Boulevard because of the high traffic volume on Bristol Road. That means they would need approval from Kroger, they own that driveway. There is a free standing sign on the site plan. They would need a variance to have another free standing sign because there is one already there for Greenbriar and they are only allowed one sign per property.

Mr. Gay asked if it would be both an entrance and exit.

Mrs. Swayne said, yes.

Mr. Burge asked if they have received approval from Kroger.

Ms. Allen said, no. We have reached out and are waiting to hear back from the appropriate person who can approve that.

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Mrs. Abbey stated I was in contact with the Kroger representative today and he said, for the record, I could let you know there is no official agreement yet, but they are in open discussion about it and he does not see any potential issues going forward.

Discussion ensued regarding different styles of a sign and the driveway entrance.

Ms. Allen stated the footprint of Scooter's is amazing coffee served by amazing people, amazingly fast. So, to Mrs. Abbey's point about the drive thru, that is why it is queued up to have 12 cars in the drive thru because our goal is from the time you order to the time you pull out that it takes under three minutes.

Mr. Burge asked if there is a Scooter's anywhere else nearby.

Ms. Allen said, not yet. Scooter's started in Omaha, Nebraska and they are making their way to Michigan. Currently there are a few others being built in Michigan, the first one opening in the Brighton area, so if approved, Burton will be one of the first locations in Michigan.

Mr. Burge asked if approved, when will you open?

Ms. Allen stated hopefully by the end of August.

Mr. Jones asked, what are your hours of operation?

Ms. Allen stated typically 5:30 AM to 8:00 PM.

Mr. Martz asked about landscaping plans and more detailed site plans.

Ms. Lippert stated we do have landscape plans and a full set of plans available. I will have those civil plans sent over to the city.

Mr. Jones asked about elevation and drainage.

Mrs. Abbey reminded the Planning Commission that the Genesee County Drain Commission is who approves the Surface Water Management Plan, the City of Burton does not. The city does not issue a building permit until they have that approved letter from the Drain Commission.

Mr. Jones asked about lighting.

Ms. Lippert stated we will do a photometric analysis and that will tell us where to place lighting. That will come in with the building plans.

Mr. Martz made a motion to approve the SPR #220-14 with the stipulation that Civil, Photometric and Landscaping Plans are submitted.

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

2. SPR #22-15

By: Rick Swihart, Creekwood Architecture, Inc.
1111 Creekwood Trail, Burton, MI

Re: 3327 E. Bristol Rd., Burton, MI
Lot 18 & 72' of Lot 17 of Follo Acres Subdivision Liber 22

For: Site Plane Review for Streeter Brothers, Inc.

Rick Swihart of 1111 Creekwood Trail of Burton stated I am with Creekwood Architecture representing Streeter Brothers.

Mrs. Swayne stated Streeter Brothers is currently located on Flint Asphalt Drive. We like to see businesses expand and stay in the city. There are only a few requirements that would need to be added to their site plan, which are 31 parking spaces, a fence, and sidewalk. We would recommend approval with a revised site plan with those three requirements.

Mr. Jones asked what is the need for 31 parking spaces?

Mrs. Abbey stated we have a minimum requirement in the ordinance.

Mr. Martz made a motion to approve SPR #22-15 with the stipulations that 31 parking spaces, a sidewalk and fence are required.

RESULT:	**CARRIED [UNANIMOUS]**
AYES:	Burge, Fenner, Martz, Jones, Edgington, Gay
EXCUSED:	Haskins, Gorang

H. ADMINISTRATIVE SITE PLAN REVIEW

1. SPR #22-01

By: Gurdip Singh
11002 Hayes St., Grand Blanc, MI 48439

Re: G4330 S. Saginaw St., Burton, MI
Parcel ID 59-32-553-012

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For: Change of Ownership, Liquor Store – Fairland Market

2. SPR #22-02

By: Jason Baker
2802 Yankee Ct., Potterville, MI

Re: 5053 E. Court St., Ste. N, Burton, MI
Parcel ID 59-11-300-006

For: New Certificate for auto wholesaler

3. SPR #22-03

By: Faez Mong
54144 Birchfield Dr. E., Shelby Twp., MI

Re: G-3437 S. Dort Hwy., Burton, MI
Parcel ID 59-28-551-031

For: Change of Ownership, used cars & parts sales – Price Used Cars & Parts #2 LLC

4. SPR #22-04

By: Bristol Pharmacy LLC
7306 Village Park Dr., Clarkston, MI

Re: 2063 Bristol Rd., Burton, MI
Parcel ID 59-29-555-084

For: Change of Ownership, Retail- Bristol Road Pharmacy

5. SPR #22-05

By: In Stock Furniture Liquidators Inc.
4095 E. Court St., Burton, MI

Re: 4095 E. Court St., Burton, MI
Parcel ID 59-10-551-034

For: Change of Ownership, Furniture retail store- In Stock Furniture Liquidators Inc.

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6. SPR #22-06

   By: Timothy Wagner
   3289 S. Center Rd., Burton, MI

   Re: 2501 S. Center Rd., Burton, MI 48519
   Parcel ID 59-22-300-004

   For: New Business, outdoor power equipment sales & service, Timothy's Tractors

   Mr. Martz asked if the business is allowed to display items on the grass.

   Mrs. Abbey stated during business hours it is not much of a problem, but I will keep an eye on it.

7. SPR #22-09

   By: Sukhbinder Narwal

   Re: 4121 Flint Asphalt Dr., Burton, MI
   Parcel ID 59-33-501-015

   For: New Business, office and trucking terminal- Moon Star Express, LLC

8. SPR #22-10

   By: Michael Barnett
   13225 Pintail Ct.

   Re: 4371 S. Saginaw St., Burton, MI
   Parcel ID 59-32-552-008

   For: Change of Ownership, inside climate controlled storage

   Mrs. Abbey wanted to clarify this is retail, not a climate control storage.

9. SPR #22-11

   By: Melissa Hynes
   4461 Thorntree Dr., Burton, MI

   Re: 4461 Thorntree Dr., Burton, MI
   Parcel ID 59-03-531-025

   For: Home Occupation, Salon

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10. SPR #22-12

By: Danyelle Counts
1114 Carlson Dr., Burton, MI

Re: 5515 Davison Rd., Ste. 9, Burton, MI
Parcel ID 59-02-577-081

For: New Business, retail, Pool Service Specialist, LLC

11. SPR #21-52

By: TRex1 Corp / Amy Beauchamp
3265 Card Dr., Burton, MI 48529

Re: 3265 Card Dr., Burton, MI 48529
Parcel ID 59-33-501-020

For: Change of ownership – Trex1 Corp - Office Building / storage of raw materials

Mrs. Edgington stated there was a change of ownership, but I thought they were already the owner.

Mrs. Abbey stated it is a new building they purchased next to the original building. It is only used for office space and storage for packing supplies.

12. SPR #21-53

By: Sheldon Banks
G-2340 W. Carpenter Rd., Flint, MI

Re: 1408 Hemphill Rd. Burton, MI
Parcel ID 59-30-576-309

For: Soothing Tums Room Jazz Club - Construction less than 2% - Parking Lot

Mr. Martz asked about the parking lot and greenbelt area.

Mrs. Abbey stated I will check into it.

13. SPR #21-54

By: Duane Damon
1356 Connell St., Burton, MI

Re: 4178 S. Saginaw St., Burton, MI
Parcel ID 59-31-527-031

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For: Change of Ownership – Office for Finish Line Seamless Gutters LLC

14. SPR #21-55

By: Becky Vanevery
G3490 S. Saginaw St., Burton, MI

Re: G3499 S. Saginaw St., Burton, MI
Parcel ID 59-29-555-104, 59-29-555-105, 59-29-555-106

For: New Business, Wins Electric Supply

15. SPR #21-56

By: Robert Spangler
P.O. Box 90257 Burton, MI

Re: 2268 Center Rd., Burton, MI
Parcel ID 59-21-529-081

For: New Business, Office for Georgie Mac LLC

16. SPR #21-57

By: Amanda Snider
11429 Dixie Hwy., Holly, MI

Re: 5515 Davison Rd., Ste. 1, Burton, MI
Parcel ID 59-02-577-081

For: New business, shake and tea shop- Rooted Nutrition

17. SPR #21-58

By: Tasha Shelton
3825 Kent St.

Re: G4449 S. Saginaw Ste.C , Burton, MI
Parcel ID 59-32-552-012

For: New business, Tbella Boutique

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18. SPR #21-59

By: Lance Redlich
5199 Wyndemere Sq., Swartz Creek, MI

Re: 4277 S. Saginaw St., Burton, MI
Parcel ID 59-32-552-001

For: New Business, retail – Cash USA

19. SPR #21-60

By: Kerry L. Horton
7530 Paradise Dr., Grand Blanc, MI

Re: 3300 S. Center Rd., Burton, MI
Parcel ID 59-28-576-042

For: New Business, Bri'elle's Learning Palace Child Care Center

20. SPR #21-61

By: Vishal Nayak
6272 Opal Ln., Grand Blanc, MI

Re: 3020 E. Atherton Rd., Burton, MI
Parcel ID 59-28-501-185

For: New Business, Pharmacy – Burton Pharmacy

21. SPR #21-62

By: Shrader Tire and Oil Inc.
2045 W. Sylvania Ave., Toledo, OH

Re: 4145.5 Davison Rd., Burton, MI
Parcel ID 59-03-300-060

For: New Business, Shrader Tire and Oil Inc.

22. SPR #21-63

By: Jennings Harper
607 E. Second Ave., Apt. 706, Flint, MI

Minutes Acceptance: Minutes of Apr 12, 2022 5:00 PM (Approval of Minutes)

Re: 24274 E. Judd Rd., Burton, MI
Parcel ID 59-32-527-004

For: New Business, Indoor Skateboard Park – Brush Alley Skate Park & Shop

23. SPR #21-64

By: Luis Ledesma
6695 River Rd.

Re: 3416 S. Saginaw St, Burton, MI
Parcel ID 59-14-526-012

For: New Business, office for L & L interior Glass Designer

24. SPR #21-65

By: Richard Blain
3530 Arlene Ave., Flint, MI

Re: 5501 Lapeer Rd., Burton, MI
Parcel 59-14-526-012

For: New Business, Retail – King Cycle

25. SPR #21-66

By: Deshra Vines-Leak
9508 Woodmont Dr., Grand Blanc, MI

Re: 5210 Lapeer Rd., Burton, MI
Parcel ID 59-14-553-026

For: New Business, Adult residential care facility – Precious Places LLC DBA D&D Senior Living

26. SPR #21-67

By: Carrie Kittle
4309 Pebble Creek Blvd., Grand Blanc, MI

Re: 4309 Pebble Creek Blvd., Grand Blanc, MI
Parcel 59-35-578-049

For: Home Occupation, Salon/Barbershop

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27. SPR #21-68

By: Brandy Balsbough
1810 Ramsay Blvd.

Re: G-4243 S. Saginaw St., Burton, MI
Parcel ID 59-32-503-006

For: New Ownership, Classics Bar

28. SPR #21-69

By: Holly Dubis
4199 Davison Rd., Ste. A, Burton, MI

Re: 4199 Davison Rd., Ste. E, Burton, MI
Parcel ID 59-03-300-062

For: New Certification for used and wholesale auto sales

29. SPR #21-70

By: Kwang Chun Yu
4306 Pinehurst Ln., Grand Blanc, MI

Re: 3009 S. Dort Hwy., Burton, MI
Parcel ID 59-28-501-185

For: New Business, Retail – Great Beauty Inc.

I. AUDIENCE PARTICIPATION

Stanette Amy of 6128 E Atherton Road in Burton spoke in regards to the Planning Commissions approval of a preliminary site plan review for The Meadows Site Condominiums and The Fields Site Condominiums. She is concerned that due to the economy, the city will be stuck with empty houses.

J. BOARD DISCUSSION

Mr. Burge reminded the Commission of the Memorial Day Celebration. There are forms if you are interested in the Car show, parade or sponsorship.

The next regular scheduled Planning Meeting will be held on May 10, 2022 @ 5:00 PM.

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

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Meeting was adjourned at 7:10 PM.

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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

ATTACHMENTS:

- Backup SPR 22-16 ZC Case 329 (PDF)

CASE NO. 329 SPR#: 22-16

City of Burton

4093 Manor Drive
Burton, MI 48519
(810) 742-9230

DATE FILED: 3-25-2022
FEE PAID: 600
RECEIVED BY: L Swayne

PETITION FOR ZONING CHANGE

We the Owners, Contract Purchasers, Optionees and Leaseholders of the hereinafter described property do hereby petition your Honorable Body to rezone property described as:

3030 E Atherton Rd - LOTS 5 THRU 8 & LOT 192 CHAMBERS SUBDIVISION (87) 5900109005

Parcel ID#: 59-28-501-003

Located at: 3030 E Atherton Rd
(address of property to be rezoned)

and change the zoning district classification from C-2 to C-3

for the purpose of Used car sales room and such other uses permitted by the proposed zoning district.

APPLICANTS NAME: Daher Holdings LLC - c/o Adam Mourtada, Es

APPLICANTS ADDRESS: 6057 N Evangeline St

CITY: Dearborn Heights, MI 48127

APPLICANTS PHONE: 313-908-6018

APPLICANTS EMAIL: amourtada@hmalawgroup.com

I agree the statements made on the attached application are true, and if found not to be true, any action that may be taken may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this application for the purposes of inspections. Further I understand that this is an application and any fees paid will not be refundable regardless of the decision of the Council. I further acknowledge that the decision made by the Council may affect the use and/or future uses of the parcel.

APPLICANTS SIGNATURE:

Attachment: Backup SPR 22-16 ZC Case 329 (5402 : SPR #22-16 / ZC# 329)

CASE NO. 329 SPR#: 22-16

INTERESTED PARTIES ACKNOWLEDGMENT:

ALL OWNERS, CONTRACT PURCHASERS, OPTIONEES AND LESSEES OF THE LAND PROPOSED FOR REZONING SIGN HERE:

I agree the statements made on the attached application are true, and if found not to be true, any action that may be taken may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this application for the purposes of inspections. Further I understand that this is an application and any fees paid will not be refundable regardless of the decision of the Council. I further acknowledge that the decision made by the Council may affect the use and/or future uses of the parcel.

Name: Hassan Daher Signature: H. Daher

6057 N. Evangeline St, Dearborn Heights, MI 313-695-7258

Address Phone

DAHERGK14@sbcglobal.net

Email

I agree the statements made on the attached application are true, and if found not to be true, any action that may be taken may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this application for the purposes of inspections. Further I understand that this is an application and any fees paid will not be refundable regardless of the decision of the Council. I further acknowledge that the decision made by the Council may affect the use and/or future uses of the parcel.

Name: Signature:

Address Phone

Email

I agree the statements made on the attached application are true, and if found not to be true, any action that may be taken may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this application for the purposes of inspections. Further I understand that this is an application and any fees paid will not be refundable regardless of the decision of the Council. I further acknowledge that the decision made by the Council may affect the use and/or future uses of the parcel.

Name: Signature:

Address Phone

Email

Attachment: Backup SPR 22-16 ZC Case 329 (5402 : SPR #22-16 / ZC# 329)

CASE NO. 329 SPR#: 22-16

TENTATIVE SCHEDULE

The Planning Commission typically meets on the 2nd Tuesday of each month. All applications and associated drawings must be on file at least six (6) weeks prior to the meeting. Notification of property within 300' must be postmarked at least 15 days prior to the meeting. Including publication in local newspaper.

The Planning Commission action is a recommendation to the City Council.

1st Public Hearing
Planning Commission Meeting: MAY 10, 2022 Time: 5PM Action: _____

City Council typically meets the 1st and 3rd Monday of each month. The City Council will have to act twice as this application is a Zoning Ordinance Amendment. Depending on the date the application is received final zoning change decisions may take up to two months.

2nd Public Hearing / 1st Reading
Date of City Council Meeting: _____ Time: _____ Action: _____

2nd Reading
Date of City Council Meeting: _____ Time: _____ Action: _____

Attachment: Backup SPR 22-16 ZC Case 329 (5402 : SPR #22-16 / ZC# 329)

Case No. 329

TO THE RESIDENTS OF THE CITY OF BURTON

PLEASE BE NOTIFIED there will be a public hearing of the Burton City Planning commission on Tuesday May 10, 2022 at 5:00 p.m. at the Burton City Hall, 4303 S. Center Road Burton, Michigan.

The following change of zoning will be considered:

Case No. 329

Daher Holdings LLC 6057 N. Evangeline St., Dearborn Heights, MI 48127 requests a zoning change from C-2, General Business to C-3, Highway Oriented Business on the following described parcel: being located at 3030 E. Atherton Rd. Burton, MI 48529 as follows:

59-28-501-003 described as:
LOTS 5 THRU 8 & LOT 192 CHAMBERS SUBDIVISION (87) FR 5900109005

File may be examined at the Department of Public Works, 4093 Manor Drive, Burton, Michigan during regular business hours.

If you are interested you may attend the meeting and be heard.

/s/ Racheal Boggs

Prepared by:

Amber Abbey,
Deputy DPW Director

Attachment: Backup SPR 22-16 ZC Case 329 (5402 : SPR #22-16 / ZC# 329)

Case No. 329

CITY OF BURTON
GENESEE COUNTY, MICHIGAN
ORDINANCE NO. 157._____

AMENDMENTS TO CITY OF BURTON ORDINANCE CHAPTER 157, AS AMENDED

THE CITY OF BURTON ORDAINS:

That Ordinance Chapter 157, being City of Burton Zoning Ordinance, be amended as follows:

Section 1

City of Burton Ordinance Chapter 157, designated "City of Burton Zoning Ordinance" and the zoning district map attached thereto and made a part thereof, are hereby amended by rezoning the following described property in the City of Burton from present zoning classification to C-3, Highway Oriented Business on the following described parcel: being located at 3030 E. Atherton Rd. Burton, MI 48529 as follows:

59-28-501-003 described as:
LOTS 5 THRU 8 & LOT 192 CHAMBERS SUBDIVISION (87) FR 5900109005

Section 2

The penalty for violation of this Ordinance shall be the same as those penalties set forth in Chapter 157.999 of the City of Burton Zoning Ordinance Chapter 157.

Section 3

Notice of this Ordinance shall be published in a newspaper circulated within the City of Burton, Genesee County, Michigan.

This Ordinance shall become effective upon publication.

A copy of this Ordinance may be inspected at the Burton City Hall, 4303 S. Center Road, Burton, Michigan, during regular business hours.

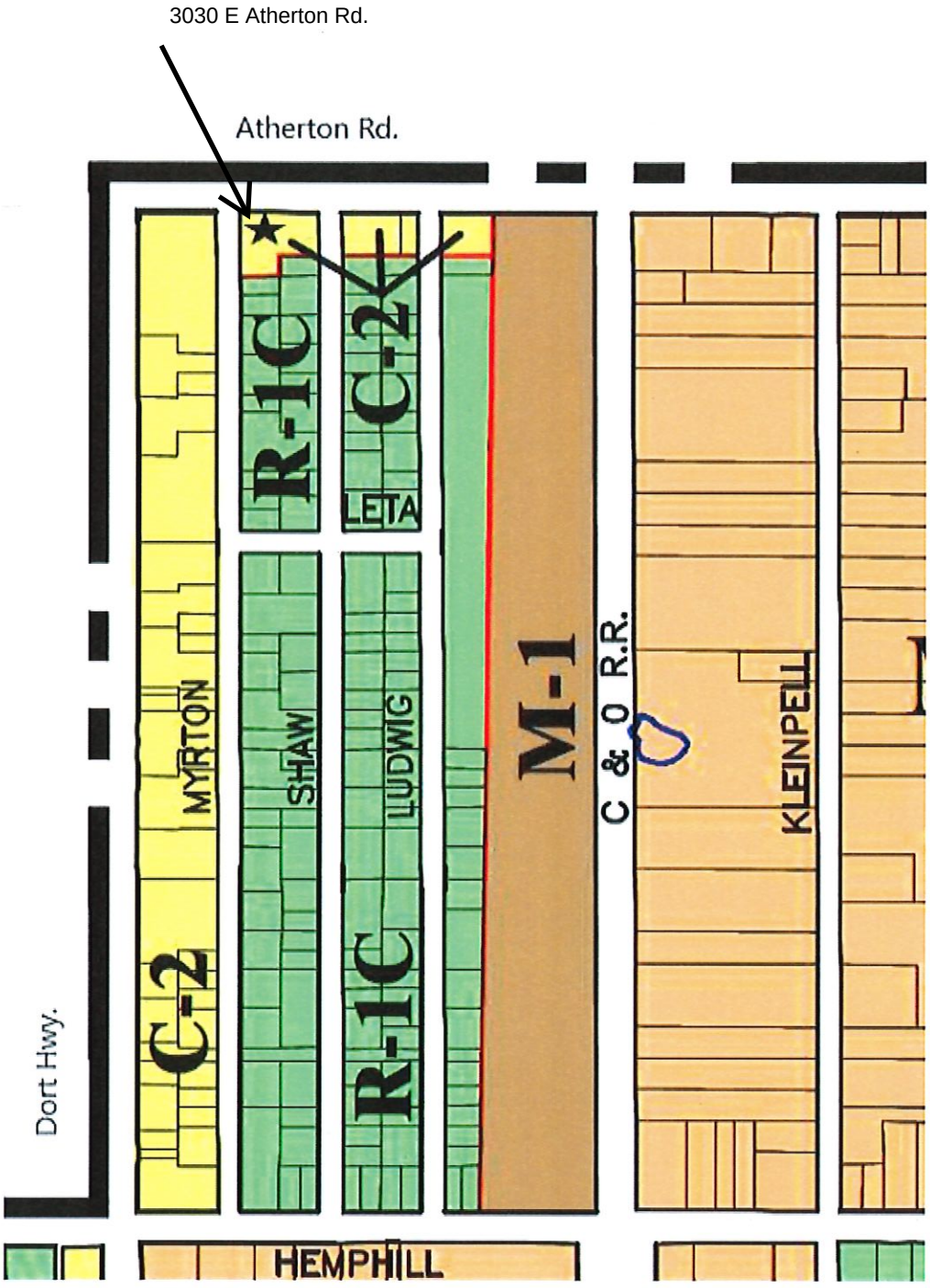
CITY OF BURTON

By: _____
Duane Haskins, Mayor

By: _____
Racheal Boggs, City Clerk

Ordinance introduced on:
Second Reading:
Publication date:
Effective date:

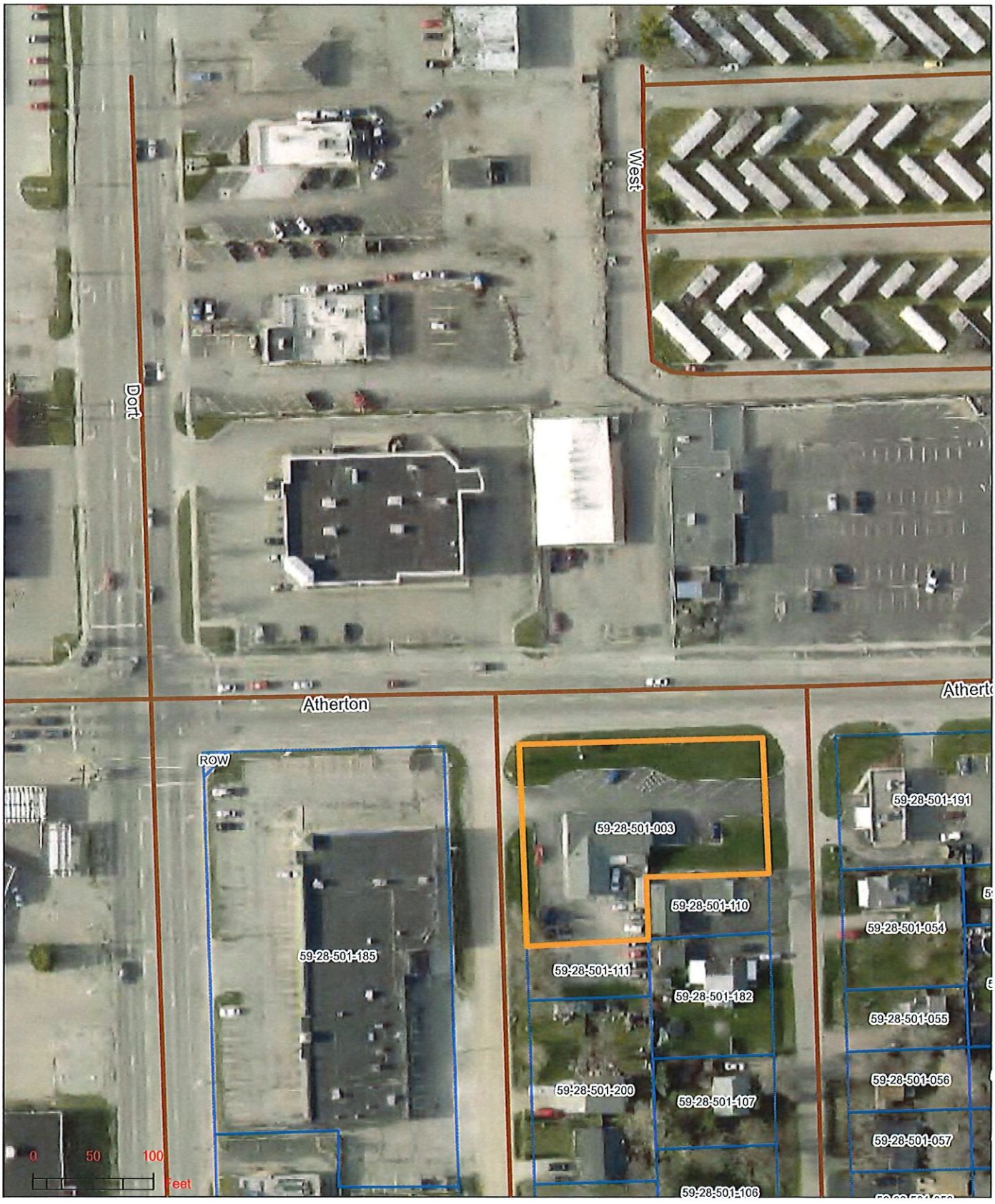
Attachment: Backup SPR 22-16 ZC Case 329 (5402 : SPR #22-16 / ZC# 329)



Attachment: Backup SPR 22-16 ZC Case 329 (5402 : SPR #22-16 / ZC# 329)

SPR 22-11
ZC 329

BURTON



Attachment: Backup SPR 22-16 ZC Case 329 (5402 : SPR #22-16 / ZC# 329)

SPR #22-17

By: Douglas Gibson
2902 Circle Dr., Flint, MI 48507

Re: 4235 Davison Rd., Burton, MI 48509
Parcel ID 59-03-554-010, Zoned C-2

For: New Ownership and New Business, Hair Salon, Pride & More Styling Salon

ATTACHMENTS:

- Backup SPR 22-17 (PDF)

8250

City of Burton

Department of Public Works
4093 Manor Drive
Genesee County, Burton, Michigan 48519
(810) 742-9230

APPLICATION FOR ADMINISTRATIVE SITE PLAN REVIEW

DATE FILED: 3-28-22

FEE: 75.00

SPR #: 22-17

PLEASE PRINT

DATE: 3-28-22

APPLICANTS NAME: Douglas Gibson

APPLICANTS ADDRESS: 2902 Circle Dr Flint MI 5

APPLICANTS PHONE NO: 810-730-6850

APPLICANTS EMAIL: leepapa66@Hotmail.com

PROPOSED NAME OF BUSINESS: Pride & More Styling Salon

SITE ADDRESS: 4235 Davison Rd Burton MI 48509

PARCEL NUMBER: 59-03-554-010

TYPE: ☒ CHANGE OF OWNERSHIP/USE ☐ CONSTRUCTION LESS THAN 2%

USE OF STRUCTURE: Hair Salon

SQ FOOTAGE OF PROPERTY: W-15Ft of lot 1 Hammond Garden

SQ FOOTAGE OF STRUCTURE: Under 300 Sq Ft

NUMBER OF EMPLOYEES/SEATS: 1

I hereby certify that the proposed application is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent. I agree the statements made on the attached application are true, and if found not to be true, any permit that may be issued may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this permit application for the purposes of inspections.

APPLICANTS SIGNATURE: Douglas L Gibson

*** ALSO ATTACH A FLOOR PLAN OF THE PROPOSED BUSINESS.

Attachment: Backup SPR 22-17 (5393 : SPR #22-17)

SPR #22-18

By: Christopher Enright
628 E. Parent Ave., Ste 100, Royal Oak, MI 48067

Re: 2469 S. Center Rd., Burton, MI 48519
Parcel ID 59-22-300-024, Zoned C-2

For: Construction less than 2%, expanding parking lot at Belle Tire

ATTACHMENTS:

- Backup SPR 22-18 (PDF)

City of Burton
Department of Public Works
4093 Manor Drive
Genesee County, Burton, Michigan 48519
(810) 742-9230

APPLICATION FOR ADMINISTRATIVE SITE PLAN REVIEW

DATE FILED: 3.29.2022

FEE: 75.

SPR #: 22-18

PLEASE PRINT

DATE: 03/28/2022

APPLICANTS NAME: Christopher Enright

APPLICANTS ADDRESS: 628 E Parent Ave, Ste 100, Royal Oak, MI 48067

APPLICANTS PHONE NO: 248.330.9395

APPLICANTS EMAIL: cenright@enrightarchitects.com

PROPOSED NAME OF BUSINESS: Belle Tire Burton

SITE ADDRESS: 2469 S Center Road, Burton, MI 48519

PARCEL NUMBER: 59-22-300-024

TYPE: ☐ CHANGE OF OWNERSHIP/USE ☒ CONSTRUCTION LESS THAN 2%

USE OF STRUCTURE: Proposed Parking Lot extension & possible expansion of the existing detention are of the Belle Tire Burton Store

SQ FOOTAGE OF PROPERTY: 107,157 s.f. (2.45 acres)

SQ FOOTAGE OF STRUCTURE: 9,800 s.f.

NUMBER OF EMPLOYEES/SEATS: 12

I hereby certify that the proposed application is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent. I agree the statements made on the attached application are true, and if found not to be true, any permit that may be issued may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this permit application for the purposes of inspections.

APPLICANTS SIGNATURE: [signature] 03/28/2022

*** ALSO ATTACH A FLOOR PLAN OF THE PROPOSED BUSINESS.

Attachment: Backup SPR 22-18 (5394 : SPR #22-18)

SPR #22-19

By: Matthew J. Dillion
12835 Via Catherina, Grand Blanc, MI 48439

Re: 4440 & 4438 S. Saginaw St., Burton
Parcel ID 59-32-554-038, zoned C-2

For: New Owner, Printing and Retail

ATTACHMENTS:

- Backup SPR 22-19 (PDF)

City of Burton

Department of Public Works
4093 Manor Drive
Genesee County, Burton, Michigan 48519
(810) 742-9230

APPLICATION FOR ZONING REVIEW

DATE FILED: 4-5 2022

FEE: 75

SPR #: 22-19

PLEASE PRINT

DATE: 4-5-22

APPLICANTS NAME: MATTHEW J DILLON

APPLICANTS ADDRESS: 12835 VIA CATHOLICA GRAND BLANC, MI 48439

APPLICANTS PHONE NO: 810-691-7093

APPLICANTS EMAIL: matt3764@gmail.com

PROPOSED NAME OF BUSINESS: SAGINAW ST. COMMERCIAL PROPERTY

SITE ADDRESS: 4440 & 4438 S. SAGINAW ST. BURTON.

USE OF STRUCTURE: PRINTING & RETAIL

SQ FOOTAGE OF PROPERTY: ± 222,940 SQ/FT.

SQ FOOTAGE OF STRUCTURE: ± 3000 SQ/FT.

NUMBER OF EMPLOYEES/SEATS: 3

I hereby certify that the proposed application is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent. I agree the statements made on the attached application are true, and if found not to be true, any permit that may be issued may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this permit application for the purposes of inspections.

APPLICANTS SIGNATURE: _____

*** ALSO ATTACH A FLOOR PLAN OF THE EXISTING AND PROPOSED BUSINESS.

Attachment: Backup SPR 22-19 (5395 : SPR #22-19)

SPR #22-20

By: Perpetual Investing, LLC
28518 Newport St., Farmington Hills, MI 48331

Re: G-4278 S. Saginaw St., Burton, MI 48529
Parcel ID 59-32-553-009, Zoned C-2

For: Change of Ownership

ATTACHMENTS:

- Backup SPR 22-20 (PDF)

City of Burton
Department of Public Works
4093 Manor Drive
Genesee County, Burton, Michigan 48519
(810) 742-9230

APPLICATION FOR ADMINISTRATIVE SITE PLAN REVIEW

DATE FILED: 4-14-2022

FEE: 75

SPR #: 22-20

PLEASE PRINT

DATE: 3/30/22

APPLICANTS NAME: Perpetual Investing, LLC.

APPLICANTS ADDRESS: 28518 Newport St Farmington Hills, MI 48331

APPLICANTS PHONE NO: 248-872-4860

APPLICANTS EMAIL: mtoles@perpetualinvesting.net

PROPOSED NAME OF BUSINESS: TBD

SITE ADDRESS: G-4278 S. Saginaw St. Burton, MI 48529

PARCEL NUMBER: 59-32-553-009

TYPE: ☑ CHANGE OF OWNERSHIP/USE ☐ CONSTRUCTION LESS THAN 2%

USE OF STRUCTURE: Retail/Office

SQ FOOTAGE OF PROPERTY: 3,680

SQ FOOTAGE OF STRUCTURE: 2,400 & 1,280

NUMBER OF EMPLOYEES/SEATS: TBD

I hereby certify that the proposed application is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent. I agree the statements made on the attached application are true, and if found not to be true, any permit that may be issued may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this permit application for the purposes of inspections.

APPLICANTS SIGNATURE:

*** ALSO ATTACH A FLOOR PLAN OF THE PROPOSED BUSINESS.

Attachment: Backup SPR 22-20 (5396 : SPR #22-20)

SPR #22-21

By: Adeliah Jones
3113 Pencombe Pl.

Re: 4235 Fenton Rd., Burton, MI 48529
Parcel ID 59-31-501-075, Zoned C-2

For: Change of use, Daycare, Luv N Hugs Daycare Center

ATTACHMENTS:

- Backup SPR 22-21 (PDF)

City of Burton
Department of Public Works
4093 Manor Drive
Genesee County, Burton, Michigan 48519
(810) 742-9230

APPLICATION FOR ADMINISTRATIVE SITE PLAN REVIEW

DATE FILED: 4-18-22

FEE: 75

SPR #: 22-21

PLEASE PRINT

DATE: 4/18-22

APPLICANTS NAME: Adelian Jones

APPLICANTS ADDRESS: 313 pencombe Pl

APPLICANTS PHONE NO: 810 407-3009

APPLICANTS EMAIL: AdelianJones@yahoo.com

PROPOSED NAME OF BUSINESS: Luv N Hugs Daycare Centur

SITE ADDRESS: 4235 Fenton Rd

PARCEL NUMBER:

TYPE: ☒ CHANGE OF OWNERSHIP/USE ☐ CONSTRUCTION LESS THAN 2%

USE OF STRUCTURE: Daycare

SQ FOOTAGE OF PROPERTY: 1900

SQ FOOTAGE OF STRUCTURE:

NUMBER OF EMPLOYEES/SEATS: 2

I hereby certify that the proposed application is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent. I agree the statements made on the attached application are true, and if found not to be true, any permit that may be issued may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this permit application for the purposes of inspections.

APPLICANTS SIGNATURE: Adelian Jones

*** ALSO ATTACH A FLOOR PLAN OF THE PROPOSED BUSINESS.

Attachment: Backup SPR 22-21 (5397 : SPR #22-21)

SPR #22-22

By: Kevin Johnston
19017 Heather Ridge Dr., Northville, MI 48168

Re: 2395 E. Judd Rd., Burton MI
Parcel ID 59-32-200-010, Zoned RO, M-2, M-1

For: Change of Ownership, Storage Facility

ATTACHMENTS:

- Backup SPR 22-22 (PDF)

City of Burton
Department of Public Works
4093 Manor Drive
Genesee County, Burton, Michigan 48519
(810) 742-9230

APPLICATION FOR ADMINISTRATIVE SITE PLAN REVIEW

DATE FILED: 4.19.22

FEE: 75

SPR #: 22-22

PLEASE PRINT

DATE: 04/14/2022

APPLICANTS NAME: Kevin Johnston

APPLICANTS ADDRESS: 19017 Heather Ridge Dr. Northville, MI 48168

APPLICANTS PHONE NO: (248) 880-8931

APPLICANTS EMAIL: Kevincjohnston1@gmail.com

PROPOSED NAME OF BUSINESS: Judd Road Storage (existing name)

SITE ADDRESS: 2395 E. Judd Rd. Burton

PARCEL NUMBER: 59-32-200-010

TYPE: ■ CHANGE OF OWNERSHIP/USE ☐ CONSTRUCTION LESS THAN 2%

USE OF STRUCTURE: Self storage facility - mini storage warehouses, barn storage, outdoor parking storage, and office/rental house

SQ FOOTAGE OF PROPERTY: 347,972sqft

SQ FOOTAGE OF STRUCTURE: 18,927sqft - total of mini storage, barn, and house/office area

NUMBER OF EMPLOYEES/SEATS: 0 - remote operation

I hereby certify that the proposed application is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent. I agree the statements made on the attached application are true, and if found not to be true, any permit that may be issued may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this permit application for the purposes of inspections.

APPLICANTS SIGNATURE: Kevin Johnston

*** ALSO ATTACH A FLOOR PLAN OF THE PROPOSED BUSINESS.

Attachment: Backup SPR 22-22 (5398 : SPR #22-22)

SPR #22-23

By: Zackary Hawley
9470 Country Club Ln., Davison, MI 48423

Re: 3360 S. Dort Hwy., Burton, MI 48529
Parcel ID 59-29-400-019, Zoned C-2

For: Change of Ownership, Office for College Hunks Moving

ATTACHMENTS:

- Backup SPR 22-23 (PDF)

City of Burton

Department of Public Works
4093 Manor Drive
Genesee County, Burton, Michigan 48519
(810) 742-9230

APPLICATION FOR ADMINISTRATIVE SITE PLAN REVIEW

DATE FILED: 4-20-2022

FEE: 75

SPR #: 22-23

PLEASE PRINT

DATE: 04/19/2022

APPLICANTS NAME: Zachary Hawley

APPLICANTS ADDRESS: 9470 Country Club Ln. Davison, MI 48423

APPLICANTS PHONE NO: 810-247-2542

APPLICANTS EMAIL: Zak.Hawley@chhj.com

PROPOSED NAME OF BUSINESS: College Hunks Moving

SITE ADDRESS: 3360 S. Dort Hwy Burton, MI 48529

PARCEL NUMBER:

TYPE: ☒ CHANGE OF OWNERSHIP/USE ☐ CONSTRUCTION LESS THAN 2%

USE OF STRUCTURE: Offices

SQ FOOTAGE OF PROPERTY:

SQ FOOTAGE OF STRUCTURE: 5600

NUMBER OF EMPLOYEES/SEATS: 4

I hereby certify that the proposed application is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent. I agree the statements made on the attached application are true, and if found not to be true, any permit that may be issued may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this permit application for the purposes of inspections.

APPLICANTS SIGNATURE:

*** ALSO ATTACH A FLOOR PLAN OF THE PROPOSED BUSINESS.

Attachment: Backup SPR 22-23 (5399 : SPR #22-23)

SPR #22-24

By: DoorDash Essentials, LLC
303 2nd St., South Tower, Suite 800

Re: 2510 S. Center Rd., Burton, MI
Parcel ID 59-21-578-043, Zoned C-2

For: Change of use, Retail

ATTACHMENTS:

- Backup SPR 22-24 (PDF)

City of Burton
Department of Public Works
4093 Manor Drive
Genesee County, Burton, Michigan 48519
(810) 742-9230

APPLICATION FOR ADMINISTRATIVE SITE PLAN REVIEW

DATE FILED: 4/18/2022

FEE: $75 paid CK 22 5400

SPR #: 22-24

PLEASE PRINT

DATE: 04/18/2022

APPLICANTS NAME: DoorDash Essentials, LLC

APPLICANTS ADDRESS: 303 2nd St, South Tower, Suite 800

APPLICANTS PHONE NO: 540-597-3788

APPLICANTS EMAIL: ddepermits@doordash.com

PROPOSED NAME OF BUSINESS: Dashmart

SITE ADDRESS: 2510 S Center Rd, Burton, MI 48519

PARCEL NUMBER: 59-80-223-806

TYPE: ☑ CHANGE OF OWNERSHIP/USE ☐ CONSTRUCTION LESS THAN 2%

USE OF STRUCTURE: Prepackaged Foods

SQ FOOTAGE OF PROPERTY: 40,000 SF

SQ FOOTAGE OF STRUCTURE: 7040

NUMBER OF EMPLOYEES/SEATS: 7

I hereby certify that the proposed application is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent. I agree the statements made on the attached application are true, and if found not to be true, any permit that may be issued may be void. Further, I agree to give permission to officials of the City of Burton to enter the property subject to this permit application for the purposes of inspections.

APPLICANTS SIGNATURE:

*** ALSO ATTACH A FLOOR PLAN OF THE PROPOSED BUSINESS.

Attachment: Backup SPR 22-24 (5400 : SPR #22-24)