



CITY OF BURTON PLANNING COMMISSION

AGENDA

JUNE 10, 2014

Council Chambers

Regular Meeting

5:00 PM

**4303 S. CENTER ROAD
BURTON, MI 48519**

A. MEETING CALLED TO ORDER AT _____ P.M.

B. PLEDGE OF ALLEGIANCE

C. ROLL CALL

D. STAFF PRESENT

E. APPROVAL OF MINUTES

F. SPECIAL USE

G. SITE PLAN REVIEW

1. SPR #14-20

By: Anthony David Goff
1952 Howland Blvd.
White Lake, MI 48386

Re: 3425 S. Dort Hwy, Burton, MI 48529
59-28-551-027

For: Construction of a new building for a Medical Marijuana Dispensary

2. SPR #14-21

By: Scott Hope / Three D Land Corp.
4020 Somers Dr.
Burton, MI 48529

Re: 1342 Rizzo Ct. Burton, MI 48529
Lot 7 Rizzo Industrial Complex
59-31-529-007

For: Driveway and Parking Lot for Used Car Sales Auction Lot

H. ADMINISTRATIVE SITE PLAN REVIEW

1. SPR #14-16

By: Consumers Energy
821 Hastings St.
Traverse City, MI 49686

Re: Bristol Road, Burton, MI 48519

59-34-100-026

For: Construction less than 2% for a building for housing natural gas facilities

2. SPR #14-17

By: Wesley Construction
791 Science Blvd.
Columbus, OH 43230

Re: 2333 S. Center Rd. Burton, MI 48519
59-22-300-025

For: Construction of less than 2% for a drive up ATM

3. SPR #14-18

By: Mark Sova
1110 E. Bristol Rd.
Burton, MI 48529

Re: 1110 E. Bristol Rd. Burton, MI 48529
59-31-100-010

For: Change of Ownership – Antique Mall

4. SPR #14-19

By: John Greeson & Joseph Smith
410 Wesley
Chpl, FL 33544

Re: 1146 E. Hemphill Rd. Burton, MI 48529
59-30-577-052

For: Change of Ownership –Elite Foods - Frozen Food Distribution Center (Inside only)

I. AUDIENCE PARTICIPATION

Now is the time set aside for the members of the audience to address the Burton City Planning Commission members. I would ask each individual to give their name and address for the record, limit their comments to five (5) minutes to speak on tonight's agenda or topics germane to Planning Commission business.

J. BOARD DISCUSSION

The next regularly scheduled meeting will be held on Tuesday, July 8, 2014 at 5:00 p.m.

K. ADJOURNED AT _____ P.M.



Burton Planning Commission

4303 S. Center Road
Burton, MI 48519

SCHEDULED

AGENDA ITEM (ID # 1048)

Meeting: 06/10/14 05:00 PM

Department: Department of Public Works

Category: Site Plan Review

Prepared By: Amber Abbey

Department Head: Greg Kray

F.1

DOC ID: 1048

SPR #14-20

By: Anthony David Goff
1952 Howland Blvd.
White Lake, MI 48386

Re: 3425 S. Dort Hwy, Burton, MI 48529
59-28-551-027

For: Construction of a new building for a Medical Marijuana Dispensary

ATTACHMENTS:

- 3425 S. Dort Hwy. (TIF)

Packet Pg. 4



Burton Planning Commission

4303 S. Center Road
Burton, MI 48519

SCHEDULED

AGENDA ITEM (ID # 1049)

Meeting: 06/10/14 05:00 PM

Department: Department of Public Works

Category: Site Plan Review

Prepared By: Amber Abbey

Department Head: Greg Kray

F.2

DOC ID: 1049

SPR #14-21

By: Scott Hope / Three D Land Corp.
4020 Somers Dr.
Burton, MI 48529

Re: 1342 Rizzo Ct. Burton, MI 48529
Lot 7 Rizzo Industrial Complex
59-31-529-007

For: Driveway and Parking Lot for Used Car Sales Auction Lot

ATTACHMENTS:

- 1342 Rizzo Ct. (TIF)

THREE D LAND CORP.
4020 SOMERS DR., BURTON, MI
SECTION 31, CITY OF BURTON
GENESEE COUNTY, MICHIGAN

Job No.
24882



Burton Planning Commission

4303 S. Center Road
Burton, MI 48519

SCHEDULED

AGENDA ITEM (ID # 1044)

Meeting: 06/10/14 05:00 PM

Department: Department of Public Works

Category: Administrative Site Plan Review

Prepared By: Amber Abbey

Department Head: Greg Kray

G.1

DOC ID: 1044

SPR #14-16

By: Consumers Energy

821 Hastings St.

Traverse City, MI 49686

Re: Bristol Road, Burton, MI 48519

59-34-100-026

For: Construction less than 2% for a building for housing natural gas facilities

ATTACHMENTS:

- 59-34-100-026 (PDF)

Consumers Energy

A CMS Energy Company

Sent email
5-6-14
20:07 PM

April 16, 2014

Bristol Rd Odorizer

City of Burton
Dept of Public Works
4093 Manor Drive
Burton, MI 48519

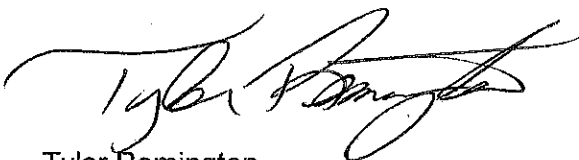
RE: ADMIN SITE PLAN REVIEW

Consumers Energy is requesting an Administrative Site Plan Review for our building installation at our valve site located on E Bristol Road in Section 34, T7N, R7E, City of Burton, Genesee County.

Enclosed is the completed application for Site Plan Review, three copies of drawing H-6834 and check number 18233 in the amount of \$75.00 to cover the fees associated with this application.

Once you have reviewed our submittals, please issue your approval of this site plan. If you have any questions or need any additional items, please feel free to contact me.

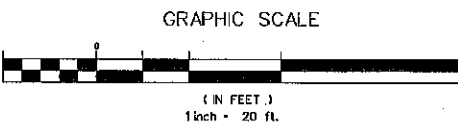
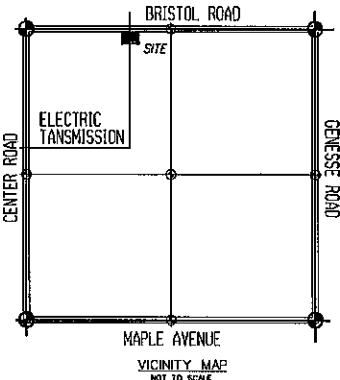
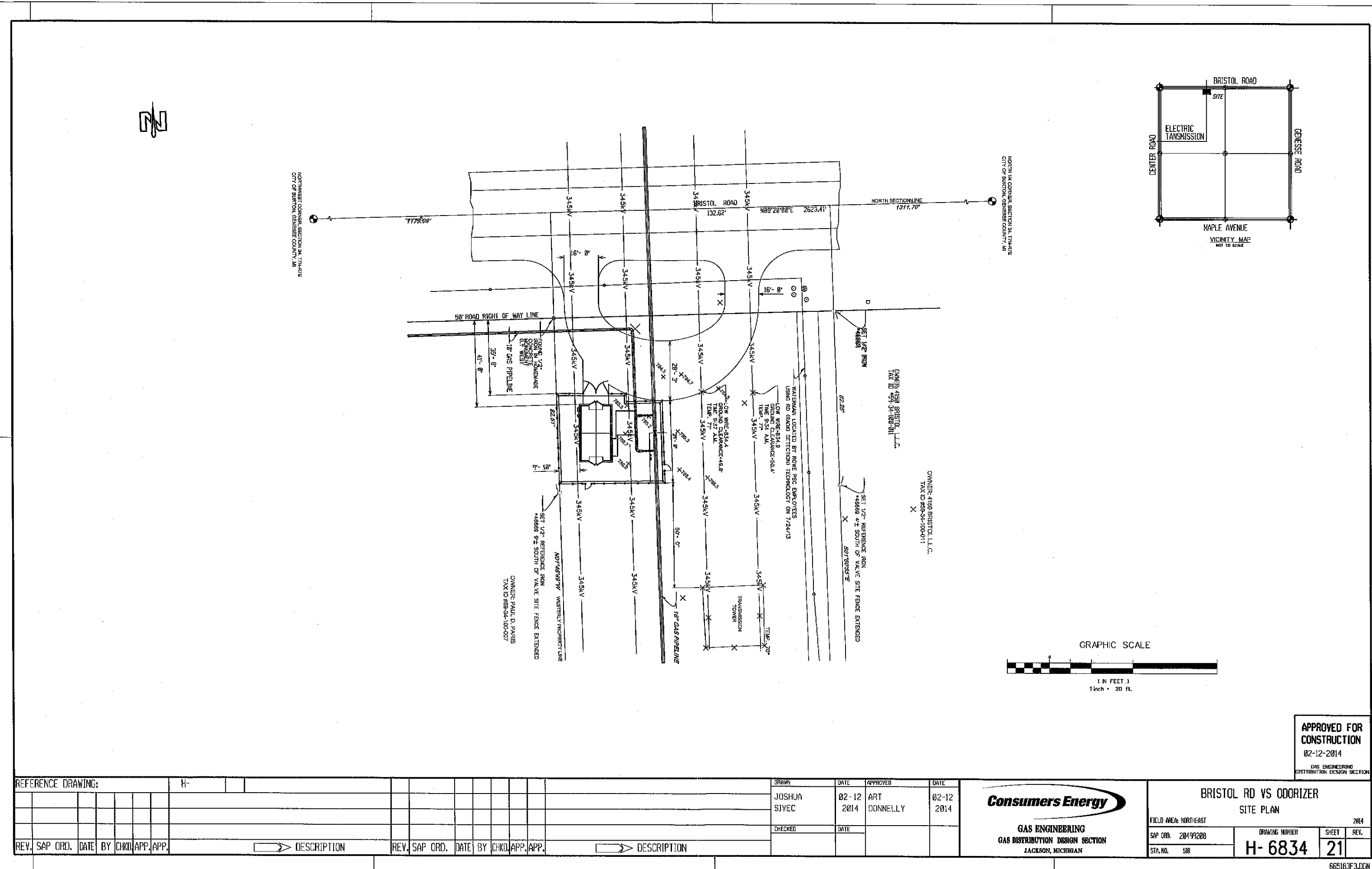
Consumers Energy Company continues to be committed to public safety and reliable service to their customers. Your cooperation will help us fulfill this commitment. Thank you for your assistance in this matter. If you have any questions, please feel free to contact me at (231) 929-6247 or via email at tyler.remington@cmsenergy.com.



Tyler Remington
Business Services Real Estate
Zoning and Permits

CC: AJDonnelly

Attachment: 59-34-100-026 (1044 : SPR #14-16)



APPROVED FOR
CONSTRUCTION
02-12-2014
GAS ENGINEERING
DISTRIBUTION DESIGN SECTION

REFERENCE DRAWING:										H-																				DRAWN										DATE										APPROVED										DATE										Consumers Energy GAS ENGINEERING GAS DISTRIBUTION DESIGN SECTION JACKSON, MICHIGAN BRISTOL RD VS ODORIZER SITE PLAN FIELD AREA: NORTHEAST SAP ORD. 20499208 STA. NO. 518 DRAWING NUMBER H- 6834 SHEET 21 REV.																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																				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Consumers Energy
GAS ENGINEERING
GAS DISTRIBUTION DESIGN SECTION
JACKSON, MICHIGAN

BRISTOL RD VS ODORIZER
SITE PLAN
FIELD AREA: NORTHEAST
SAP ORD. 20499208
STA. NO. 518
DRAWING NUMBER
H- 6834
SHEET
21
REV.
2014



Burton Planning Commission

4303 S. Center Road
Burton, MI 48519

SCHEDULED

AGENDA ITEM (ID # 1045)

Meeting: 06/10/14 05:00 PM

Department: Department of Public Works

Category: Administrative Site Plan Review

Prepared By: Amber Abbey

Department Head: Greg Kray

G.2

DOC ID: 1045

SPR #14-17

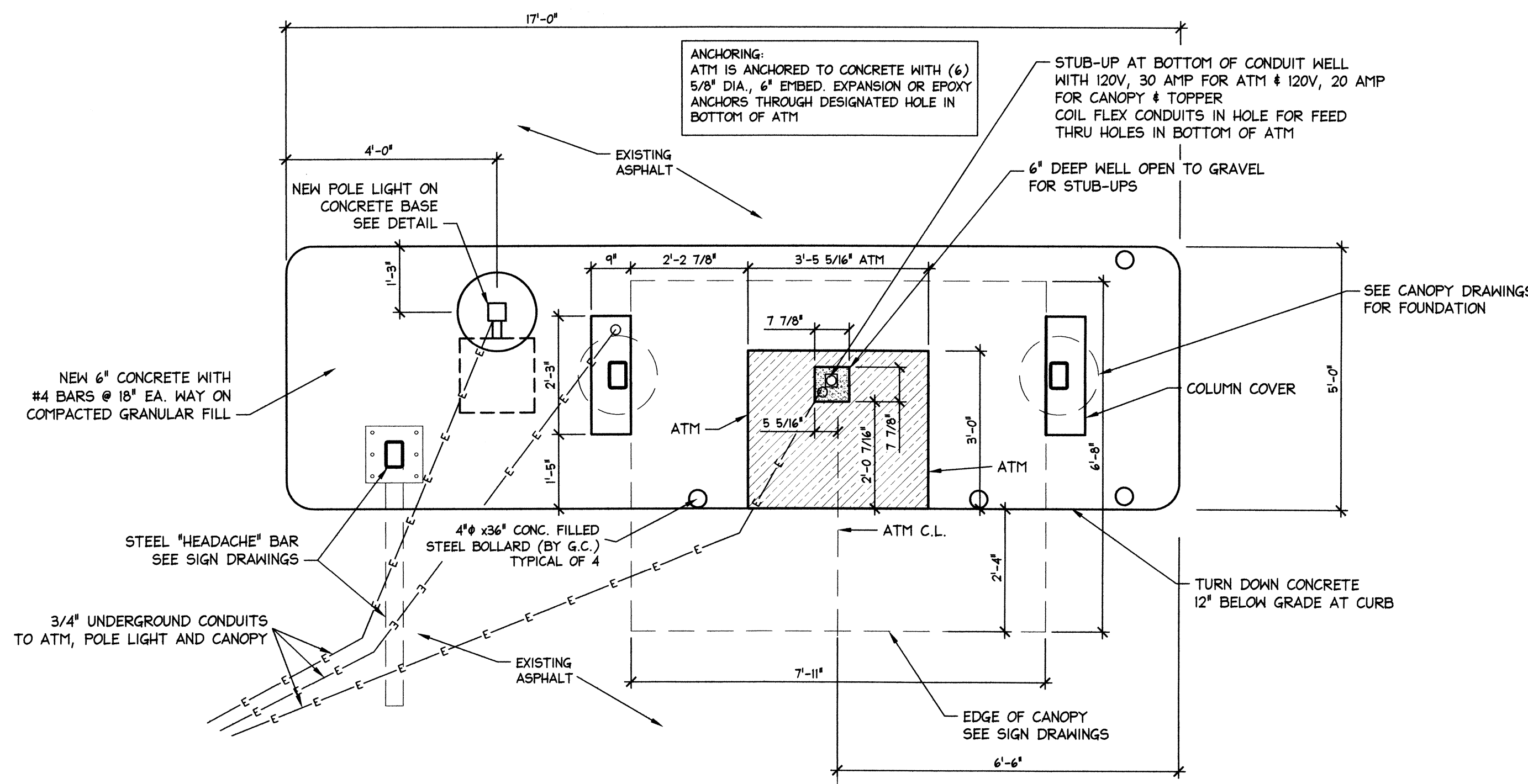
By: Wesley Construction
791 Science Blvd.
Columbus, OH 43230

Re: 2333 S. Center Rd. Burton, MI 48519
59-22-300-025

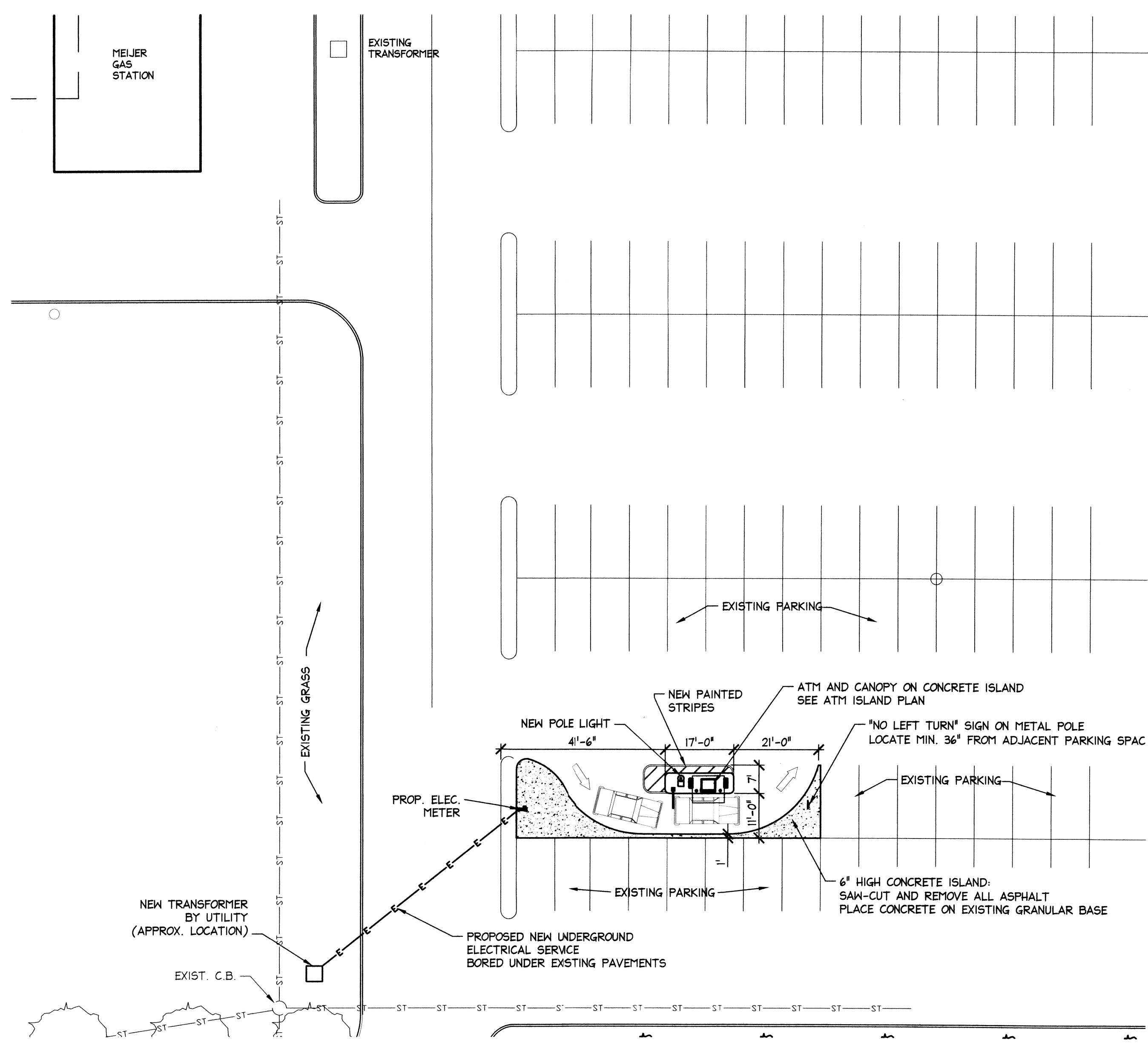
For: Construction of less than 2% for a drive up ATM

ATTACHMENTS:

- 2333 S. Center (1) (TIF)
- 2333 S. Center (2) (TIF)
- 2333 S. Center (3) (TIF)

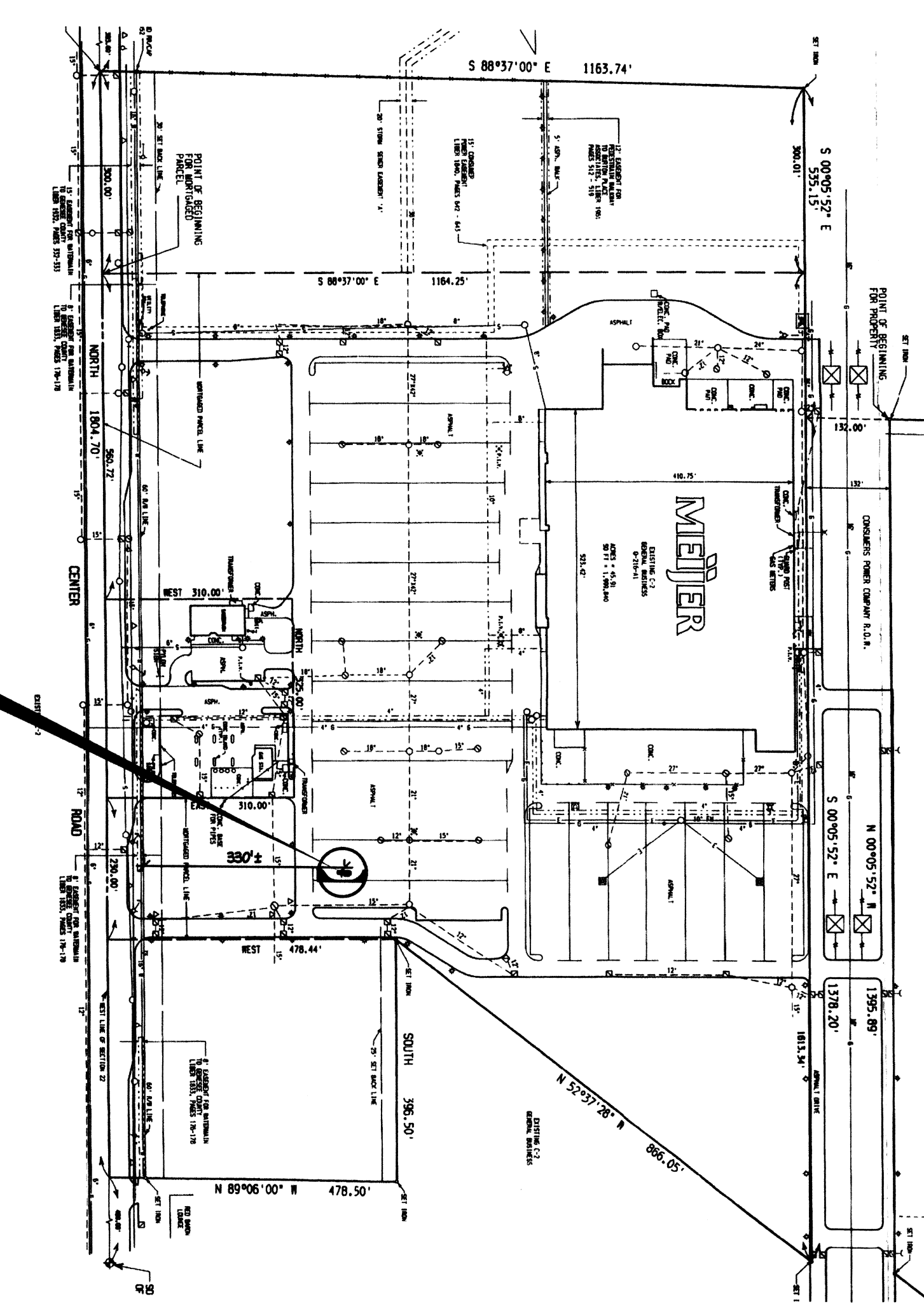


ATM ISLAND PLAN
SCALE: 1/2"=1'-0"



SITE PLAN
SCALE: 1"=20'

ATM SITE



MEIJER SITE PLAN
SCALE: 1"=200'



SITE INFORMATION

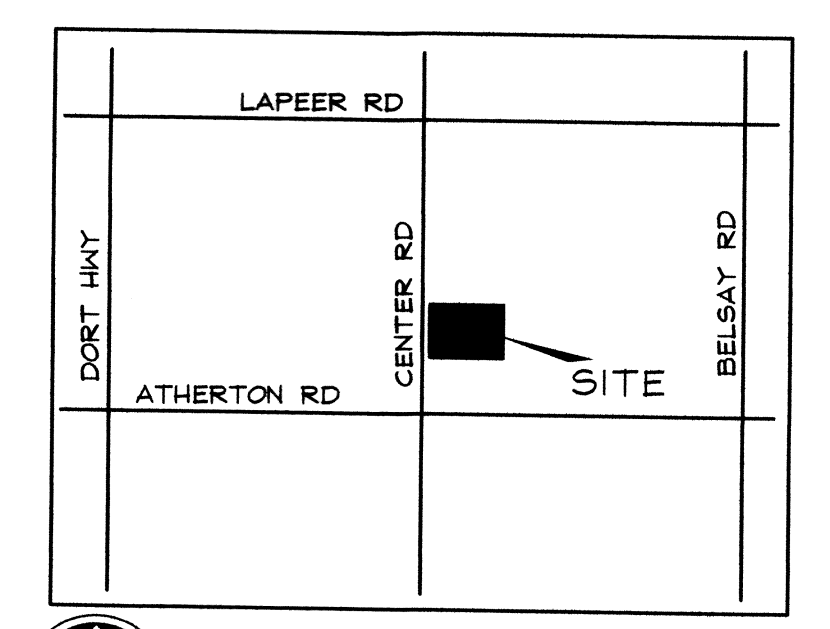
SITE ADDRESS: 2333 S CENTRAL RD
PARCEL NO: 59-22-300-250
TOTAL AREA: 32.27 AC
ZONING: C-2

PROPOSED STRUCTURE HT. = 9'-5"
PROJECT AREA: 160 S.F.

PROPERTY OWNER:
MEIJER INC
2929 WALKER AVE NW
GRAND RAPIDS MI 49544

TENANT:
HUNTINGTON NATIONAL BANK
37 W BROAD ST
COLUMBUS OH 43215

ARCHITECT:
CHRIS HUMPHREY
4495 MILLWATER DR
POWELL OH 43065
740-881-5910 (O)
chris@humphreyarchitect.com



SITE LOCATION MAP
SCALE: N.T.S.

INDEX OF DRAWINGS	
SD-1	SHOPPING CENTER PLAN, ATM SITE PLAN, ATM ISLAND PLAN
SD-2	ELEVATIONS, DETAILS
SD-3	POLE LIGHT, ELECTRICAL RISER DIAGRAM, PANEL SCHEDULE

**WESNEY
CONSTRUCTION**
791 Science Blvd., Gahanna OH 43230
614/751-5710

CHRISTOPHER J. HUMPHREY
ARCHITECT
No. 58342
4-9-14

**CHRISTOPHER J. HUMPHREY
Architect, LLC**
4495 Millwater Drive
Powell, Ohio 43065
Voice: 740-881-5910
chris@humphreyarchitect.com

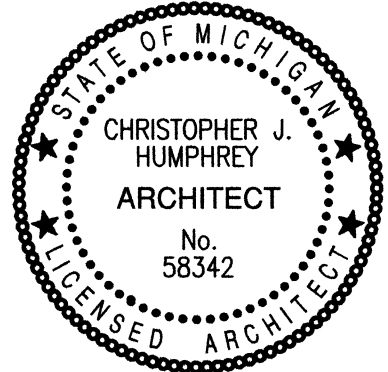
Huntington Banks
NEW DRIVE-UP ATM
MEIJER STORE #29
2333 S CENTER RD
BURTON, MI 48519

DATE	APRIL 9 2014
PROGRAMMING	☐
SCHEMATIC	☐
DESIGN DEVELOPMENT	☐
CONSTRUCTION DOCUMENT	☐
BIDDING	☐
PERMIT	☐
REVISION	
PROJECT NO.	13066

SD-1

SITE PLAN GENERAL NOTES

1. All work shall comply with the latest edition of the Michigan Building Code, the NFPA code, the National Electric Code, the National Plumbing Code and all other State and Local codes having jurisdiction.
2. The ADA Federal Law shall apply to this project. It is the intent of these drawings that this space conforms to the ADA Accessibility Guidelines as applicable to this project.
3. Each subcontractor shall be responsible for verifying all measurements in the field prior to ordering materials and prefabricating items. Any deviation between field measurement and drawings shall be reported to the Architect.
4. Each subcontractor shall visit the site, prior to bidding, and is responsible for fully familiarizing themselves with the existing conditions and the entire scope of the project and shall be responsible for coordinating their work with that of the other subcontractors on the project.
5. Each subcontractor shall obtain and pay for any and all permits and inspections required by laws, ordinances and public authorities having jurisdiction unless agreed to otherwise between the General Contractor and subcontractor.
6. Each subcontractor shall furnish and install miscellaneous forms, blocking, hangers, supports, fittings, etc. necessary to fully complete the job properly but are not necessarily shown on the drawings.
7. All work shall be of the highest quality in accordance with the accepted practices of the trade by skilled craftsman.
8. Contractor shall provide all shoring and bracing required for safety and proper execution of the work. He shall remove these items when the work is completed.
9. Subcontractors shall do their own clean up, move materials that are in the way of construction, and repair and replace any damage they do, etc. Debris will be removed from the building on a regular basis at a rate of at least once a day. Each Contractor shall do all cleaning of finish surfaces relative to their work prior to acceptance of their work. Each Contractor shall comply with all special cleaning instructions.
10. Do not scale drawings. Dimensions shall be as indicated on drawings and shall be verified with the Architect in case of discrepancies or questions. All dimensions are from face of finish to face of finish unless noted otherwise.
11. All work shall comply with OSHA, and all other applicable environmental laws.
12. The Canopy and ATM are furnished and installed by the Bank. It is the responsibility of the General Contractor to prepare for and schedule this work including the receiving storing and protecting of any equipment and materials.
13. Schedule work with the Landlord.
14. Sub-Contractors shall provide all cutting and patching required to complete the installation of their work. Each sub-contractor shall comply with the following:
All cutting of holes required for installation work and which are to be drilled or bored shall be done by the respective Division Contractor whose trade is involved.
All cutting and replacement of lines and systems including piping, ductwork, conduit, wiring, etc. shall be performed by applicable Contractor.
Each Contractor shall furnish the General Trades Contractor with, and be responsible for, exact location and size of all holes and openings required to be cut or necessary for his work. Unless specifically called for on the General Contract Drawings, the cost of forming them shall be borne by the Contractor requiring them.
15. Contractor to verify before the start of construction that all specifications and descriptions of items indicated as being those of the existing do indeed match the existing construction.
16. The project area is to be in a safe and secure condition at all times. Contractor to provide weather and security protection during construction periods with roofing, glazing and temporary barriers and walls.
17. Each contractor is responsible for locating, uncovering and protecting existing utilities above and below the ground.



CHRISTOPHER J. HUMPHREY
Architect, LLC
Voice: 740-881-5910
Power, Ohio 43065
chris@humphreyarchitect.com

NEW DRIVE-UP ATM
Huntington Banks
MEIJER STORE #29
2333 S CENTER RD
BURTON, MI 48519

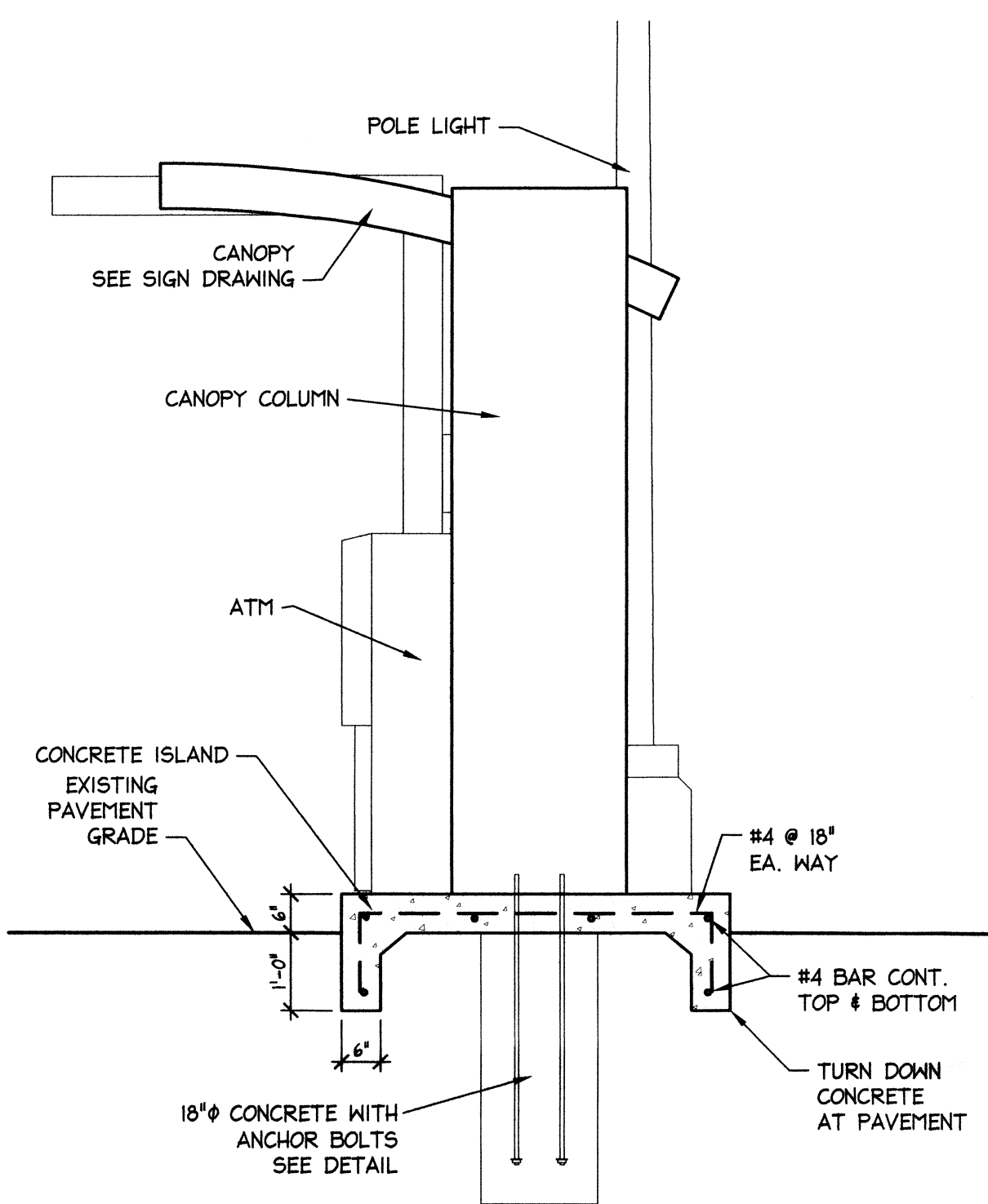
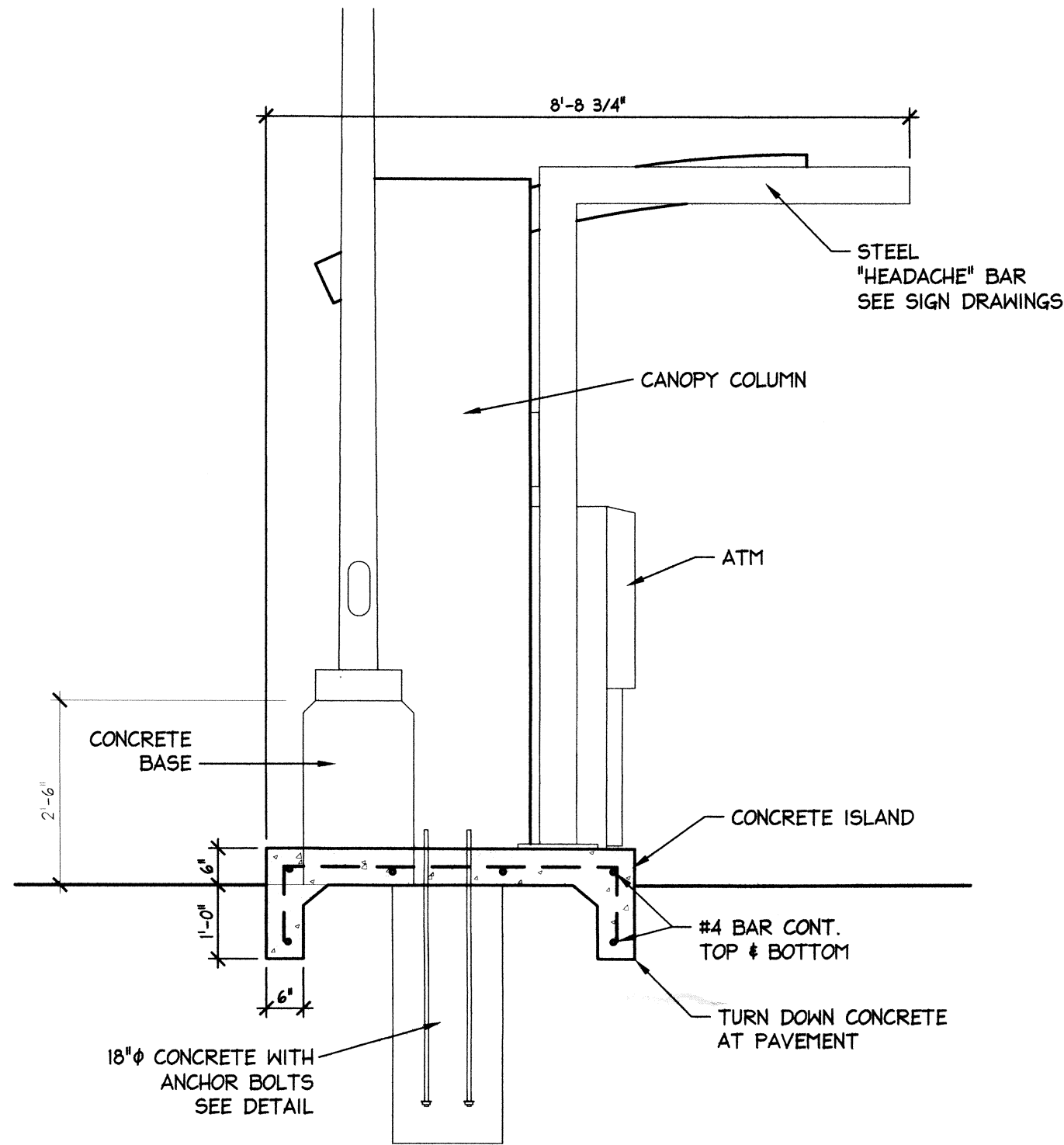
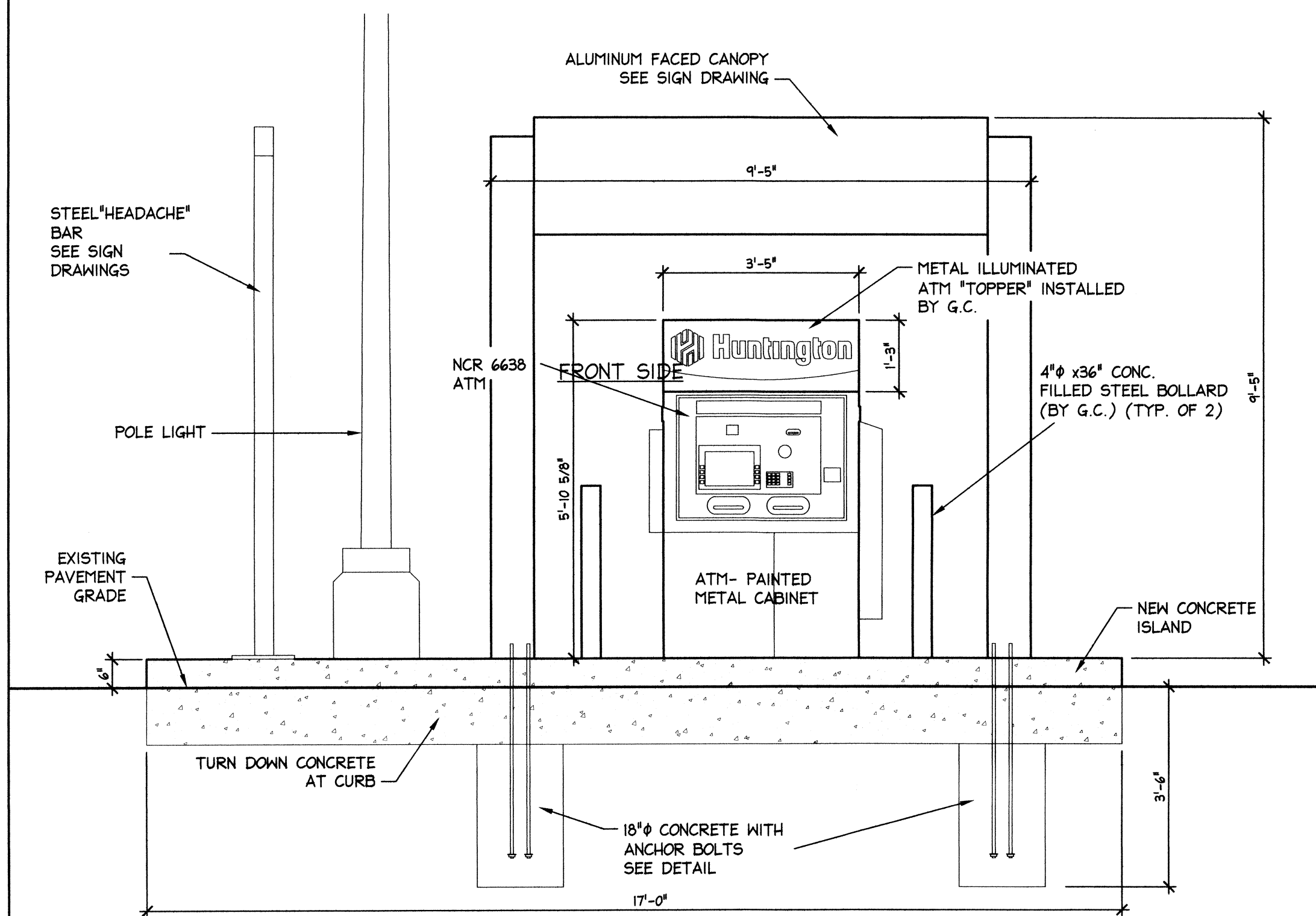
DATE **APRIL 9 2014**

- PROGRAMMING ☐
- SCHEMATIC ☐
- DESIGN DEVELOPMENT ☐
- CONSTRUCTION DOCUMENT ☐
- BIDDING ☐
- PERMIT ☐

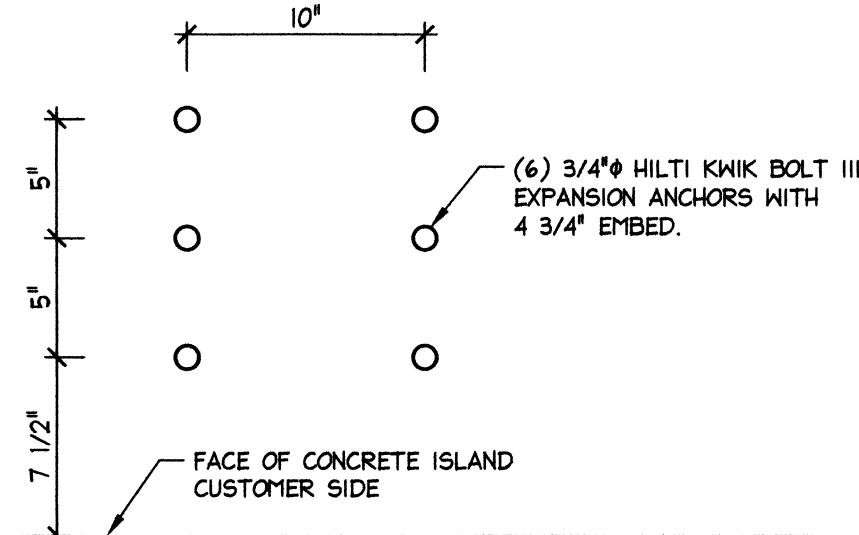
REVISION

PROJECT NO. **13066**

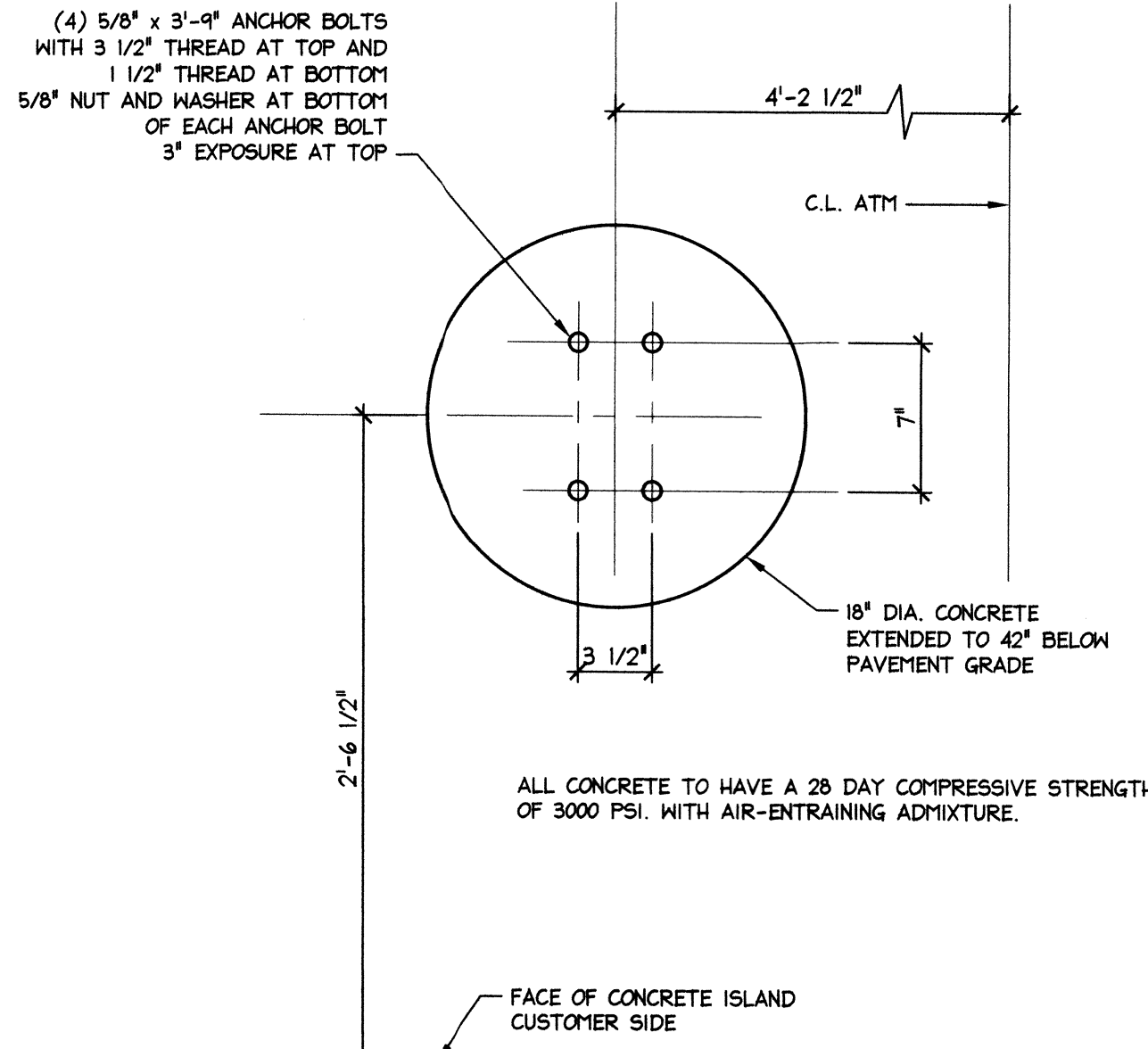
SD-2



ATM ELEVATIONS
SCALE: 1/2"=1'-0"



HEADACHE BAR
ANCHOR BOLT DETAIL
SCALE: 1/2"=1'-0"



CANOPY ANCHOR BOLT DETAIL
SCALE: 1/2"=1'-0"



Burton Planning Commission

4303 S. Center Road
Burton, MI 48519

SCHEDULED

AGENDA ITEM (ID # 1046)

Meeting: 06/10/14 05:00 PM

Department: Department of Public Works

Category: Administrative Site Plan Review

Prepared By: Amber Abbey

Department Head: Greg Kray

G.3

DOC ID: 1046

SPR #14-18

By: Mark Sova
1110 E. Bristol Rd.
Burton, MI 48529

Re: 1110 E. Bristol Rd. Burton, MI 48529
59-31-100-010

For: Change of Ownership – Antique Mall



Burton Planning Commission

4303 S. Center Road
Burton, MI 48519

SCHEDULED

AGENDA ITEM (ID # 1047)

Meeting: 06/10/14 05:00 PM

Department: Department of Public Works

Category: Administrative Site Plan Review

Prepared By: Amber Abbey

Department Head: Greg Kray

G.4

DOC ID: 1047

SPR #14-19

By: John Greeson & Joseph Smith
410 Wesley
Chpl, FL 33544

Re: 1146 E. Hemphill Rd. Burton, MI 48529
59-30-577-052

For: Change of Ownership -Elite Foods - Frozen Food Distribution Center (Inside only)