

CITY OF BURTON
REGULAR PLANNING COMMISSION MINUTES
MAY 10, 1994, 7:00 P.M., COUNCIL CHAMBERS

The Regular Meeting Was Called To Order By Homer Berry, Chairman, at 7:00 P.M.

MEMBERS PRESENT: Mayor Charles Smiley, Berry, Howlett, Grantner, Merrell, White, Perez, and Bertram.

MEMBERS ABSENT: Walls.

OTHERS PRESENT: T. Strasser, Dep. Planning Official and C. Ladd, Deputy Clerk.

A. APPROVE AND AUTHORIZE THE MINUTES OF THE FOLLOWING MEETING:

Moved by Howlett, supported by Grantner to approve the minutes of the following meetings: Regular Meeting of April 12, 1994 at 7:00 P.M. and Special Meeting of April 26, 1994 at 5:00 P.M., as printed. Motion carried 7-0.

B. SCHEDULE PUBLIC HEARING FOR JUNE 14, 1994 AT 7:00 P.M.

1. LS #94-26

BY: Maple Pointe, Inc.
8469 S. Saginaw St.
Grand Blanc, MI 48439

RE: Part of Q-462, Section 36,
T7N, R7E, City of Burton, Genesee
County, Michigan

FOR: Residential Development.

Moved by Howlett, supported by Perez to schedule Lot Split #94-26 for First Public Hearing for June 14, 1994 at 7:00 P.M. Motion carried 7-0.

C. FIRST PUBLIC HEARING:

1. LS #94-22

BY: C.E.S.O. Agent for Wal-Mart
7720 Paragon Rd.
Dayton, OH 45459

RE: Q-97-D & Q-100
Section 11
M-1 & C-2 Zoned

FOR: New Construction

David Oakes, representative for C.E.S.O. and Tom Daly, said the reason for the split is for construction of Wal-Mart which will front onto Court Street. Wal-Mart will have pieces of land as will Tom Daly after the split. There will be a strip of land extending to Belsay Road where a street will be constructed and dedicated to the City of Burton. The street will be known as Daly Farms Drive.

Mr. Strasser said the DPW recommends the lot split.

Moved by Howlett, supported by White to approve Lot Split #94-22 contingent upon DPW recommendations. Motion carried 8-0.

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D. SPECIAL USE PERMIT:

1. BCPC #94-25

BY: Kathryn Berry
2036 E. Boatfield
Burton, MI 48529

RE: Lots 356 to 359 Bendlecrest Sub.
Section 32, R-1C Zoned

FOR: A Group Day Care Facility "For Child
Care" Limited to 10 Children. Refer
to Ord. 19, Section 9.03, Item 4.

Kathryn Berry, 2036 E. Boatfield, said she would like to open a group day care home for infants and toddlers 3 years of age and under. She plans to go to the Department of Social Services to obtain her license and will target the Bendle area for this type of child care. The toddlers will only be out approximately 1/2 hour each day. She will be adequately staffed with the help of her husband and mother. The backyard will be the designated play area for the children. The yard is fenced with a chain linked fence.

Mr. Strasser said the parking area is adequate as the people will only be using it for dropping off and picking up their children. Discussion was held regarding the need for a privacy fence.

There was no one in the audience who wished to speak.

Mr. Bertram inquired about the dog run and asked how many dogs Mrs. Berry has.

Mrs. Berry said she has two (2) grown boxers. The only opening from the run is to the garage for the dogs. She thanked Mr. Bertram for his concern regarding the dogs being around children. She said she has two children of her own and the dogs have never been a problem.

Moved by Howlett, supported by Perez to approve BCPC #94-25 contingent upon DPW recommendations and not require a privacy fence unless children, 3 years of age and older, are taken in. Motion carried 8-0.

E. AUDIENCE PARTICIPATION: None.

F. C-4 ADMINISTRATIVE SITE PLAN REVIEWS:

1. SPR #94-24

BY: F.B.G. Corporation
1100 Industrial Drive
Bensenville, IL 60106

RE: Discovery Zone
G-4231 E. Court St.
Courtyard Plaza

FOR: Change of Use Within a Tenant Space.

Mr. Strasser said Discovery Zone will be going to Courtyard Mall. There is a similar establishment, which is owned by Block Buster Video, on Linden and Miller Road in Flint Township. They will have no video games but more computer based system. The plans are in and the existing structure will be revamped to meet the needs of the establishment.

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Moved by Howlett, supported by Bertram to approve Site Plan Review #94-24 contingent upon DPW recommendations. Motion carried 8-0.

G. BOARD DISCUSSION:

Mrs. Howlett asked when construction would begin on Wal-Mart and Sam's. Mr. Strasser replied the company hopes to have them both open by the Fall of 1994.

Mr. Strasser said Centennial Farms Homesite will be going in on Court Street and there will be 396 sites.

The next regularly scheduled meeting will be held June 14, 1994 at 7:00 P.M.

Meeting Adjourned at 7:20 P.M.

Respectfully Submitted,

Cheryl M. Ladd, CMC/AAE
Deputy City Clerk

CML