

VILLAGE OF GROSSE POINTE SHORES, A MICHIGAN CITY
MINUTES OF PLANNING COMMISSION MEETING
Tuesday, May 28, 2019

A meeting of the Planning Commission of the Village of Grosse Pointe Shores, A Michigan City was held on Tuesday, May 28, 2019 in the first-floor Council Chambers of the Grosse Pointe Shores Municipal Building, 795 Lake Shore Road, Grosse Pointe Shores, Michigan. The meeting was called to order at 8:00 a.m.

Present: Chairperson Mary Matuja, Commissioners, Gary Mitchell, Pat Chasteen, Greg De Mars, Gary Gula, Pat McCarroll, Council Liaison Robert Gesell, City Manager Mark Wollenweber

Excused: Mayor Ted Kedzierski

Also Present: City Planning Consultant Dave Scurto, Tom Krolczyk

All items pertinent to this meeting are either attached or placed on file.

APPROVAL OF MINUTES: May 7, 2019 special meeting, on motion by Commissioner Mitchell and seconded by Commissioner McCarroll, the minutes approved 8-0.

PLAN REVIEWS, VARIANCE REQUESTS AND HEARINGS –

1. **55 Vernier Rd., Collett** – Matuja explained the petitioner's request to the commission. Scurto explained his review and also included that the house was originally built without a garage and the ordinance states that a home is to be built with a garage. He also explained the ordinance that applies to the side and rear yards and the 7-step procedure for a dimensional variance approval. He stated that he would like to see a 7-foot rear yard instead of a 6-foot rear yard for utility reasons. Collett agreed to the 7-foot rear set back. Demars asked about what materials will be used to build the garage. Collett stated that it would be a framed 2 car garage painted white. Mitchell motioned to approve the variance for a 7-foot rear yard set-back and a 6-foot side yard set-back. Seconded by Gula. 7-0; Gesell abstained.
2. **914 Lake Shore Rd., DeKeyser** - Scurto explained his review of the request of an athletic court at 914 Lake Shore Rd. and also explained the 8-step procedure for approving a Special Land Use request. De Keyser explained the layout of the athletic court which will be used primarily for basketball and pickleball. He also explained that there will be one light shining downward over the basketball hoop which will not affect neighboring properties or traffic on Lake Shore Rd. The property is also bermed at Lake Shore Rd. and on the south side of the property he will install an arborvitae hedge to screen the court from the neighbors. Motion by Mitchell to approve the Special Land Use request for the athletic court, seconded by McCarroll; unanimously approved 8-0.

COMMUNICATIONS – Wollenweber updated the commission on Deeplands, Ford House and the Wayne County Seawall.

OLD BUSINESS – None

NEW BUSINESS – None

NEXT MEETING DATE- TUESDAY, JUNE 25, 2019 AT 8:00 A.M.

ADJOURNMENT-There being no further business, the meeting was adjourned at 8:35 a.m. on motion by Commissioner McCarroll and seconded by Commissioner DeMars; unanimously approved 8-0.

Planning Secretary
Planning Commission