

**VILLAGE OF GROSSE POINTE SHORES, A MICHIGAN CITY**  
**MINUTES OF PLANNING COMMISSION MEETING**  
**Tuesday, October 28, 2014**

A meeting of the Planning Commission of the Village of Grosse Pointe Shores, A Michigan City was held on Tuesday, October 28, 2014 in the Council Chambers of the Grosse Pointe Shores Municipal Building. The meeting was called to order at 8:10 a.m.

Present: Chairperson Mary Matuja, Commissioners, Gary Gula, Alan Broad, Mike Monahan, Gary Mitchell, Council Liaison Robert Gesell

Absent: Commissioner Pat McCarroll

Also Present: Dave Scurto, Carlisle-Wortman City Planner, Michael Gordon Architect, Tom Krolczyk, Building Department, Mark Wollenweber City Manager

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

APPROVAL OF MINUTES: September 23, 2014 regular meeting on motion by Mitchell and seconded by Gula were unanimously approved.

PUBLIC COMMENT - None

PLAN REVIEWS, VARIANCE REQUESTS AND HEARINGS –

SPECIAL LAND USE- Babcock, 844 Lake Shore Rd. – Side Yard Generator

Scurto recommends approval of the side yard generator request based on passing of the decibel test and shielded from the road with landscaping. Motion by Monahan and seconded by Gula. Unanimously approved.

SPECIAL LAND USE – Baer, 920 Lake Shore Rd. – Side Yard Generator

Scurto questioned if the generator could be placed closer to the residence. Matuja responded stating that it would be further from the neighboring home behind the accessory building as proposed on the North property line. Motion to approve by Mitchell and seconded by Gula based on passing the decibel test Unanimously approved..

SPECIAL LAND USE – Rahaim, 984 Lake Shore Rd. – Side Yard Generator

Michael Gordon submitted a rendering and plan showing the Generator is in the same spot as 980 Lake Shore Rd. When asked if he could place it closer to the residence, he responded that all the major utilities are in a two foot trench next to the house along with basement egress windows. Scurto stated that there was only a 3 decibel difference at nineteen feet. Motion to approve by Gula and seconded by Mitchell pending the passing of the decibel sound test. Unanimously approved.

COMMUNICATIONS – None

OLD BUSINESS –

NEW BUSINESS – None

COMMISSIONER COMMENTS –

Mark Wollenweber stated the intent of the new Generator ordinance was to allow Administration to issue a permit if the request meets all the criteria. Dave Scurto will submit a revised ordinance at the next meeting to simplify the process. We will also need a Public Hearing for the December Planning Commission meeting.

DATE OF NEXT MEETING - TUESDAY, NOVEMBER 25, 2014 AT 8:00 A.M.

ADJOURNMENT

There being no further business, the meeting was adjourned at 9:00 a.m. on motion by Commissioner Mitchell and seconded by Commissioner Gula. Unanimous.

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Planning Commission  
Secretary