



VILLAGE OF CHELSEA

CHELSEA PLANNING COMMISSION NOTICE OF WORK SESSION

NOTICE IS HEREBY GIVEN THAT THE CHELSEA VILLAGE PLANNING COMMISSION WILL HOLD A WORK SESSION ON **TUESDAY, JANUARY 6, 2004, AT 7:00 P.M. IN THE VILLAGE OFFICES, 305 S. MAIN STREET, LOWER LEVEL, CHELSEA, MICHIGAN.**

THE PURPOSE OF THE MEETING WILL BE TO DISCUSS THE FOLLOWING ITEMS:

- **WASHTENAW COUNTY PARKS**

- **HERITAGE POINTE PUD AGREEMENT**
 1. **What was less than ideal in the PUD Agreement?**

 2. **Feedback on why or why not Village Council did not take the Planning Commission Recommendations**

 3. **Sign Ordinance**

PERSONS REQUIRING REASONABLE ACCOMMODATIONS DUE TO DISABILITIES IN ORDER THAT THE MEETING IS ACCESSIBLE TO THEM, ARE REQUESTED TO NOTIFY THE CHELSEA PLANNING COMMISSION OF SUCH DISABILITY NO LATER THAN FIVE (5) BUSINESS DAYS PRIOR TO THE DATE OF THE MEETING.

CHRIS RODE, CHAIR

**Village of Chelsea
Planning Commission Work Session
Village Offices
Lower Level Conference Room
7:00 p.m.
January 6, 2004**

Members Present: Chairman Chris Rode, Peter Feeney, Vincent Elie, George Kinzer, Kim Soule, Ann Valle, Rik Haugen, Chris Pick and Walter Bolt

Members Absent: None

Others Present: Zoning Administrator, Jim Drolett, Village Planner Carl Schmult and Village Resident Robert Ponte

The work session began at approximately 7:00 p.m.

Chairman Rode began the work session with an announcement that Washtenaw County Parks was holding a Public Hearing for their Master Plan. The Public Hearing is set for 6:00 p.m., Monday, January 13, 2004 at the Washtenaw County Community College Morrice Lawrence Building.

Chris Rode indicated that he presented the Village's Resolution for continued intergovernmental regional planning cooperation to CAPT. The next CAPT meeting is scheduled to be held at Sylvan Township.

Jim Drolett presented a comparison between the contingencies of the Planning Commission resolution and the Final PUD agreement adopted by Village Council for Heritage Pointe. There was considerable discussion regarding the contingencies identified in the Planning Commission resolutions and the final items contained within the PUD agreement negotiated by Council. Items specifically mentioned were the 12" water main down Freer Road, desire for parks, drainage requirements, timing for traffic study, and phases of the project. Signage was also identified as an area needing further attention. Carl Schmult and Jim Drolett suggested that future PUD applications undergo certain tests as part of the Planning Commission site plan review process (e.g., determining the underlying density in current zoning area), revisiting density values in consideration of aesthetic features such as parks and open space and compilation and development of residential standards.

The meeting ended at approximately 9:00 p.m.

Respectfully submitted,



Walter J. Bolt

Village of Chelsea Planning Commission Secretary

PLEASE SIGN IN

PLANNING COMMISSION WORKSESSION MEETING

Date: JANUARY 6, 2004

NAME (Please Print)

ADDRESS

Walter Bolt
Rick Hansen
Jim Draddy
Chris Pick
D Soule
Peter Feeney
Chris Rode
Ann Valle

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