

**CHARTER TOWNSHIP OF VAN BUREN
PLANNING COMMISSION AGENDA
DECEMBER 16, 2010 AT 7:30 P.M.
VAN BUREN TOWNSHIP HALL
46425 TYLER ROAD**

ROLL CALL:

APPROVAL OF AGENDA:

MINUTES: Approval of minutes from November 10, 2010 meeting.

PUBLIC HEARINGS:

ITEM # 1

CASE #

10-019 SUP

TITLE:

THE APPLICANT, LITTLE CAESAR ENTERPRISES, IS REQUESTING SPECIAL USE APPROVAL TO CONSTRUCT A DRIVE THRU RESTAURANT IN AN EXISTING COMMERCIAL SHOPPING CENTER.

LOCATION:

PARCEL NUMBER V125-83-118-99-0021-705 ALSO KNOWN AS 6055 RAWSONVILLE ROAD, THIS PROPERTY IS LOCATED ON THE EAST SIDE OF RAWSONVILLE ROAD, SOUTH OF W. HURON RIVER DRIVE.

- A. Opening of the public hearing.
- B. Chairperson informs the audience of the rules for a public hearing.
- C. Presentation by Township Staff & McKenna Associates.
- D. Receipt of public comment.
- E. Planning Commission discussion.
- F. Closing of the public hearing.

ITEM # 2

AMENDMENT TO THE ZONING ORDINANCE 6-2-92, AS AMENDED, OF THE CHARTER TOWNSHIP OF VAN BUREN.

TO REVISE REGULATIONS PERTAINING TO PROHIBITION OF USES OR ENTERPRISES CONTRARY TO FEDERAL STATE OR LOCAL LAW.

- A. Opening of the public hearing.
- B. Chairperson informs the audience of the rules for a public hearing.
- C. Presentation by Township Staff & McKenna Associates.
- D. Receipt of public comment.
- E. Planning Commission discussion.
- F. Closing of the public hearing.

GENERAL DISCUSSION:

ADJOURN TO WORK STUDY:

ITEM #1

CASE #

10-012 SUP, SPR & TRP

TITLE:

THE APPLICANT, VISTEON CORPORATION, IS REQUESTING SPECIAL LAND USE AND PRELIMINARY SITE PLAN APPROVAL TO CONSTRUCT A LANDFILL GAS TO ENERGY PROJECT. SPECIAL USE APPROVAL IS REQUIRED PER SECTION 14.03, SUB-SECTION 6. OF THE CHARTER TOWNSHIP OF VAN BUREN ZONING ORDINANCE.

LOCATION:

PARCEL NUMBER V125-83-045-99-0020-705 ALSO KNOWN AS 1 VILLAGE CENTER DRIVE, AN APPROXIMATELY ONE (1) ACRE SITE. THIS SITE IS LOCATED ON THE SOUTH SIDE OF ECORSE ROAD, BETWEEN I-275 AND HANNAN ROAD, ON THE FAR WEST SIDE OF THE GRACE LAKE CORPORATE CENTER.

- A. Presentation by Township Staff & McKenna Associates.
- B. Presentation by applicant.
- C. Receipt of public comment.
- D. Planning Commission discussion.