



City of Pleasant Ridge
23925 Woodward Avenue
Pleasant Ridge, Michigan 48069

Regular Planning Commission Meeting
Monday, February 25, 2013

Having been duly publicized, Chairman Bolach called the meeting to order at 7:01 p.m.

Present: Chairman Bolach, Commissioners Laidlaw, O'Brien, Lenko, Decoster, McCutcheon, Stearn and Schlesinger.

Also Present: Assistant City Manager Pietrzak, City Commissioners Bushey and Perry. Planning Consultant Iacoangeli.

Absent: Commissioner Sweeney

Minutes

Chairman Bolach asked for a motion to approve the minutes of the Regular Planning Commission Meeting held Monday, January 17, 2013.

Motion by Commissioner Decoster to approve the minutes. Second by Commissioner Lenko.

Adopted: Yeas: Laidlaw, Decoster, Stearn, O'Brien, Lenko, Bolach, McCutcheon and Schlesinger

Nays: None.

Chairman Bolach suggested that the March meeting rescheduled to Monday, April 8, 2013 due to Jewish holiday.

Motion by Commissioner Lenko to move reschedule the March meeting. Second by Commissioner Schlesinger.

Adopted: Yeas: Laidlaw, Decoster, Stearn, O'Brien, Lenko, Bolach, McCutcheon and Schlesinger

Nays: None.

Bolach discussed the suggested committee appointments regarding the Master and Recreation Master Plan, Commercial Parking, and DDA Budget committees.

Schlesinger asked if our fellow board members had seen the 1999 and 2008 master plans. She mentioned that we are at a significant point in the city and that no formal plan has been done in 14 years. There is a significant amount of activity going on in regard to transit, development, land use, etc. She believes that we need to spend more time on planning right now to make sure we get a really good working document moving forward. She urges all to serve on a committee to get all of us involved more than ever. Iacoangeli explained that the purpose of the master plan committee is to coordinate how the process will move forward. Roll of the committee will be to figure out how to engage the public and move the process without the open meeting act and put together agendas then bring that back to the full committee. Schlesinger has an issue with the less than full participation by the commission. She believes we are not going through the steps to develop the master plan in the proper order. Iacoangeli stressed that the less than full committees are only steering committees and not voting committees. Bolach believes that we would not be efficient if all members were involved. Pietrzak stressed that the committees at all levels are non-voting entities. Iacoangeli said that the committees are to be efficient units to move the process along to achieve a coordinated comprehensive master plan. The committees would provide recommendations moving forward. Stearn stated that whatever comes back to the commission that it is still subject to changes/recommendations. Schlesinger wants to make sure that everyone is fully invested in making sure that we all take this master plan very seriously and get it right moving forward. Bushey wanted clarification that the DDA would be the final decision maker and that was confirmed by Iacoangeli.

Schlesinger brought up the idea of the commission members just getting together to discuss just being residents and just sharing ideas about our mission, different ideas, etc. More of a brainstorming session than formal meetings.

Bolach asked if we could have a motion to appoint the members of the different specific suggested committees, table, change or approve.

Motion by Commissioner Stearn to appoint all commissioners to the subcommittees per the suggested attached recommendation by City Manager Ball. Second by Commissioner Lenko.

Adopted:	Yeas: Laidlaw, Decoster, Stearn, O'Brien, Lenko, Bolach, McCutcheon and Schlesinger
Nays:	None.

Schlesinger wanted to know if all dates for all subcommittees would be noticed to everyone. Bolach confirmed.

With no further business Chairman Bolach asked for motion to adjourn. Motion by Commissioner O'Brien. Second by Commissioner Decoster. Chairman Bolach adjourned the meeting at 7:44 p.m.



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Regular Downtown Development Authority Meeting
Monday, February 25, 2013

Having been duly publicized, Chairman Bolach called the meeting to order at 7:45 p.m.

Present: Chairman Bolach, Commissioners Laidlaw, O'Brien, Lenko, Decoster, McCutcheon, Stearn and Schlesinger.

Also Present: Assistant City Manager Pietrzak, City Commissioners Bushey and Perry. Planning Consultant Iacoangeli.

Absent: Commissioner Sweeney

Minutes

Chairman Bolach asked for a motion to approve the minutes, of the Downtown Development Authority held Monday, January 17, 2013.

Motion by Commissioner Schlesinger. Second by Commissioner Stearn.

Adopted: Yeas: Laidlaw, Decoster, O'Brien, McCutcheon, Lenko, Stearn, Bolach, and Schlesinger

Chairman Bolach suggested that the March meeting rescheduled to Monday, April 8, 2013 due to Jewish holiday.

Motion by Commissioner Lenko to move reschedule the March meeting. Second by Commissioner Stearn.

Adopted: Yeas: Laidlaw, Decoster, Stearn, O'Brien, Lenko, Bolach, McCutcheon and Schlesinger
Nays: None.

Update regarding alley improvement. Decoster said we are waiting on budget committee to see what funds may be available. Pietrzak said they are waiting on prices to see what costs will be. Iacoangeli said we are looking at the alley behind Wessells and Wilk.

M-1 streetscape update. Pietrzak said they met with DTE regarding the lighting and different options. 6 new poles with one on each corner and 2 in the median - cost is \$75,076 net of credit - these are 250 watt bulbs. LEDs are not powerful enough to properly light the areas. Pricing on painting all the poles to go to black has not been submitted as yet. If the city can get DTE to move it up the calendar, there would be no cost to the city. The painting on MDOT areas cannot be done without permission. Eight to twelve (8-12) week lead time for ordering the lights. Schlesinger asked what the cost would be to add four (4) cobra lights would be so we could compare costs.

23220 Woodward Avenue (formerly Field's) regarding parking. Iacoangeli stated the owner is interested in a Devonshire solution to parking at that building. He said that this would be a good time to coordinate with the parking committee and consider the new traffic study and circulation of just the business district. He suggested that initially we should consider a city parking study to determine the number of private and public spaces.

Motion by Commissioner Stearn to allocate \$5,000 to the parking study. Second by Commissioner Decoster.

Adopted: Yeas: Laidlaw, Decoster, Stearn, O'Brien, Lenko, Bolach, McCutcheon and Schlesinger
Nays: None

Workshop synopsis will be available at next commission meeting.

Perry asked if we had other issues with the M-1 streetscape that we did not consider due to cost. The top three issues are: lights, countdown, and striping. Iacoangeli said that what we are pursuing is what MDOT will approve.

With no further business Chairman Bolach made a motion to adjourn. Motion by Commissioner Stearn. Second by Commissioner Lenko. Chairman Bolach adjourned the meeting at 8:14 p.m.