

TOWNSHIP OF SOLON
COUNTY OF KENT, MICHIGAN

Minutes of a regular meeting of the Planning Commission of the Township of Solon, held at the Solon Township Hall, 15185 Algoma Ave., NE, Cedar Springs, Michigan, on the 24th day of April, 2019, at 7:30 p.m.

PRESENT: Members: Gunnell, Sevey, Moore, Sawade, Babcock, Myers

ABSENT: Members: None

CONFLICT OF INTEREST: Member Tilburt

The following preamble and resolution were offered by Member Gunnell and seconded by Member Sevey:

RESOLUTION NO. 19-07

**RESOLUTION APPROVING AMENDMENT TO SITE PLAN
FOR BLISS-WITTERS & PIKE FUNERAL HOME**

[13603 Northland Drive]

WHEREAS, Jon Tilburt and Kevin Pike (the "Applicant") have submitted an application to amend the site plan for the existing funeral home located at 13603 Northland Drive, based on Applicant's site plan dated March 27, 2019 (the "Plan"); and

WHEREAS, the Planning Commission has reviewed the proposed amendment to the Plan;

NOW, THEREFORE, BE IT RESOLVED:

1. ***Approval of Site Plan.*** Upon the terms and subject to the conditions of this resolution, the Planning Commission hereby approves this amendment to the site Plan for Bliss-Witters & Pike Funeral Home, so as to permit the proposed expansion and associated revisions as outlined in the Plan and accompanying application materials.

2. ***Building Expansion.*** The site plan will permit expansion of the existing building by construction of a 1,280 square feet addition, to be located on the west end of the existing building. The addition will be used as a small chapel and lounge area.

3. ***Parking, Storm Water Drainage, Township Engineer Requirements.*** It is anticipated that parking requirements and drainage requirements will not be substantially altered and may remain the same; provided, however, the Applicant shall comply in all respects with the April 18, 2019 letter from the Township Engineer and such other requirements as the Township Engineer may have during construction.

4. ***Findings under Section 14.08.*** The Planning Commission finds that the standards of Section 14.08 have been satisfied, including the following:

- a. The site plan will comply with the minimum provisions of the NC District if developed in accordance with this resolution.
- b. The uses will not adversely affect the public health, safety and welfare.
- c. The amended use, as proposed, will not impede the safe, convenient and uncongested circulation of vehicular and pedestrian traffic.
- d. Significant natural features will not be removed or altered as a result of this expansion.
- e. The expansion will not have a significant affect on adjacent properties or dwellings.
- f. The revision will not impede access by emergency vehicles.
- g. Exterior lighting will not be substantially altered. All lighting must still continue to be deflected away from adjacent properties so that it does not interfere with the vision of motorists along adjacent streets or spill glare onto adjacent properties.

h. All requirements pertaining to trash disposal, fencing noise or other regulations are not altered by this proposed expansion.

i. The site plan shall conform to all applicable requirements of the County, State, Federal and Township statutes and ordinances. Final approval is conditioned upon the Applicant receiving all necessary County, State, Federal and Township permits before final site plan approval or an occupancy permit is granted as to the expansion.

AYES: Members: All

NAYS: Members: None

CONFLICT OF INTEREST: (Not voting – Tilburt)

RESOLUTION DECLARED ADOPTED.



Planning Commission Secretary

I hereby certify that the foregoing is a true and complete copy of a resolution adopted by the Planning Commission of the Township of Solon at a regular meeting thereof held on the date first stated above, and I further certify that public notice of such meeting was given as provided by law.



Planning Commission Secretary

