

R. Brent Savidant called the meeting of the Sustainable Design Review Committee to order at 2:05 p.m. on January 30, 2019 in Council Boardroom of Troy City Hall.

1. ROLL CALL

Present:

Michael W. Hutson, Planning Commission Representative
John Tagle, Planning Commission Representative
Scott Finlay, Civil Engineer (acting as the City Engineer)
Mitch Grusnick, Building Official
R. Brent Savidant, Planning Director (acting as the Zoning Administrator)

Also Present via speaker phone call:

Larry Barthelemy, PE, ADC Engineering

2. APPROVAL OF MINUTES

Resolution # SDRC-2019-01-001

Moved by: Grusnick
Seconded by: Finley

RESOLVED, To approve the minutes of the January 4, 2018 Sustainable Design Review Committee, as printed.

Yes: All present (5)

MOTION CARRIED

3. BUSINESS AGENDA

Schaeffler Parking Lot Improvements, located on southeast corner of Big Beaver and Bellingham (1750 E. Big Beaver), Section 28-Zoned RC

- Seeking SDP status to provide more than 50% of the site's required parking in front yard in RC

Chairman Savidant summarized the application.

Larry Barthelemy, representing the applicant, The Schaeffler Group, informed the Committee, the company is growing and seeks additional parking to accommodate the growth. The property has 2 front yards. The applicant will utilize pervious pavement being concrete or asphalt, a product choice not decided upon at this juncture. Areas of concern pointed out were; the waterline underneath the pavement, water runoff and drainage of water. The Schaeffler Group is committed to providing charging stations for electric vehicles and providing parking for fuel efficient vehicles. Native plant species will be planted on site, irrigation system already utilizes a rain sensor and the current lighting has LED parking lights, which meet the light pollution reduction standards.

The board discussed these items with the applicant.

Resolution # SDRC-2019-01-002

Moved by: Grusnick

Seconded by: Hutson

RESOLVED, The SDRC hereby grants Prequalified SDP status, to provide more than 50% of the site's required parking in front yard in RC, subject to the following:

1. Parking photometric plan approval
2. Handicap parking spots moved from N side to E side of building
3. Work with Engineering Department to determine pavement cross section above the water main
4. Applicant accepts responsibility of expense, NOT the City of Troy, for pervious pavement use

Yes: All present (5)

MOTION CARRIED

4. OTHER BUSINESS

There was consensus to appoint Mr. Finley as Vice Chair and mainain Mr. Savidant as Chair of the Sustainable Design Review Committee.

ADJOURN

The meeting of the Sustainable Design Review Committee adjourned at 2:41 p.m.

Respectfully submitted,



R. Brent Savidant, Planning Director

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