

Chair Krent called the virtual Regular meeting of the Troy City Planning Commission to order at 7:00 p.m. on March 23, 2021. Chair Krent introduced the procedure to be followed for a remote meeting.

1. ROLL CALL

Present:

- Carlton M. Faison
- Michael W. Hutson
- Tom Krent
- David Lambert
- Lakshmi Malalahalli
- Marianna Perakis
- Sadek Rahman
- Jerry Rauch
- John J. Tagle

Also Present:

- R. Brent Savidant, Community Development Director
- Ben Carlisle, Carlisle Wortman Associates
- Julie Quinlan Dufrane, Assistant City Attorney
- Kathy L. Czarnecki, Recording Secretary

2. SUSPENSION OF PLANNING COMMISSION BYLAWS

Resolution # PC-2021-03-017

Moved by: Rahman
 Support by: Tagle

WHEREAS, the Michigan Department of Health and Human Services (MDHHS) Director Robert Gordon issued an Order on October 5, 2020 under MCL 333.2253 restricting indoor gathering sizes to protect public health and safety, and

WHEREAS Public Act 254 of 2020 permits public meetings to be held by electronic means where an in-person meeting could detrimentally increase exposure of board members and the general public to COVID-19,

THEREFORE BE IT RESOLVED, That as allowed by Planning Commission Rules of Procedure Article IV, Section 6, the Troy Planning Commission hereby **TEMPORARILY SUSPENDS** the requirement of holding a meeting at the Troy City Hall and **ALLOWS** all Troy Planning Commission Members to electronically participate in any Planning Commission meeting through March 31, 2021.

Members participating electronically will be considered present and in attendance at the meeting and may participate in the meeting as if physically present. However, members must avoid using email, texting, instant messaging, and other such electronic forms of communication to make a decision or deliberate toward a decision.

RESOLVED, As allowed by Planning Commission By-laws and Rules of Procedure Article X, the Troy Planning Commission hereby **TEMPORARILY SUSPENDS AND MODIFIES** the Bylaws and Rules of Procedure concerning the Order of the Agenda, as set forth in Article V, Section 3, to consolidate the Public Comment sections of the meeting for any meeting held through March 31, 2021.

RESOLVED, As allowed by Planning Commission By-laws and Rules of Procedure Article X, the Troy Planning Commission hereby **TEMPORARILY SUSPENDS AND ALLOWS** two methods of receiving Public Comment for virtual meetings. Public comments can be submitted for the Planning Commission meeting by sending an email to: planning@troymi.gov. Emails received prior to 4:00 pm on the day of the Planning Commission meeting, will be read at the meeting and made part of the public record. Public comments can also be submitted by calling the following phone number and leaving a voicemail message: (248) 524-1305. Recorded voicemail messages received prior to 4:00 pm on the day of the Planning Commission meeting will be played at the meeting. For emails and recorded messages received after the deadline, reasonable efforts will be made to read emails and play recorded messages received during the meeting. Email and voicemail public comments will be limited to three minutes each.

Yes: All present (9)

MOTION CARRIED

3. APPROVAL OF AGENDA

Resolution # PC-2021-03-018

Moved by: Faison
Support by: Lambert

RESOLVED, To approve the Agenda as prepared.

Yes: All present (9)

MOTION CARRIED

4. APPROVAL OF MINUTES

Resolution # PC-2021-03-019

Moved by: Lambert
Support by: Rahman

RESOLVED, To approve the minutes of the February 23, 2021 Regular meeting as submitted.

Yes: All present (9)

MOTION CARRIED

5. PUBLIC COMMENT – For Items Submitted via Email or Telephone Message

Mr. Savidant reported there was no public comment.

6. MASTER PLAN AMENDMENT - Survey

Mr. Savidant said the draft Master Plan survey is an important element of community engagement in updating the Master Plan and would be distributed electronically. He reminded members that the Master Plan update would focus on specific issues and is not a comprehensive rewrite. Mr. Savidant said the survey is just a jump start to the project and in-person community engagement such as site visits and walking tours near and at Neighborhood Nodes would follow as the pandemic eases. Mr. Savidant said an “official” kickoff of the project would be at a joint Planning Commission/City Council meeting.

A PowerPoint presentation given by Mr. Carlisle addressed:

- Intent of the survey.
- U.S. census data.
- Distribution to community at large, with anonymity.
- Target on specific issues.
- Time commitment goal of 15 to 20 minutes to complete.
- Overall questions on Master Plan and general demographics.

Mr. Carlisle asked for feedback on:

- Any missing components.
- Length of survey.
- User friendliness.
- Appropriateness of questions.
- Questions to add to or delete from the survey.

There was discussion on:

- Format, phrasing, tailoring of survey questions/replies.
- Quick and concise questions/replies.
- Define ‘commercial’ development.
- Six to eight City quadrants to be identified and mapped.
- Target issues: Neighborhood Nodes, residential housing, open space.
- Charts to assist survey replies for target issues.
- Goal to complete survey within 15-20 minutes.
- Encompass cultural and ethnic groups.
- Autonomous and electric vehicles.
- Other opportunities of public engagement to address specifics.
- Survey launching pad to arrive at vision of the City.
- Distribution of survey; City website, administration welcomes ideas/suggestions.
- Master Plan survey results; typically small percentage of surveys completed.

Board members were encouraged to forward comments, ideas and suggestions via email to Mr. Savidant and Mr. Carlisle. Mr. Savidant said those would be compiled and a modified draft survey would be presented at a future meeting.

OTHER ITEMS

7. PLANNING COMMISSION COMMENT

Mr. Rauch addressed a potential amendment to Article 5.06, Section E., of the Zoning Ordinance that relates to design standards for Neighborhood Nodes. Mr. Rauch will prepare a written communication on the proposed text amendment to be placed on a future Planning Commission agenda for discussion.

Mr. Savidant said he would provide the Board with results of a general survey distributed by the City approximately one month ago when the results are achieved.

Mr. Savidant said in-person meetings for City Council, Zoning Board of Appeals and Planning Commission could be realized as early as April.

Ms. Dufrane said in-person meetings would be dependent on future State legislative action on remote meetings, noting at this time remote meetings are effective through March 31, 2021.

The virtual Regular meeting of the Planning Commission adjourned at 8:53 p.m.

Respectfully submitted,



Tom Krent, Chair



Kathy L. Czarnecki, Recording Secretary