

R. Brent Savidant called the meeting of the Sustainable Design Review Committee to order at 11:02 am on February 19, 2020 in Conference Room C 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)

Salim Huerta, Building Official

R. Brent Savidant, Planning Director (acting as the Zoning Administrator)

2. APPROVAL OF MINUTES

**Resolution # SDRC-2019-01-003**

Moved by: Savidant

Seconded by: Hutson

**RESOLVED**, To approve the minutes of the January 30, 2018 Sustainable Design Review Committee, as printed.

Yes: All present (5)

**MOTION CARRIED**

3. BUSINESS AGENDA

**A. Depor Industries, Inc. to exceed maximum lot coverage, located on east side of Northwood, north of Maple (1902 Northwood), Section 28 – Zoned IB**

- Seeking SDP status to exceed maximum lot coverage

Chairman Savidant summarized the application.

Applicant, Nicole Rittenour, informed the Committee that they are seeking to do a 3,000 sq ft addition to the rear of the building. Depor has a new contract with Toyota and they are currently maxed out in their building. The new addition would house new equipment. There are six (6) loading docks and they would re-use three (3) of them for the addition. The applicant will remove 3,000 sq ft of asphalt paved area at the rear of the site and add new landscape as a buffer. The landscape would create natural filtration through grass and native plant species including Butterfly weeds. The new addition would also match the existing addition and include a SRI of 78.

The board discussed these items with the applicant.

**Resolution # SDRC-2020-02-001**

Moved by: Savidant  
Seconded by: Tagle

RESOLVED, The SDRC hereby grants Prequalified SDP status, to exceed maximum lot coverage, subject to the following:

1. Annual inspection of the landscaping

Yes: All present (5)

**B. Ark-Tec, to park in the front yard, located on west side of Maxwell, north of Maple (1715-1717 Stutz Dr.), Section 29 – Zoned IB**

- Seeking SDP status to park in the front yard in the IB district

Chairman Savidant summarized the application.

Applicant, Troy Chontos, informed the Committee that they are seeking to add two 380 sq ft parking areas at the front of the building. The current swale to the west would be improved and an additional swale to the east will be added. Applicant would add landscaping at the front of Stutz Drive with natural grasses. Three light fixtures at the front of the property will be switched out to LED lighting.

The board discussed these items with the applicant.

**Resolution # SDRC-2020-02-002**

Moved by: Savidant  
Seconded by: Tagle

RESOLVED, The SDRC hereby grants Prequalified SDP status, to park in the front yard, subject to the following:

1. Parking to meet Michigan Barrier Free standards as determined by the Building Official.
2. Outside lighting be put on timers or use photo-cell lighting.
3. Consideration of removing the wall pack and adding lighting near the parking.

Yes: All present (5)

**MOTION CARRIED**

#### 4. OTHER BUSINESS

There was a motion moved by Mr. Savidant to appoint Mr. Salim Heurta as Chair of the Sustainable Design Review Committee.

**Resolution # SDRC-2020-02-003**

Moved by: Savidant

Seconded by: Finley

RESOLVED, Salim Heurta will now Chair the Sustainable Design Review Committee meetings.

Yes: All present (5)

#### **MOTION CARRIED**

#### ADJOURN

The meeting of the Sustainable Design Review Committee adjourned at 11:28 a.m.

Respectfully submitted,

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R. Brent Savidant, Community Development Director

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