

AGENDA

BLAIR TOWNSHIP PLANNING COMMISSION

APRIL 2, 2008 • REGULAR MEETING • 6:00 PM

The Blair Township Planning Commission receives its authority from the Township Planning Act of 1959, and its actions are guided by a Master Plan and Zoning Ordinance. The purposes of the Master Plan and Zoning Ordinance are to promote public health, safety and welfare, encourage use of resources in accordance with their character and facilitate public improvement. The Planning Commission holds public hearings to consider amendments to the Master Plan and Zoning Ordinance, to consider requests for special land uses and make recommendations to the Township Board of Trustees.

A. CALL TO ORDER:

B. PLEDGE OF ALLEGIANCE:

C. ROLL CALL:

D. PUBLIC INPUT:

E. APPROVAL OF AGENDA:

F. DECLARATION OF CONFLICT OF INTEREST:

G. MINUTES: REGULAR MEETING: MARCH 5, 2008

H. CORRESPONDENCE:

I. UNFINISHED BUSINESS:

1.) **SPR#08-03-01 "TIMBER TRACE" SITE CONDOMINIUM 028-02-017-013-00** (pg 1700 in tax map book) 33 ACRE, 50 UNIT ON SAWYER RD, JUST NORTH OF CONSUMERS POWERLINE. REQUEST BY TIMBER TRACE, LLC, PRESENTED BY ANDERSEN & CRAIN. (TABLED MARCH 5, 2008)

A. PRESENTATION BY APPLICANT

B. PUBLIC COMMENT- "The Planning Commission must make its decision based on standards for approval in section 21.03 of the zoning ordinance. Although public comment for site plan review is not required by the zoning ordinance, the Planning Commission is interested in public comment addressing considerations not presented by the applicant or staff."

C. COMMISSION DISCUSSION

D. STANDARDS FOR APPROVAL

E. ACTION

J. NEW BUSINESS:

1.) **PUBLIC HEARING- ZONING ORDINANCE AMENDMENT #104-05-08-03, REZONING REQUEST FOR PARCELS 28-02-016-011-06, Sheryl D'Iorio Munsch, 28-02-016-011-24, Matthew and Rebecca Schram, AND 28-02-016-011-26, Julie Hickerson, TO REZONE PROPERTY FROM CM, COMMERCIAL MANUFACTURING TO RN, RESIDENTIAL NEIGHBORHOOD.**

A. PRESENTATION BY STAFF

B. PUBLIC COMMENT

C. COMMISSION DISCUSSION

D. ACTION

2.) **SPR#08-04-01** "**WOODBURY ESTATES**" SITE CONDOMINIUM 028-02-009-031-00 (pg 0930 in tax map book) 37 ACRE, 51 UNIT ON NORTH SIDE OF VANCE ROAD.
REQUEST BY WOODBURY ESTATES, LLC, PRESENTED BY ANDERSEN & CRAIN.

A. PRESENTATION BY STAFF

B. PRESENTATION BY APPLICANT

C. PUBLIC COMMENT- "The Planning Commission must make its decision based on standards for approval in section 21.03 of the zoning ordinance. Although public comment for site plan review is not required by the zoning ordinance, the Planning Commission is interested in public comment addressing considerations not presented by the applicant or staff."

D. COMMISSION DISCUSSION

E. STANDARDS FOR APPROVAL

F. ACTION

K. REPORTS:

L. ANY OTHER BUSINESS:

M. ADJOURNMENT: