

**CHARTER TOWNSHIP OF ALPENA
PLANNING COMMISSION**

MINUTES – Regular Meeting

Monday, June 12, 2023

MEETING COMMENCED: 6:00 PM

PLEDGE OF ALLEGIANCE

THOSE PRESENT

Larry Dehring, Chairperson Tom Hilberg, Delynn Pauly, Norm Poli and Vice-chairperson Michelle Woodruff

ABSENT

Corey Code and John Stender

OTHERS PRESENT

Melissa Chambers – NEMCOG
Chris Grzenkowicz – Desine Inc
Andrew Shaw – ALDI
Susan Skibbe – ZBA Secretary
Kevin Pauly – Township Building Official
Ben Misiak – DA Contracting

ADOPTION OF AGENDA

Vice-chairperson Woodruff made a **motion** to adopt the agenda, **supported** by L. Dehring. *Motion passed unanimously by voice vote.*

APPROVAL OF MINUTES

D. Pauly made a **motion** to approve the May 8, 2023 minutes, **supported** by N. Poli. *Motion passed unanimously by voice vote.*

PUBLIC COMMENT

None.

CORRESPONDENCE

a. Report #05-2023 – R. Deuell

D. Pauly made a **motion** to receive and file all correspondence, **supported** by Vice-chairperson Woodruff. *Motion passed unanimously by voice vote.*

NEW CASE

1. Case #P-05-23, ALDI Inc, requested a SITE PLAN REVIEW for an ALDI grocery store. Property is located at the NE corner of M-32 W and Crittenden Court, Parcel No's. 012-020-000-650-08 and 012-020-000-650-09 in a General Business (B-2) zone district.

D. Pauly made a **motion** to open the public hearing, **supported** by L. Dehring. *Motion passed unanimously by voice vote.*

Chris Grzenkowicz gave a well-prepared presentation on the layout and design of the proposed ALDI grocery store. N. Poli asked if there could be a sidewalk all along the Crittenden Court drive giving pedestrians easy access in anticipation of future developments along the drive. It was clarified, that subject would need to be discussed with the developer of Crittenden Court. Chris stated that the project could get started as early as fall depending on material availability with a timeline completion of 6-8 months.

D. Pauly made a **motion** to close the public hearing, **supported** by L. Dehring. ***Motion passed unanimously by voice vote.***

D. Pauly made a **motion** to approve Case #P-05-23 without any conditions, **supported** by Vice-chairperson Woodruff.

Roll call vote: C. Code-absent; L. Dehring-aye; T. Hilberg-aye; D. Pauly-aye; N. Poli-aye; J. Stender-absent; and M. Woodruff-aye. Motion passed unanimously.

DISCUSSION – Master Plan/Recreation Plan – Melissa Chambers of NEMCOG

Melissa asked for questions and comments about the Master Plan and Recreation Plan surveys. Susan Skibbe voiced her concern regarding maintaining Airbnb rentals in the township, adding they have become a problem. It was discussed that it would be an ordinance and law enforcement concern and to add it to the comment section of the Master Plan survey.

NEXT MEETING – July 10, 2023 at 6:00 p.m.

ADJOURNMENT – D. Pauly made a motion to adjourn, supported by Vice-chairperson Woodruff. Meeting adjourned by Chairperson Hilberg at 6:40 p.m.

Respectfully submitted,

Delynn Pauly
Acting Secretary