

**MINUTES OF THE REGULAR MEETING OF THE CITY OF ROMULUS PLANNING  
COMMISSION HELD ON MONDAY, MARCH 18, 2019  
COUNCIL CHAMBERS**

1. **The meeting was called to order** by Chair Freitag at 7:00 p.m.
2. **Roll Call Showing:** Jerry Frederick, Cathy Freitag, Mike Glotfelty, Daniel McAnally, Dave Paul, Edna Talon-Jemison, Celeste Roscoe, Melvin Zilka

Excused: Jessica Workman (excused)

Also in attendance: Carol Maise, City Planner; Robert McCraight, Director of Department of Public Services

3. **Approval of Agenda:**

**Motion by Zilka, support by McAnally,** to approve the agenda as presented.

**Roll Call Vote:** Ayes – Zilka, McAnally, Roscoe, Talon-Jemison, Frederick, Paul, Glotfelty, and Freitag. Nays – none. **Motion Carried 8-0.**

Agenda

1. Pledge of Allegiance
2. Roll Call – Frederick, Glotfelty, McAnally, Paul, Workman, Roscoe, Talon-Jemison, Zilka, Freitag
3. Approval of Agenda
4. Approval of Minutes
  - A. Approval of the minutes of the regular Planning Commission meeting held on February 20, 2019
5. Comments from Public on Non Agenda Items
6. Public Hearings: None.
7. Old Business
  - A. **RZ-2016-001; M & M Express Trucking Conditional Rezoning Agreement**  
  
Applicant: Sabbar Almgoter, Resident Agent  
Mohammed Alhousseini, Operations Manager  
Request: Revised Restated Conditional Rezoning Agreement (Conditional Rezoning Amendment)  
Location: 27732 Ecorse Road (Parcel ID #80 004 02 0839 000)  
  
(Action required: review and make recommendation to City Council)
8. New Business

A. SPR-2018-027; **Detroit MAC II**

Applicant: Judy LaPorte, Detroit Metro Airport Center, LLC (Property Manager)  
James Capo, Capo Design Group (Architect)  
James Butler, PEA, Inc. (Engineer)

Request: Construction of 56,000-sq. ft. speculative multi-tenant office, industrial and warehouse building and a parking lot expansion on Building N (11501 Metro Airport Center)

Location: 11670 Vining Rd (DP# 80-082-01-0001-302)

(Action required: take action on site plan)

B. SPR-2018-006; **Chief's Trucking**

Applicant: Duane Clegg, D & D Land Development  
Brian Devlin, Nagy Devlin Land Design

Request: Expansion of truck and trailer storage

Location: 6580 Inkster (Lot 4), 6538 Inkster (Lot 3) (DP #80-004-01-0004-000 and #80-004-01-0003-000)

(Action required: take action on site plan)

9. PC – Cases Involving Advice or Input from the Planning Commission

10. Reports

A. Chairperson

B. City Planner

(1) Development Status Report

11. Reports on Interest Designation

12. Communications

13. Adjournment

4. **Approval of Minutes**

**Motion by Paul, support by Talon-Jemison**, to approve the minutes of the regular Planning Commission meeting held on February 20, 2019.

Roll Call Vote: Ayes – Paul, Talon-Jemison, Frederick, McAnally, Roscoe, Zilka, Freitag. Abstain – Glotfelty. Nays – None. **Motion Carried 7-0-1 (Glotfelty abstained).**

5. **Comments from Public on Non Agenda Items:** None.

## 6. Public Hearings

## 7. Old Business

### A. RZ-2016-001; M & M Express Trucking Conditional Rezoning Agreement

Applicant: Sabbar Almugoter, Resident Agent  
Mohammed Alhusseini, Operations Manager  
Request: Revised Restated Conditional Rezoning Agreement (Conditional Rezoning Amendment)  
Location: 27732 Ecorse Road (Parcel ID #80 004 02 0839 000)

(Action required: review and make recommendation to City Council)

Mohammed Alhusseini, Operations Manager for M & M Express Trucking, 27732 Ecorse Road, was present on behalf of this application to amend the Conditional Rezoning Agreement for the rezoning of 4.70 acres from M-1, Light Industrial to M-T, Industrial Transportation, to allow truck repair and tractor/trailer storage.

Public Services Director McCraight reported that he had visited the site today about 3:30 p.m., to check compliance regarding the issues called out in the February 20, 2019 meeting. There had been some rubbish removal to the south. However, vehicles required to be removed were still on site, as were the millings. Lighting had not been addressed. The expansion to the west had not been corrected.

City Planner Maise explained further that:

- The applicant had not complied with the original conditions of the 2016 conditional rezoning agreement, which agreement had expired.
- The City had been working with the applicant to reinstate the conditional rezoning agreement. As already mentioned, the applicant had appeared before the Planning Commission in February, when the Planning Commission voted to postpone action on the request in order to give the applicant time to resolve issues called out during the meeting. However, as Public Service Director McCraight had explained, the issues had not been resolved.
- The City Attorney had recommended a couple of ways City administration could move forward regarding this property, if the issues could not be resolved:
  - 1) Issue tickets in the 34<sup>th</sup> District Court for all violations in the Property Maintenance Code and Zoning Ordinance. Some tickets had already been written.
  - 2) File a complaint in the Wayne County Circuit Court claiming that the property use was a nuisance and requesting the appointment of a receiver in order to remove all nonconforming uses from the property.

Chair Freitag asked Mr. Alhusseini to respond to City staff's comments.

Mr. Alhusseini listed the progress they felt they had made on the property:

- It had been cold but in the last few days the weather had gotten nicer. They had a 32-yard dumpster container on site, and they had been working for the last 7 days nonstop.
- They had moved the trash debris and fill back 50 feet from the property line.

- They had dimmed the lights, and then, when told the lights still did not meet requirements, they shut the lights off completely. Today Mr. Alhusseini had told Director McCraight that he was going to completely remove the lights.
- Vehicles had been moved to the center of the property and were waiting to be towed away.
- They had not yet paid the \$180,500 performance bond. Mr. Alhusseini said he thought he had 2 months to come up with the performance bond after property clean-up was complete.
- Chair Freitag noted that at the February meeting, Mr. Alhusseini had clearly been given 30 days to pay the performance bond.
- Chair Freitag commented that a tow truck could tow the vehicles during cold weather. Mr. Alhusseini said that they had only moved the vehicles 2 days ago; before that it was too cold.
- Mr. Alhusseini reiterated that they had done a lot to clean up the site, including the north and west sides. They needed more time.
- Saying that she felt the applicant was continually presenting the Commission with excuses, Chair Freitag reviewed the conditions of the February 20, 2019 motion to postpone:
  1. Pay the \$180,500 performance bond in accordance with the OHM review letter of 4-23-18. *Not complete.*
  2. Remove all dilapidated vehicles, i.e. boats, trailers, campers, salvage vehicles, from site. *Not complete.*
  3. Trash debris and fill installed on site without permits also be either removed from the site or moved back at least 50 feet from the property line. *Applicant claimed this had been done.*
  4. Site lighting to be directed downward. *Not resolved. Lighting will be removed.*
  5. Removal of any expansion onto the adjacent property to the west, including trailers and millings, and that site be returned to its natural state. *Not complete.*
- Mr. Alhusseini said he could not work on the adjacent property due to a Stop Work order issued by the City. All the necessary applications for that property had been submitted to the City and Wayne County; he was waiting for the permit to begin working there.
- Public Services Director McCraight said the Stop Work order did not prohibit the property to the west from being cleaned up.
- Chair Freitag said that the City had been working with Mr. Alhusseini for many months regarding the outstanding issues.
- Mr. Alhusseini said the 30-day requirement from the February meeting related to 27732 Ecorse only. He did not feel that the 30 days related to the adjacent property to the west, where there was a Stop Work order.
- Public Services Director said that while the parcels were separate, the principal use on 27732 Ecorse had expanded on the property to the west. The Commission had made clear at the February meeting that the neighboring site had to be cleaned up.
- Chair Freitag noted that the neighbors still had water on their property. Mr. Alhusseini said the activity on the subject site was not the cause of the water on the neighbor's property. M & M flooded also. The underground detention would take care of the water for the neighbor's and for M & M also.

Chair Freitag opened up the matter for Commissioner comment.

- In response to questions from Commissioner Paul, Public Services Director McCraight said without a survey he could not tell exactly where the western property line was. However, it was obvious that the use from 27732 Ecorse Road had encroached onto the western property. There were millings on that property. The application was submitted for an earth moving permit, but it had not had been approved. The Stop Work order did not prohibit the applicant from removing the millings.
- Commissioner Paul said that when he visited the property today, he felt the property had been partially cleaned. The boats and the RV were gone.
- Mr. Alhousseini said his understanding was that he could not touch the property to the west once the Stop Work order was posted. If he was allowed to work on the property, he would remove the millings.
- Public Services Director McCraight reiterated that it had been clear at the last meeting that the property to the west needed to be cleaned up and returned to its natural state.
- In response to a question from Commissioner Paul, Mr. Alhousseini said the broken down vehicles had been cleaned up. There were 4 vehicles in the middle of the site waiting for a tow truck to haul them out. The north and west side were cleaned, and the applicants were complying with the 50-foot setback.
- Commissioner Glotfelty said that he also drove by the site today. He agreed that some clean-up had been done. However, there was no excuse for the vehicles still being on site; a wrecker could remove those vehicles in a day. Also, the entire site was too high. It had been built up, causing water run-off onto the neighbor's property. He also was tired of hearing excuses, and was ready to hand the situation to City Council. The property was an embarrassment to the City.
- Mr. Alhousseini said that he purchased the property in 2015 as it was. He had not put anything on it to build it up. What did the Commission want him to do? Again, the detention pond would take care of the water problem.
- Chair Freitag said that M & M had to abide by the City's ordinances. It seemed apparent that the applicant had no regard for doing what he had been asked to do.

Commissioner McAnally indicated he was ready to offer a motion.

**MOTION by McAnally, support by Talon-Jemison**, to (1) recommend to City Council DENIAL of RZ-2016-001; **M & M Express Trucking Conditional Rezoning Agreement**, a request for a Revised Restated Conditional Rezoning Agreement, based on the finding that the applicant had not met the conditions that the Planning Commission listed in the Motion to Postpone at the February 20, 2019 meeting, and (2) recommend that City Council take legal action to resolve the issues regarding this property.

**Roll Call Vote:** Ayes – McAnally, Talon-Jemison, Frederick, Glotfelty, Paul, Roscoe, Zilka, and Freitag. Nays – none. **Motion Carried 8-0.**

## 8. New Business

### A. SPR-2018-027; **Detroit MAC II**

Applicant: Judy LaPorte, Detroit Metro Airport Center, LLC (Property Manager)  
James Capo, Capo Design Group (Architect)  
James Butler, PEA, Inc. (Engineer)

Request: Construction of 56,000-sq. ft. speculative multi-tenant office, industrial and warehouse building and a parking lot expansion on Building N (11501 Metro Airport Center)  
Location: 11670 Vining Rd (DP# 80-082-01-0001-302)

(Action required: take action on site plan)

Jim Butler, PEA, 2430 Rochester Court, Ste 100, Troy MI, was present on behalf of this request for site plan approval for the construction of a 56,000 square foot speculative multi-tenant office, industrial and warehouse building and a parking expansion on Building N (11501 Metro Airport Center). Jim Capo and Judy LaPorte, Jonna Construction, 6200 2<sup>nd</sup> Avenue, Detroit MI, were also present.

Mr. Butler made the following points:

- The subject site was approximately 5.6 acres, zoned M2. The triangular-shaped parcel was one of the last vacant parcels in the Detroit Metro Airport complex.
- There would be 131 parking spaces; the site would be sharing parking with the adjacent property to the north.
- Trucks would enter and exit the property from Vining Road; the loading zone would be in the rear, and truck traffic would not travel through the development to the north.
- The applicants had reviewed the comments from staff, and felt they could meet the requirements called out in the review letters. They understood they would need to seek a variance from the ZBA to increase lot coverage on Building N. They were at about 81% lot coverage; 75% was allowed.
- They were requesting two waivers: 1) building façade, to allow the use of pre-cast panels, conditioned on an increase in landscaping, and 2) to allow the detention pond in the front yard setback.

City Planner Maise explained that this parcel needed to be included in the Metro Airport Planned Development Area agreement since it involves an existing parcel in MAC.

Chair Freitag opened up the matter for Commissioner comment.

- Commissioner Paul complimented the applicant on the presented plans.
- Commissioner Glotfelty said he was not a fan of precast panels. Mr. Capo said the precast panels were good from an energy standpoint, and also allowed them to match the color of existing buildings. He explained design elements which would break up the elevation, including banding and glass design.
- Commissioner Glotfelty asked if there were plans to construct a passing lane on Vining Road, which had a lot of truck traffic. Mr. Butler said there were no current plans to construct a passing lane. However, one of the City Planner's suggested conditions for approval was that a traffic impact study be provided upon determination of the user of the building or tenant spaces within the building, as required by Ordinance.
- Commissioner Talon-Jemison asked if opening up the PDA would affect anyone else. City Planner Maise said the PDA needed to be opened because the application impacted a unit in the MAC PDA to the north, as well as providing an access to the west. The last time the PDA was revised, provisions were included to streamline the amendment process.

- Commissioner Talon-Jemison asked if the landscape renderings showed mature trees; she was concerned with overcrowding. Mr. Butler said the renderings did show mature trees.
- Commissioner Talon-Jemison asked how precast panels impacted energy. Mr. Capo said precast panels allowed them to sandwich insulation between two concrete layers.
- Chair Freitag confirmed with the applicant that the building would blend with the existing buildings in terms of color and design.
- In response to a question from Commissioner McAnally, Mr. Capo said they would consider signage when they knew who the user(s) would be. Ms. LaPorte added that signage would be provided similar to other signs in the complex; there were not planning a large monument sign.
- Mr. Butler noted that they had FAA permits.

Chair Freitag indicated she was ready for a motion.

**MOTION by McAnally, support by Paul**, that the Planning Commission approve the site plan for SPR-2018-027; **Detroit MAC II, 11670 Vining Road**, (DP# 80-082-01-0001-302), as presented this evening, with the following conditions:

1. An amendment to the Restated Metro Airport Planned Development Area Agreement for Building N (11501 Metro Airport Center Dr.);
2. A variance from the BZA to increase lot coverage on Building N;
3. A traffic impact study be provided upon determination of the user for the building or spaces within the building if required per Section 23.02(a)(3);
4. A cross access easement between the subject site and Building C be shown on the site plan;
5. Shared access and parking easements be provided for review by the City Engineer during engineering review; documents must be recorded prior to issuance of any building permits;
6. If the views of the trucks and loading area are visible from Metro Airport Center Dr., additional landscaping is required;
7. Any other items identified by the ARC committee be addressed on a revised site plan or during engineering/building review as applicable; and
8. Submittal of 10 copies of the revised site plan for administrative review and approval prior to submittal of engineering plans to the Building Department.

**With the following waivers:**

- a. Section 8.04(b)(1) to allow the detention pond in the front yard setback;
- b. Section 13.01(e) to allow the use of pre-cast panels conditioned upon the increase in landscaping on the site as proposed.

**Roll Call Vote:** Ayes – McAnally, Paul, Glotfelty, Frederick, Talon-Jemison, Roscoe, Zilka, and Freitag. Nays – none. **Motion Carried 8-0.**

**B. SPR-2018-006; Chief's Trucking**

Applicant: Duane Clegg, D & D Land Development  
Brian Devlin, Nagy Devlin Land Design  
Request: Expansion of truck and trailer storage  
Location: 6580 Inkster (Lot 4), 6538 Inkster (Lot 3) (DP #80-004-01-0004-000 and #80-004-01-0003-000)

(Action required: take action on site plan)

City Planner Maise explained that based on an inquiry from the Ordinance Department in 2017, it was determined that expansions of an existing trucking company done over a number of years without City approval constituted an unauthorized occupancy code violation.

Brian Devlin, Devlin Nagy Land Design, 31736 West Chicago, Livonia MI, was present on behalf of this application for expansion of truck and trailer storage at 6580 and 6538 Inkster Road. Todd Clegg, 11475 Sweitzer, Carleton, MI, D & D Land Development, was also present.

Mr. Nevlin made the following points:

- Chief's Trucking had purchased the property in 1991, and had a site plan approved in 1992. In 1995 they purchased the property to the north and expanded onto that property without site plan approval.
- Tonight they were requesting an amended site plan approval for the original lot 4 (the south lot), and site plan approval for lot 3 (the north lot).
- The applicants had spent the last year cleaning and preparing the property for this submission. The house on the south lot was their office. The house on the north lot was rented out. The applicants had been upgrading the rental home, with the construction of a concrete drive still outstanding.
- The applicants believed they had submitted a site plan that met City standards, with requested waivers that had been summarized in the City Planner's March 8, 2019 review letter.

City Planner Maise said the BZA would need to approve (1) the expansion of a nonconforming single-family residence, (2) the encroachment of the outdoor storage into the side and rear yard setbacks, and (3) parking space width. Staff would work with the Assessor and the City Attorney to determine appropriate conditions on the expansion of the nonconforming residence, as having two different uses on the property was not ideal.

Chair Freitag opened up the matter for Commissioner comment.

- Commissioner Paul noted that the March 6, 2019 Fire Department review letter required that all fire lanes be posted, with the installation of vehicle crash protections around the fire hydrant to protect it from vehicle traffic. Was there a fire hydrant on the property?
- Mr. Nevlin said there were two fire hydrants: one in the front yard and one at the westerly property line, in the northwest corner of lot 3. A detail on the plans showed the required posts. Fire lane signs would also be posted per requirement.
- In response to questions from Commissioner McAnally, Mr. Nevlin said they had no issue with any of the comments in the review letters.
- Mr. Clegg described where he wanted to install a fence along the north property line on lot 2, which was also owned by the applicant, in order to protect his residential neighbor to the north.
- City Planner Maise said the City was suggesting a fence between lots 2 and 3 so that the trucking use would be prevented from encroaching onto lot 2. The fence between lot 2 and 3 would likely be a condition of any variance also. The applicant could still request a separate fence permit for the northern property line of lot 2.
- Mr. Nevlin said there were no plans to expand onto lot 2.
- City Planner Maise explained that the City was interested in preventing any encroachment onto lot 2, especially as the properties shared the same ownership, and the applicant was asking for the



use to go right to lot 3's property line, without meeting the north setback requirements or providing any landscaping to delineate between lot 3 and lot 2. Another option would be to remove the use from the setback and provide the required landscape buffer. Without that, a fence became the only protection.

- Mr. Nevlin pointed out that the applicants had been working for a year to get the property in order.
- City Planner Maise commented that this was an extremely nonconforming site. The expansion was twice the size as what was originally approved, and the unpaved gravel lot was nonconforming.
- Mr. Clegg said he would install the fence in the location requested, between lots 2 and 3.
- Commissioner Glotfelty said that when he was on the property today, he saw millings, not gravel. Millings were not allowed per ordinance. Also, should a passing lane on Inkster Road be considered? The shoulder had been destroyed by the truck traffic.
- Mr. Clegg said they had not spoken with Wayne County about installing a passing lane. This was the first time that issue had been brought to their attention.
- Commissioner Glotfelty asked why a waiver was being requested from the dolly pad requirement. Mr. Clegg explained that most of the trailers on the site were just chassis; they weighed about 6,000 pounds, compared to a regular trailer that weighed 12,000 pounds. They had very few loads in the yard. To install a dolly pad just to hold up an empty trailer did not make sense.
- Commissioner Glotfelty said that typically the requirement was for 18-inch concrete parking barricades so that trailers didn't back into the fence. Would the applicant be willing to do that? Mr. Clegg said they would install the concrete barricades.
- Commissioner Glotfelty asked if the containers on site were full of truck parts. Could any of those be removed? Mr. Clegg said they were trying to remove some of the containers but they did use them to store truck parts.
- Commissioner Frederick noted that that the Assessor's review showed the 2018 winter personal property taxes were delinquent. The approximate amount due was \$334.47. Mr. Clegg said the delinquency was an oversight; they would take of it.
- Commissioner Glotfelty said that the Commission had talked about the gravel surface, yet there were piles of millings on the site. The millings should be removed and a good stone surface installed. If a gravel surface was going to be allowed, there should also be a maintenance agreement requiring that calcium chloride be used for dust control.
- Mr. Nevlin referred to the engineer's report regarding the stability of the gravel.
- City Planner Maise suggested that the waiver to allow a gravel surface for the storage area, with conditions, be modified to include the concrete barricades, and to require the removal of the milling piles. She would follow up with the Engineer regarding the maintenance agreement in terms of the current status of the site.
- Commissioner Glotfelty also wanted to include a requirement that the applicant talk with Wayne County regarding adding a passing lane; the road was totally blown out there. Acceleration and deceleration lanes should be considered.
- City Planner Maise said any requirement for Inkster Road would be subject to Wayne County requirements. The City could not require improvement on a Wayne County road unless there was a safety issue and it was coordinated with Wayne County. She suggested that Public Services Director McCraight work with OHM on this issue.
- In response to a question from City Planner Maise, Mr. Devlin said they did not have a traffic study for Inkster Road. He pointed out that Taylor was on the east side.

- Mr. Clegg said that the lot was built with A-23 stone, with the millings providing a top cap over that. Suburban Oil spread chloride at least yearly.
- Commissioner Glotfelty reiterated that the ordinance prohibited millings. He drove a small car through the site today; the ground seemed like a sponge.
- Mr. Clegg said he could get rid of the pile of millings. He would like to avoid digging out his entire lot. Commissioner Glotfelty said milling piles should be removed and the yard should be capped with 22A gravel.
- Commissioner Paul asked about the dust-control process used by Suburban Oil. Mr. Clegg said Suburban Oil used a water-based dust control chloride product.

Chair Freitag indicated she was ready to entertain a motion.

**MOTION by Paul, support by Glotfelty**, that in the matter of SPR-2018-006, **Chief's Trucking**, 6580 Inkster (Lot 4), 6538 Inkster (Lot 3) (DP #80-004-01-0004-000 and #80-004-0003-000), the Planning Commission approve the site plan for the expansion of truck and trailer storage, subject to the following conditions, all of which must be met before a certificate of occupancy is issued:

1. Lots 3 and 4 be combined.
2. Variances be obtained for encroachment of the outdoor storage into the side and rear yard setbacks; expansion of the nonconforming single-family residence; and parking space width.
3. Payment in lieu of construction of the sidewalk along Inkster in the amount determined by the City Engineer be paid to the Planning Department prior to issuance of any building permits.
4. Fencing be provided along the north side of Lot 3 to detour further encroachment.
5. Any other items identified by the ARC committee be addressed on a revised site plan or during engineering/building review as applicable.
6. Submittal of 14 copies of the revised site plan for administrative review and approval prior to submittal of engineering plans to the Building Department.
7. Installation of concrete block barricades around the perimeter of the site so that trailers don't back into the fence, to be approved administratively;
8. Removal of millings piles, followed by use of appropriate amount of 22A road gravel throughout the site, to be approved administratively.
9. Review of acceleration and deceleration lane requirements by the City Engineer.

**Waivers are granted as follows:**

- a. The screening requirements of Sections 11.12(c) and 11.17(b), subject to a fence being installed along the north property line of lot 3, and additional plantings being provided in the front greenbelt if the trucking operation is visible from the roadway.
- b. To allow a gravel surface for the storage area subject to a maintenance plan approved by the City Engineer and Building and Safety Department and a waiver from the curb requirements, and subject to condition 8 above.
- c. To waive the dolly pad requirement of Section 11.17(b).
- d. A waiver from Section 13.06 for the dumpster enclosure.

**Roll Call Vote:** Ayes – Paul, Glotfelty, Frederick, Talon-Jemison, McAnally, Roscoe, Zilka, and Freitag. Nays – none. **Motion Carried 8-0.**

In response to a question from Mr. Clegg, Chair Freitag said the applicant should work with City staff regarding timelines and process for moving forward.

**9. PC – Cases Involving Advice or Input from the Planning Commission: None.**

**10. Reports**

**A. Chairperson**

- Chair Freitag urged everyone to get their flu shots if they had not already done so.
- Chair Freitag thanked Public Services Director McCraight for sharing his expertise this evening.

**B. City Planner**

- The Commissioners were informed that there will be an April meeting.
- The Commission discussed various enforcement and business development activity in the City, including lighting issues at Amazon (Hannan Rd.), The Upscale Warehouse, Video Fox, and M&K Truck Center.

(1) Development Status Report was in the Commissioners' packets.

**10. Reports on Interest Designation**

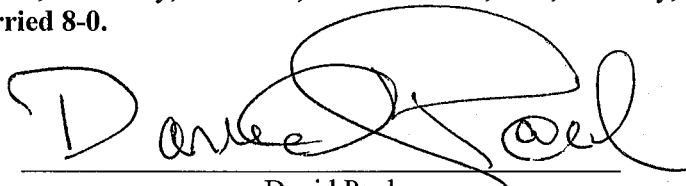
- Commissioner Roscoe noted that yard waste pickup would start April 1.
- The Easter Egg Hunt and Brunch with the Bunny would be Saturday April 13. The egg hunt began at noon sharp in the field behind the Senior Center, and was free for ages 11 and under. Brunch with the Bunny would be at 10:30 a.m., and required pre-registration by April 5 via a call to the Mayor's office.

**11. Communications: None.**

**12. Adjournment**

MOTION by Roscoe, support by Zilka, to adjourn the meeting at 8:05 p.m.

**Roll Call Vote:** Ayes – Roscoe, Zilka, McAnally, Frederick, Talon-Jemison, Paul, Glotfelty, and Freitag. Nays – none. **Motion Carried 8-0.**



David Paul

City of Romulus Planning Commission