

**CHARTER TOWNSHIP OF ORION PLANNING COMMISSION**  
**\*\*\*\*\* A G E N D A \*\*\*\*\***  
**REGULAR MEETING – WEDNESDAY, MARCH 1, 2023 - 7:00 P.M.**  
**ORION TOWNSHIP MUNICIPAL COMPLEX BOARD ROOM**  
**2323 JOSLYN ROAD, LAKE ORION, MI 48360**

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Public Hearing at 7:05 p.m. for PC-23-02, Lapeer Rd. & Silverbell Rd. Development, requesting to rezone vacant land north of and surrounding 4285 S. Lapeer (parcel 09-35-200-032) from Office Professional (OP) to Limited Industrial (LI).

Public Hearing (immediately following PC-23-02 Public Hearing): for PC-23-03, Lapeer Road Burger King Rezone, the request is to rezone 1155 S. Lapeer Rd. (parcel #09-14-226-011) from Office Professional (OP) to General Business (GB).

Joint Public Hearing with the Board of Trustees (immediately following PC-23-02 and PC-23-03 starting at 7:05 p.m.): for PC-23-04, Orion Ridge Major Planned Unit Development (PUD) Amendment, located on a vacant parcel at the NW corner of Maybee and Baldwin Roads (parcel #s 09-29-104-001, 09-29-104-002, 09-29-104-003, 09-29-104-004, 09-29-104-005, 09-29-104-006, 09-29-104-007, 09-29-104-008, 09-29-104-009, 09-29-104-010, 09-29-104-011, 09-29-104-012, 09-29-104-013, 09-29-104-014, 09-29-104-015, 09-29-104-016, 09-29-104-017, 09-29-104-018, 09-29-104-019, 09-29-104-020, 09-29-104-021, 09-29-104-022, 09-29-104-023, 09-29-104-024, 09-29-104-025, 09-29-104-026, 09-29-104-027, 09-29-104-028, 09-29-104-029, 09-29-104-030, 09-29-104-031, 09-29-104-032, 09-29-104-033, 09-29-104-034, 09-29-104-035, 09-29-104-036, 09-29-104-037, 09-29-104-038, 09-29-104-039, 09-29-104-040, 09-29-104-041, 09-29-104-042, 09-29-104-043, 09-29-104-044, 09-29-104-045, 09-29-104-046, 09-29-104-047, 09-29-104-048, 09-29-104-049, 09-29-104-050, and 09-29-104-051). The applicant, Roger Sherr, is proposing to modify the existing PUD to construct a multi-unit residential development consisting of 156 units in 13 buildings as well as a pool/clubhouse.

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**1. OPEN MEETING**

**2. ROLL CALL**

**3. MINUTES**

- A. 2-15-23, Planning Commission Regular Meeting Minutes

**4. AGENDA REVIEW AND APPROVAL**

**5. BRIEF PUBLIC COMMENT – NON-AGENDA ITEMS ONLY**

**6. CONSENT AGENDA**

**7. NEW BUSINESS**

- A. PC-23-02, Lapeer Rd & Silverbell Rd Development Rezone Request, located on a vacant parcel north of and surrounding 4285 S. Lapeer Rd. (parcel #09-35-200-032).
- B. PC-23-03, Lapeer Road Burger King Rezone, located at 1155 S. Lapeer Rd. (parcel #09-14-226-011).

**8. UNFINISHED BUSINESS**

**9. PUBLIC COMMENTS**

**10. COMMUNICATIONS**

**11. PLANNERS REPORT/EDUCATION**

**12. COMMITTEE REPORTS**

**13. FUTURE PUBLIC HEARINGS**

- A. 03-15-23 at 7:05 p.m., PC-2021-65, Township Initiated Text Amendment to Zoning Ordinance #78, 2022 Zoning Ordinance Updates, Articles II, III, IX, XI, XIV, XVI, XVIII, XIX, XX, XXI, XXII, XXIII, XXIV, XXVI, XXVII, XXIX, XXX, XXXIV, and XXXV

**14. CHAIRMAN'S COMMENTS**

**15. COMMISSIONERS' COMMENTS**

**16. ADJOURNMENT**

**In the spirit of compliance with the Americans with Disabilities Act, individuals with a disability should feel free to contact the Township at least seventy-two hours in advance of the meeting when requesting accommodations**