

**CHARTER TOWNSHIP OF ORION PLANNING COMMISSION**  
**\*\*\*\*\* A G E N D A \*\*\*\*\***  
**REGULAR MEETING – WEDNESDAY, AUGUST 6, 2025 - 7:00 P.M.**  
**ORION TOWNSHIP MUNICIPAL COMPLEX BOARD ROOM**  
**2323 JOSLYN ROAD, LAKE ORION, MI 48360**

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**1. OPEN MEETING**

**2. ROLL CALL**

**3. MINUTES**

- A. 7-16-25, Planning Commission Regular Meeting Minutes
- B. 7-16-25, PC-25-32, Guest House South Treatment Center Addition & Interior Renovation Special Land Use Public Hearing Minutes

**4. AGENDA REVIEW AND APPROVAL**

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

**6. CONSENT AGENDA**

- A. PC-24-14, Dutton East Site Plan Date Stamped 3-27-24 Approval of Destruction of Documents
- B. PC-25-01, Serra Parking Lot Site Plan Date Stamped 3-4-25 Approval of Destruction of Documents
- C. PC-25-11, Greenfield Medical Village Phase 2 Condominium & Site Plan Amendment Date Stamped 5-8-25 Approval of Destruction of Documents
- D. PC-25-13, Orion Commons Medical Office Building Site Plan Date Stamped 3-19-25 Approval of Destruction of Documents
- E. PC-25-27, Eastport Village Concept PUD Plan Date Stamped 5-27-25 with Page 3 & Last Page 6-9-25 Approval of Destruction of Documents
- F. PC-25-30, Villages of Orion Site Plan Date Stamped 6-5-25 Approval of Destruction of Documents

**7. NEW BUSINESS**

- A. PC-22-27, Willow Creek Apartments Site Plan Extension Request located at 3120 S. Lapeer Rd. (parcel #09-26-151-019).

**8. UNFINISHED BUSINESS**

- A. PC-25-27, Eastport Village Planned Unit Development (PUD) Concept and Eligibility Plan, located at 571 S. Lapeer Rd. (parcel #09-11-427-004, #09-11-427-006 & #09-11-427-007) and 545 S. Broadway St. (parcel #09-11-427-016 & #09-11-427-017).
- B. Discussion on Text Amendment.

**9. PUBLIC COMMENTS**

**10. COMMUNICATIONS**

**11. PLANNERS REPORT/EDUCATION**

**12. COMMITTEE REPORTS**

**13. FUTURE PUBLIC HEARINGS**

- A. 8-20-2025, at 7:05 p.m. Public hearing for PC-25-34, Township Initiated Text Amendment to Zoning Ordinance #78, 2025 Zoning Ordinance Updates; Definitions Article II, Use Matrixes / Footnotes to the Matrixes Articles VII, IX, XIV, XVI, Required Conditions Parking and Landscape Articles IX, XI, XIV, XVI, XVIII, XIX, XX, XXI, XXII, XXIII, XXIV, Area and Bulk Requirements Articles VI, VII, XVI, IX, XI, XIV, XVIII, XIX, XX, XXI, XXII, XXIII, XXIV, Schedule of Regulations Article XXVI, Building Structures and Uses / Parking and Loading / Landscaping / Temporary Sales Offices / Lighting / Tree & Woodlands Protection / Access Management Article XXVII, Site Plan Review Procedures Article XXX, Uses Permitted Article XXXIV, Lapeer Overlay District Article 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.**