



Sheldon Neeley  
Mayor

# CITY OF FLINT

## FLINT PLANNING COMMISSION

### AGENDA

### FLINT PLANNING COMMISSION

October 22<sup>nd</sup>, 2024, at 5:30 p.m.  
The Dome Auditorium  
(Flint City Hall, 1101 S. Saginaw St., South Building)

*Pursuant to Public Act 267 of 1976, "Open Meetings Act," all meetings of the Commission are open to the public and the public is welcome to address the Commission on any item under its jurisdiction or on its agenda.*

**A. Roll Call**

**B. Additions or Changes to the Agenda**

**C. Adoption of Agenda**

**D. Minutes of previous meetings**

- September 24<sup>th</sup>, 2024

**E. Public Forum**

**F. Public Hearings**

- **PC 24-23:** Applicant Kevin Wilson / Twin Peaks 28 INC, requests approval of a Special Land Use application to renovate and operate a Private Non-Profit Members Only Bar and Tavern for the property located at 2407 Lewis St, Flint, MI 48506 (PID #41-06-429-035).
- **PC 24-24:** Applicant Sharae Rosborough / 810 Builders INC, requests approval of a Special Land Use application to convert a Single-Family Home into a Duplex for the property located at 810 E Eighth St, Flint, MI 48503 (PID #41-18-280-006).

**G. Site Plan Review**

- There are no Site Plan Review applications to be heard.



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#### **H. Applicant Case Review**

- Conditional Approval Updates

#### **I. City Council Action on Planning Commission Recommendations**

#### **J. Zoning Board of Appeals**

- Prior and Pending Case Update

#### **K. Reports:**

- Senior Staff to Present Updated Org Chart
- 5-Year City of Flint Comprehensive Plan Update

#### **L. Text Amendment Updates**

- Senior Staff Informational Session

#### **M. Old Business**

#### **N. New Business**

- Commission Training: Staff Report Overview

#### **O. Resolutions**

#### **P. Adjournment**

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#### **Rules of the Public Forum:**

- A. The public will be allowed to address the Planning Commission on any item on the agenda.
- B. During this time, the speaker will address the Planning Commission.
- C. Speakers will refrain from the use of profanity as well as any attacks on elected and appointed officials.
- D. Speakers will be limited to 3 minutes.
- E. Failure to comply with any of the above rules shall result in the speaker being ruled out-of-order and informed that his or her time is up.

#### **Public conduct during a Public Hearing:**

- A. All speakers will address the Planning Commission and not the audience.
- B. Each speaker speaking in favor or opposing the matter will be allowed to speak once.
- C. If there are several individuals who would like to have one person be their spokesperson, the Planning Commission may at its discretion, allow the spokesperson additional time.
- D. All speakers must refrain from any verbal attacks on elected and appointed officials, as well as against the applicant.
- E. All speakers will refrain from the use of profanity.
- F. Failure to comply with any of the above rules shall result in the speaker being ruled out-of-order and requested to sit down.