

**AGENDA**  
**PLANNING COMMISSION PUBLIC HEARING/REGULAR MEETING**  
**CITY OF FARMINGTON HILLS**  
**DECEMBER 19, 2024 @ 7:30 P.M.**  
**FARMINGTON HILLS CITY HALL – CITY COUNCIL CHAMBER**  
**31555 W. ELEVEN MILE ROAD, FARMINGTON HILLS, MICHIGAN 48336**  
Cable TV: Spectrum – Channel 203; AT&T – Channel 99  
YouTube Channel: <https://www.youtube.com/user/FHChannel8>  
[www.fhgov.com](http://www.fhgov.com) (248) 871-2540

1. Call Meeting to Order
2. Roll Call
3. Approval of Agenda
4. Public Hearing

**A. AMEND PLANNED UNIT DEVELOPMENT (PUD) PLAN 2, 2021, INCLUDING REVISED SITE PLAN 59-5-2022**

LOCATION: 27400 Twelve Mile Road  
PARCEL I.D.: 22-23-12-476-008  
PROPOSAL: Construction of site-built one-family detached dwelling units within RA-1B One Family Residential District  
ACTION REQUESTED: Recommendation to City Council  
APPLICANT: Robertson Brothers Homes  
OWNER: Evangelical Homes of Michigan

**5. Regular Meeting**

**A. SITE PLAN 59-9-2024**

LOCATION: 24300 Drake Road  
PARCEL I.D.: 22-23-21-351-032  
PROPOSAL: Construction of vehicle wash within B-3 General Business District  
ACTION REQUESTED: Site plan approval  
APPLICANT: BMW Kar Wash, LLC (Todd Gesund)  
OWNER: Boxoffice Theaters, LLC

**B. SITE PLAN 61-11-2024**

LOCATION: 29403 and 29455 Grand River Avenue  
PARCEL I.D.: 22-23-35-431-016 and -017  
PROPOSAL: Construction of gasoline service station within B-3 General Business District  
ACTION REQUESTED: Site plan approval  
APPLICANT: SkilkenGold Development  
OWNER: Shakir Alkhafaji

**6. Approval of Minutes** November 21, 2024, Regular Meeting

**7. Public Comment**

**8. Commissioner/Staff Comments**

## **9. Adjournment**

**Respectfully Submitted,**

**Kristen Aspinall, Planning Commission Secretary**

### **Staff Contact:**

**Erik Perdonik, AICP**  
**City Planner**  
**Planning and Community Development Department**  
**(248) 871-2540**  
[eperdonik@fhgov.com](mailto:eperdonik@fhgov.com)

NOTE: Anyone planning to attend the meeting who has need of special assistance under the Americans with Disabilities Act (ADA) is asked to contact the City Clerk's Office at (248) 871-2410 at least two (2) business days prior to the meeting, wherein arrangements/accommodations will be made. Thank you.