

**AGENDA**  
**CASCADE CHARTER TOWNSHIP PLANNING COMMISSION**  
**MONDAY, October 7, 2024**  
**7:00 PM**  
**2870 JACKSMITH AVE SE**  
*Public may access the meeting via video conference software Zoom*  
 Webinar ID: 841 0379 0598  
<https://us02web.zoom.us/j/84103790598>

- ARTICLE 1. Call the meeting to order. Record the attendance.**
- ARTICLE 2. Pledge of Allegiance to the Flag**
- ARTICLE 3. Approve the current Agenda**
- ARTICLE 4. Disclose any Conflict of Interest**
- ARTICLE 5. Approve the Minutes of the September 16, 2024 Meeting.**
- ARTICLE 6. Acknowledge visitors and those wishing to speak.**  
 (Comments are limited to five minutes per speaker)
- ARTICLE 7. Case #24-3859 – Public Hearing**  
**Applicant:** Cascade Carts LLC  
**Property Address:** 2756 Kraft Ave  
**Parcel Number:** 41-19-08-351-031  
**Requested Action:** Special Use Permit to store and sell golf carts at a site with an existing principal use, Oneill’s Body Shop.
- ARTICLE 8. Case #24-3863**  
**Applicant:** Grooters Land Development LC  
**Property Address:** 5400 International Parkway  
**Parcel Number:** 41-19-31-200-044  
**Requested Action:** Preliminary Development Plan review for a 112,204 sft warehouse distribution facility.
- ARTICLE 9. Case #24-3864 – Public Hearing**  
**Zoning Ordinance Amendments for Compatible Renewable Energy Ordinance (CREO)**  
**Requested Action:** To consider text amendments to the Zoning Ordinance for Chapter 3 - Definitions, Chapter 14 – AC (Airport Commerce) District, Overlay Districts and Chapter 17 – Special Uses.
- ARTICLE 10. Acknowledge visitors and those wishing to speak.**  
 (Comments are limited to five minutes per speaker)
- ARTICLE 11. Other Business**
- ARTICLE 12. Adjourn**

**Meeting format**

- 1. **Staff Presentation** *Staff report and recommendation*
- 2. **Project Presentation-** *Applicant presentation and explanation of project*
  - a. **PUBLIC HEARINGS**
    - i. *Open Public Hearing.*  
 Comments are limited to five minutes per speaker; exception may be granted by the chair for representative speakers and applicants
    - ii. *Close Public Hearing*
- 3. **Commission Discussion** – *May ask for clarification from applicant, staff or public*
- 4. **Commission Decision - Options**
  - a. *Postpone the decision*
  - b. *Deny*
  - c. *Approve*
  - d. *Approve with conditions*
  - e. *Recommendation to Township Board*