



NEW HAVEN PLANNING COMMISSION MEETING AGENDA

December 02, 2025 at 7:00 PM
Municipal Council Room – 57775 Main Street

In accordance with the Americans with Disabilities Act, reasonable accommodations can be made with advance notice by calling the Village Offices at (586) 749-5301

The New Haven Planning Commission will hold its Regular Meeting at 7:00 pm, at the New Haven Municipal Offices at 57775 Main Street.

1. Call to Order/Pledge/Roll Call

2. Public Hearing

- A. Public Hearing for Lenox Township Library Lot Combination - 58976 and 58954 Main Street, Parcels #26-06-33-102-001 and #26-06-33-102-002 respectively

3. Approval of Agenda

4. Public Comments on Agenda

5. Approval of the Minutes

- A. Wise Buys Public Hearing November 4, 2025

- B. Regular meeting November 4, 2025 minutes

6. Communications/Correspondence/Workshop

7. Old Business

8. New Business

- A. Lenox Township Library Lot Combination - 58976 and 58954 Main Street, Parcels #26-06-33-102-001 and #26-06-33-102-002 respectively

- B. 2026 Calendar

9. Planner's Report

10. Public Comments on Non-Agenda Items

11. Call from the Table

12. Adjournment



PUBLIC HEARING - WISE BUYS - PARCEL 26-06-33-476-003 (57530 GRATIOT) SPECIAL LAND USE MINUTES

**November 04, 2025 at 7:00 PM
Municipal Council Room – 57775 Main Street**

1. Call to Order/Pledge/Roll Call

Meeting called to order at 7:01 PM

PRESENT

Chris Dilbert

Rob Pannell

Genevieve Rodzik

Craig Simms

Rachel Whitsett

Alynne Jones

2. Public Hearing

A. Public Hearing - Wise Buys - Parcel 26-06-33-476-003 (57530 Gratiot) special land use

Petitioner - seeking approval of site plan for Parking U-Haul trucks in front of fence outside of fence line

3. Adjournment

Motion made by G. Rodzik to close public hearing at 7:03 PM, Seconded by C. Simms.

Voting Yea: C. Dilbert, R. Pannell, G. Rodzik, C. Simms, R. Whitsett, A. Jones



NEW HAVEN PLANNING COMMISSION MEETING MINUTES

November 04, 2025 at 7:00 PM
Municipal Council Room – 57775 Main Street

1. Call to Order/Roll Call

Meeting called to order at 7:01 PM

PRESENT

Chris Dilbert

Rob Pannell

Genevieve Rodzik

Craig Simms

Rachel Whitsett

Alynne Jones

2. Public Hearing

A. Public Hearing - Wise Buys - Parcel 26-06-33-476-003 (57530 Gratiot) special land use

3. Approval of Agenda

Motion made by C. Simms to approve the agenda as amended, Seconded by C. Dilbert.

Voting Yea: C. Dilbert, R. Pannell, G. Rodzik, C. Simms, R. Whitsett, A. Jones

Remove:

Old Business -

B. Macomb Auto - Special Land Use

C. Macomb Automotive - Parcels 26-06-33-276-035 & 26-06-33-276-038 (58025 Gratiot) Preliminary Site Plan

D. Set public hearing to rezone 5 lots - #26-03-33-429-010, #26-03-33-429-005, #26-03-33-429-006, #26-03-33-429-007, #26-03-33-429-011 (General Business and Single Family 1 to PUD)

4. Public Comments on Agenda

None

5. Approval of the Minutes

A. Regular Meeting Minutes - October 7, 2025

Motion made by C. Simms to approve the regular meeting minutes from October 7, 2025 as presented,

Seconded by R. Whitsett.

Voting Yea: C. Dilbert, R. Pannell, G. Rodzik, C. Simms, R. Whitsett, A. Jones

6. Communications/Correspondence/Workshop

None

7. Old Business

A. Wise Buys - Parcel 26-06-33-476-003 (57530 Gratiot) special land use

Motion made by G. Rodzik to table special land use to see if new site plan is submitted, Seconded by C. Simms.

Roll Call - Voting Yea: C. Dilbert, G. Rodzik, C. Simms, R. Whitsett, A. Jones

Voting Nay: R. Pannell

B. Maritime Real Property - Parcel 26-06-33-326-009 (58359 Main Street) Preliminary Site Plan

Motion made by G. Rodzik to table to come back next month with landscaping on site plan, Seconded by C. Dilbert.

Roll Call - Voting Yea: C. Dilbert, G. Rodzik, C. Simms, R. Whitsett, A. Jones

Voting Nay: R. Pannell

8. New Business

A. Accept resignation of Planning Commission Member

Motion made by R. Whitsett to accept the resignation of Lucy Nolan-Dilbert, Seconded by G. Rodzik.

Voting Yea: C. Dilbert, R. Pannell, G. Rodzik, C. Simms, R. Whitsett, A. Jones

B. Set Public Hearing for Lenox Township Library Lot Combination - 58976 and 58954 Main Street, Parcels #26-06-33-102-001 and #26-06-33-102-002 respectively

Motion made by G. Rodzik to set a public hearing for December 2, 2024 at 7:00 PM for Lenox Township Library Lot Combination - 58976 and 58954 Main Street, Parcels #26-06-33-102-001 and #26-06-33-102-002 respectively , Seconded by R. Whitsett.

Voting Yea: C. Dilbert, R. Pannell, G. Rodzik, C. Simms, R. Whitsett, A. Jones

9. Planner's Report

Working on amendments and decisions for standards. And review for Hampton Manor

10. Public Comments on Non-Agenda Items

B. Meissen - Property tax income

11. Call from the Table

12. Adjournment

Motion made by R. Whitsett to adjourn at 9:31 PM, Seconded by C. Dilbert.

Voting Yea: C. Dilbert, R. Pannell, G. Rodzik, C. Simms, R. Whitsett, A. Jones



Village Of New Haven

P.O Box 480429 • 57775 Main Street
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Phone: (586) 749-5301 • Fax: (586) 749-9055

2026 Planning Commission Calendar

January 6, 2026

February 3, 2026

March 3, 2026

April 7, 2026

May 5, 2026

June 2, 2026

July 7, 2026

August 4, 2026

September 1, 2026

October 6, 2026

November 3, 2026

December 1, 2026