The Special/Study Meeting of the Troy City Planning Commission was called to order by Chair Hutson at 7:30 p.m. on June 28, 2011 in the Council Board Room of the Troy City Hall.

1. ROLL CALL

Present:
Donald Edmunds
Michael W. Hutson
Tom Krent
Mark Maxwell
Philip Sanzica
Robert M. Schultz
Thomas Strat
John J. Tagle
Lon M. Ullmann

Also Present:
R. Brent Savidant, Planning Director
Allan Motzny, Assistant City Attorney
Zachary Branigan, Carlisle/Wortman Associates, Inc.
Kathy Czarnecki, Recording Secretary

2. APPROVAL OF AGENDA

Resolution # PC-2011-06-038
Moved by: Schultz
Seconded by: Maxwell

RESOLVED, To approve the Agenda as prepared.

Yes: All present (9)

MOTION CARRIED

3. APPROVAL OF MINUTES

Resolution # PC-2011-06-039
Moved by: Edmunds
Seconded by: Strat

RESOLVED, To approve the minutes of the June 14, 2011 Regular meeting as published.

Yes: All present (9)

MOTION CARRIED

4. PUBLIC COMMENT

There was no one present who wished to speak.

5. BOARD OF ZONING APPEALS (BZA) REPORT

Mr. Strat gave a summary of the June 21, 2011 Board of Zoning Appeals meeting.

6. DOWNTOWN DEVELOPMENT AUTHORITY (DDA) REPORT

There was no DDA meeting in June.

7. PLANNING AND ZONING REPORT

Mr. Savidant gave a report on current planning and zoning matters.

REZONING REQUEST

8. PUBLIC HEARING – REZONING APPLICATION (File Number Z 738) – Proposed Holiday Inn Express Hotel & Suites, East side of Stephenson Hwy, North of 14 Mile (466 Stephenson Highway), Section 35, From RC (Research Center) District to OM (Office Mixed Use) District

PUBLIC HEARING OPENED

No one was present to speak.

PUBLIC HEARING CLOSED

Resolution #2011-06-040
Moved by: Schultz
Seconded by: Strat

WHEREAS, That the Planning Commission hereby recommends to the City Council that the RC to OM rezoning request, located on the east side of Stephenson Highway, north of 14 Mile (466 Stephenson Highway), within Section 35, being approximately 3.05 acres in size, be granted.

Yes: All present (9)

MOTION CARRIED

STUDY ITEMS

9. STORM WATER 101 – Presentation by Kelly Cave, Director of the Water Quality Management Division, Wayne County Department of Environment

10. PUBLIC LIBRARIES – Presented by Mark Maxwell, Troy Planning Commission

A copy of the PowerPoint presentation is attached to the original minutes of this meeting.

OTHER ITEMS

11. PUBLIC COMMENT – Items on Current Agenda

There was no one present who wished to speak.

12. PLANNING COMMISSION COMMENT

There was general Planning Commission discussion.

ADJOURN

The Special/Study Meeting of the Planning Commission adjourned at 9:30 p.m.

Respectfully submitted,

Michael W. Hutson /klc

Michael W. Hutson, Chair

Kathy L. Czarnecki

Kathy L. Czarnecki, Recording Secretary

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Public Libraries and Community Economic Development

AND

Public Return On Investment

Urban Libraries Council Study (2007) Researchers found that when libraries provided business development data:

- Market entry costs for small business were reduced
- Existing businesses were strengthened
- New enterprises were created

STUDIES ON ECONOMIC IMPACT OF PUBLIC LIBRARIES

- Taxpayer Return on Investment in Florida Public Libraries (2004)
- Value for Money: SW Ohio's Return on Investment in Public Libraries (2006)
- The Economic Impact of Libraries on South Carolina (2005)
- Carnegie Library of Pittsburgh Economic Impact Study (2006)

LIBRARY FUNDING RETURN ON INVESTMENT (ROI) FINDINGS

- These studies show an ROI of 2 to 6 times the level of public investment
- Libraries aid job creation and workforce development

ROI IN FLORIDA PUBLIC LIBRARIES

- Return on Investment (ROI) increased from $6.54 in 2004 to $8.32 in 2008. For every tax dollar received, Florida public libraries provided $8.32 in value.
- Job Creation- A job was created for every $3,491 of support to public libraries

LIBRARIES BENEFIT FROM ECONOMIC DEVELOPMENT ACTIVITIES (Walzer and Gruidl Study)

- Libraries contribute to community vitality and growth
- Libraries help expand the community tax base
- Public-Private Partnerships are formed or strengthened
- Services are expanded to non-traditional users

(Benefits continued)

- Donations of money and equipment increase
- Resource sharing increases
- Libraries increase their visibility and stature with the business community and local government

URBAN LIBRARIES COUNCIL STUDY

- THE ROLE OF PUBLIC LIBRARIES HAS SHIFTED… TO (THAT OF) ACTIVE ECONOMIC DEVELOPMENT AGENTS

THE SMALL BUSINESS ADMINISTRATION SAYS:

- THE MOST IMPORTANT SMALL BUSINESS RESOURCE IS…KNOWLEDGE. LEARNING OPPORTUNITIES ARE THE VENTURE CAPITAL OF THE FUTURE.