
CITY OF ROCHESTER HILLS

DATE: February 21, 2008

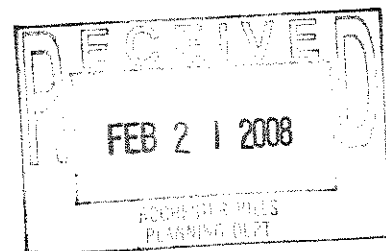
Fire
Department

TO: Planning Department

RE: Pei Wei Diner @
Boulevard Shops
Outdoor Seating

William Cooke, Fire Inspector

The fire department has reviewed the proposed outdoor seating for compliance with the International Fire Code 2006 and has no objections.



CITY OF ROCHESTER HILLS

Building
Department

Kelly M. Winters – Deputy Director L

DATE: February 20, 2008

TO: Derek Delacourt - Planning

RE: Pei Wei Diner
1206 Walton Boulevard

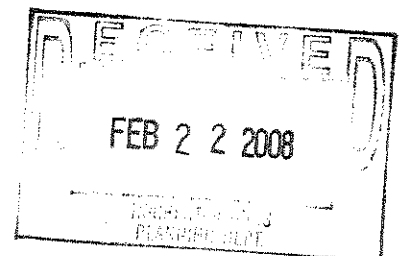
The Building Department has reviewed the amended site plan for the above address. The applicant has requested approval to use some of the existing adjacent exterior walkway for outdoor seating.

Please be advised that during the plan review process, it was determined by the Building Department that a fire suppression system was required in the exterior walkway area. As an alternate to the requirement for installation of the suppression system, the owner agreed that no combustible materials would be stored in that area, and signage would be posted throughout the area stating that combustibles could not be stored in that area. This agreement was implemented and the Fire Department was informed.

Therefore, if the exterior area is to be used for seating, all tables and chairs must be of a non-combustible material. Umbrellas, etc., are not to be used in the area, and the required signage must remain indicating combustibles are not to be stored in that area.

If this proposal moves forward, we will require the architect involved provide us the appropriate documentation for the tables and chairs indicating they are non-combustible. Such documents would then become part of the permanent record for Pei Wei.

Please let me know if there are any further questions.



CITY OF ROCHESTER HILLS
1000 Rochester Hills Drive
Rochester Hills, MI 48309

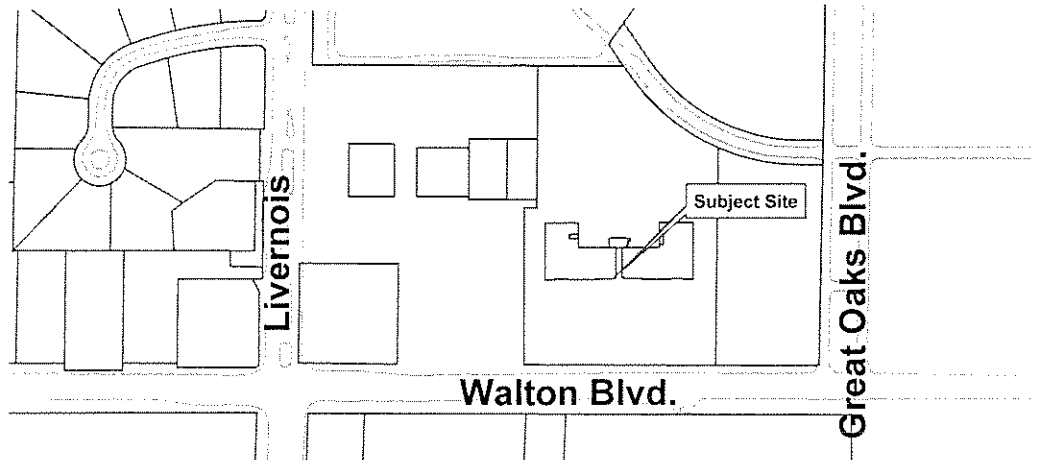
NOTICE OF PUBLIC HEARING

ROCHESTER HILLS PLANNING COMMISSION

REQUEST: Conditional Land Use Recommendation, pursuant to the requirements of Act 207 of the Public Acts of 1921, as amended, of the State of Michigan and pursuant to Section 138-1306 of Chapter 138 of the Code of Ordinances of the City of Rochester Hills, Oakland County, Michigan, to allow outdoor seating for the sales and service of food and beverages at a restaurant on the property identified as 15-10-351-079, zoned B-2 (General Business) district (City File No. 77-505).

LOCATION: The Boulevard Shoppes, 1206 Walton Blvd, East of Livernois

APPLICANT: Pei Wei Asian Diner
2916 Agave Loop
Round Rock, TX 78681



DATE OF PUBLIC HEARING: Tuesday, March 18, 2008 at 7:30 p.m.

LOCATION OF PUBLIC HEARING: Rochester Hills Municipal Offices
1000 Rochester Hills Drive
Rochester Hills, Michigan 48309

Information concerning this request may be obtained from the Planning Department during regular business hours from 8:00 a.m. to 5:00 p.m., Monday through Friday, or by calling (248) 656-4660. Written comments concerning this request will be received by the City of Rochester Hills Planning Department, 1000 Rochester Hills Drive, Rochester Hills, Michigan 48309, prior to the public hearing or by the Planning Commission at the public hearing.

This request will be forwarded to City Council after review and recommendation by the Planning Commission, and any person having an ownership interest in the property in question, or residing or owning property within three hundred (300) feet of the property in question, may be granted a public hearing by the City Council by requesting it in writing, addressed to the Clerk of the city before the decision is made.

William F. Boswell, Chairperson
Rochester Hills Planning Commission

NOTE: Anyone planning to attend the meeting who has need of special assistance under the Americans with Disabilities Act (ADA) is invited to contact the Facilities Division (656-4658) 48 hours prior to the meeting.

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DEVELOPMENT APPLICATION

City of Rochester Hills

Applicant PEI WEI ASIAN DINER c/o MATT CLARK

Address 2916 AGAVE LOOP, ROUND ROCK, TX 78681

Telephone (512) 255-0320 Fax (815) 425-8762 Email MATT@CLARKCD.COM

Applicant's Legal Interest in Property AGENT FOR LESSEE

Property Owner(s) A.F. JONNA DEVELOPMENT & MANAGEMENT CO.

Address 4036 TELEGRAPH RD., #201, BLOOMFIELD HILLS, MI 48302

Telephone (248) 593-6200 Fax (248) 593-6203 Email _____

Project Name PEI WEI ASIAN DINER Present Zoning B2

Project Location 1206 WALTON BLVD. (THE BOULEVARD SHOPPES)

Existing Use WALKWAY Proposed Use PATIO SEATING

Required number of hydrants N/A Required average spacing of hydrants N/A

Land area (acres) N/A Floor area of proposed structure PATIO AREA = 109 S.F.

Sidwell No. 15-10-351-079 MBC construction type N/A

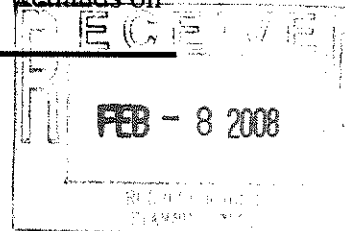
Type of Development:

- | | |
|------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|
| <input type="checkbox"/> Multiple Family | <input checked="" type="checkbox"/> Special Land Use |
| <input type="checkbox"/> Commercial | <input type="checkbox"/> One-Family Detached Condominium |
| <input type="checkbox"/> Industrial | <input type="checkbox"/> Preliminary <input type="checkbox"/> Final |
| <input type="checkbox"/> Institutional or Public | <input type="checkbox"/> Subdivision |
| <input type="checkbox"/> Composting Facility License | <input type="checkbox"/> Tent. Preliminary <input type="checkbox"/> Final Preliminary |
| <input type="checkbox"/> Planned Unit Development (PUD) | <input type="checkbox"/> Final Plat |
| <input type="checkbox"/> Concept <input type="checkbox"/> Preliminary <input type="checkbox"/> Final | |

Wetlands Use Permit:

- | | |
|----------------------------------------------------------------------------|---------------------------------------------------------------------------------|
| <input type="checkbox"/> Boundary Determination needed | <input type="checkbox"/> There are City regulated wetlands on the property |
| <input type="checkbox"/> There are MDEQ regulated wetlands on the property | <input type="checkbox"/> There are <u>NO</u> regulated wetlands on the property |

2008-0086
77-505



Tree Removal Permit:

There are regulated trees on the property

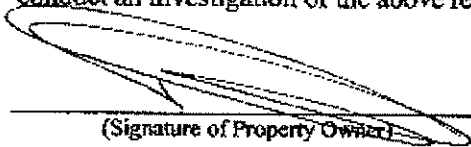
There are NO regulated trees on the property

Check List:

The following items must be provided with the Application to start the review process:

- 22 copies (folded & sealed) of Site Plans or Plat (including detailed landscape/screening plan sheets) on 24" x 36" sheets
- 12 copies (folded & sealed) of Floor Plans and Elevations (if applicable)
- Information per Tree Preservation Ordinance
OR "No Affected Trees Affidavit"
- Review Fee
- 2 copies of Environmental Impact Statement (EIS)
- Copy of Purchase or Lease Agreement
- Wetland Boundary Request (if applicable)

I hereby authorize the employees and representatives of the City of Rochester Hills to enter and conduct an investigation of the above referenced property.


(Signature of Property Owner)

2-7-08
(Date)

I certify that all the above statements and those contained in the documents submitted herewith are true and accurate.


(Signature of Applicant)

2/5/08
(Date)

For Official Use Only: File No. _____ Escrow No. _____ Date: _____
