



**Plymouth Planning Commission
Sub-Committee Meeting Minutes
Monday, July 14, 2025 - 11:30 a.m.
Plymouth City Hall 201 S. Main**

City of Plymouth
Plymouth, Michigan 48170-1637

www.plymouthmi.gov
734-453-1234

1. CALL TO ORDER

Chair Saraswat called the meeting to order at 11:45 a.m.

Present: Chair Hollie Saraswat, Commissioners Sidney Filippis, Zachary Funk (arrived at 11:50 a.m.), Joe Hawthorne

Also present: Planning and Community Development Director Greta Bolhuis

2. CITIZENS COMMENTS

There were no citizen comments

3. APPROVAL OF THE MINUTES

Filippis made a motion, seconded by Hawthorne, to approve the June 16, 2025 meeting minutes.

There was a voice vote

MOTION PASSED UNANIMOUSLY

4. MSHDA GRANT DISCUSSION

The sub-committee discussed the following matters:

- Other communities' density calculations
- Allowing double lots as multi-family ready up to 4 units
- Professional organizations that understand and suggest density calculations. The Congress for New Urbanism (CNU) was discussed.
- Desire to start with overarching guiding principles
- The struggle to understand and visualize units per acre
- CNU suggests a density of 50-100 units per acre for urban core zones.
- What is the city's current density? Bolhuis has density data for multi-family and will bring it to the next meeting.

5. ADJOURNMENT

Hawthorne offered a motion, seconded by Funk, to adjourn the meeting at 12:35 p.m.

There was a voice vote

MOTION PASSED UNANIMOUSLY