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City Planning Commission Meeting
October 17, 2024
5:00 PM

Committee of the Whole Room and Online
13th Floor – Coleman A. Young Municipal Center
2 Woodward Ave. (at E. Jefferson Ave.)
(use Randolph Street entrance after 5:30 PM)

<https://cityofdetroit.zoom.us/j/96355593579?pwd=TTloMzN5M3pmU1RKNXp1MjJlczN3UT09>

Or iPhone one-tap :

US: +12678310333,,96355593579# or +13017158592,,96355593579#

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Meeting ID: 963 5559 3579

AGENDA

I. Opening

- A. Call to Order – 5:00 PM
- B. Roll Call
- C. Amendments to and approval of agenda

II. Meeting minutes (Minutes will be provided for your consideration at the next meeting)

III. Public Hearings, Discussions and Presentations

- A. **5:15 PM PUBLIC HEARING** – to consider the request of Jeremy Rosenberg on behalf of 5975 16th Street LLC to amend Article XVII, Section 50-17-48, District Map No. 46 of the 2019 Detroit City Code, Chapter 50, Zoning, to show an SD1 (Special Development District, Small-Scale, Mixed-Use) or SD2 (Special Development District, Mixed-Use) zoning classification where an R2 (Two-Family Residential) zoning classification is shown at 5975 16th Street. The subject properties are generally bounded by McGraw Street to the north, 16th Street to the east, Antoinette Street to the south, and Stanton Street to the west. **(DP)** **45 min**
- B. **6:00 PM PUBLIC HEARING** – to consider the initiative of the City Planning Commission to amend Chapter 50 of the 2019 Detroit City Code, *Zoning*, with respect to High/Medium-impact manufacturing and processing uses on land zoned B2 and B4, specifically in:

Article IX, Business Zoning Districts, Division 3, *B2 Local Business and Residential District*, Section 50-9-53, *Conditional Manufacturing and Industrial uses*, Division 5, *B4 General Business District*, Section 50-9-113, *Conditional Manufacturing and Industrial uses*;

Article XII, Use Regulations, Division 3, Specific Use Standards, Subdivision F. Manufacturing and Industrial Uses, Section 50-12-362. High/medium-impact manufacturing or processing facilities **(RB)** 45 min

- C. **6:45 PM PRESENTATION** – Plan Detroit Project Update – Detroit Master Plan of Policies revision (**Dara O’Byrne. Deputy Director PDD, Julie Connochie Planner, PDD**) 60 min

IV. Public Comment

- V. **Unfinished Business** (May be taken up earlier in the meeting as opportunity presents)

VI. New Business

- A. Request of GFI Hospitality for a minor modification of an existing PD (Planned Development) zoning district for the MID Project at 3750 Woodward Avenue generally bounded by Alexandrine Avenue, John R. Street, Mack Avenue and Woodward Avenue **(KJ)** **(RECOMMEND APPROVAL)** 30 min

VII. Committee Reports

VIII. Staff Report

IX. Member Report

X. Communications

XI. Adjournment (anticipated by 8:30 PM)

NOTE: With advance notice of seven calendar days, the City of Detroit will provide interpreter services at public meetings, including language translation and reasonable ADA accommodations. Please contact the **Civil Rights, Inclusion and Opportunity Department** at (313) 224-4950, through the TTY number 711, or email crio@detroitmi.gov to schedule these services.