

Donovan Smith
Chairperson
Melanie Markowicz
Vice Chair/Secretary

Marcell R. Todd, Jr.
Director
Christopher Gulock, AICP
Deputy Director

City of Detroit
CITY PLANNING COMMISSION
208 Coleman A. Young Municipal Center
Detroit, Michigan 48226
Phone: (313) 224-6225 Fax: (313) 224-4336
e-mail: cpc@detroitmi.gov

Adrian-Keith Bennett
Kenneth R. Daniels
David Esparza, AIA, LEED
Ritchie Harrison
Gwen Lewis
Frederick E. Russell, Jr.
Rachel M. Udabe

City Planning Commission Meeting
September 19, 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#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

*US: +1 267 831 0333 or +1 301 715 8592 or +1 312 626 6799 or +1 213 338 8477 or +1 253 215
8782 or +1 346 248 7799*

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 (provided at next meeting)

III. Public Hearings, Discussions and Presentations

- A. **5:15 PM CONTINUED PUBLIC HEARING** – to consider the request of Friends of Merit, LLC to amend Article XVII, Section 50-17-58, District Map No. 56 of the 2019 Detroit City Code, Chapter 50, Zoning, to show a B4 (General Business) zoning classification where an R1 (Single-family Residential) zoning classification and a B2 (Local Business and Residential District) zoning classification are shown at 9715 Burnette Avenue and 10141 West Grand River Avenue, respectively. The subject properties are generally bounded by West Grand River Avenue to the north, Burnette Street to the east, I-96 Jeffries Freeway to the south, and Prairie Street to the west. (DP) **45 min**
- B. **6:00 PM PUBLIC HEARING** – to consider the request of 5807 Toledo LLC to amend Article XVII, Section 50-17-43, District Map No. 41 of the 2019 Detroit City Code, Chapter 50, Zoning, to show an R3 (Low Density Residential) zoning classification where an R2 (Two-Family Residential) zoning classification is shown at 5807 Toledo Street. The subject

properties are generally bounded by Toledo Street to the north, Campbell Street to the east, Romeyn Street to the south, and Cavalry Street to the west. **(DP)** 45 min

- C. **7:00 PM PUBLIC HEARING** – to consider a proposed text amendment to Chapter 50 of the 2019 Detroit City Code, Zoning, altering the permissibility of solar generation stations providing exemption language, establishing an overlay and creating standards to regulate this use **(EF, DP and the Administration)** 60 min

IV. Public Comment

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

- A. 6th General Text Amendment Status Report **(JM)** 30 min

VI. New Business

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.