

Alton James  
Chairperson  
  
Vice Chair/Secretary

Marcell R. Todd, Jr.  
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: cc-cpc@detroitmi.gov

Brenda Goss-Andrews  
Lisa Whitmore Davis  
Damion W. Ellis  
David Esparza, AIA, LEED  
Gregory Pawlowski  
Frederick E. Russell, Jr.  
Angy Webb

### **NOTICE OF A PUBLIC HEARING**

The City Planning Commission will hold a public discussion in the Committee of the Whole Room, 13<sup>th</sup> floor of the Coleman A. Young Municipal Center, 2 Woodward Avenue, Detroit, Michigan 48226, on

**Thursday, July 18, 2019 at 5:15 PM**

to consider the request of Detroit Entertainment, L.L.C. d/b/a MotorCity Casino for approval of a modification to the previously approved development proposal for a casino complex in the SD5 (Special Development District, Casinos) zoning classification generally described as the area bounded by Grand River, Elm, Trumbull, Spruce, Brooklyn, Pine and the Lodge Freeway, comprising approximately 24.75 acres. The location of the specific existing SD5 district is indicated on the accompanying map.

The proposed modification would permit the addition of 700 new parking spaces via the construction of an eight (8) level expansion at the east end of the existing parking deck erected on the property bounded by Elm, Brooklyn, Temple and Trumbull.

The SD5 zoning classification is generally described as follows:

#### **SD5 Special Development District for Casinos**

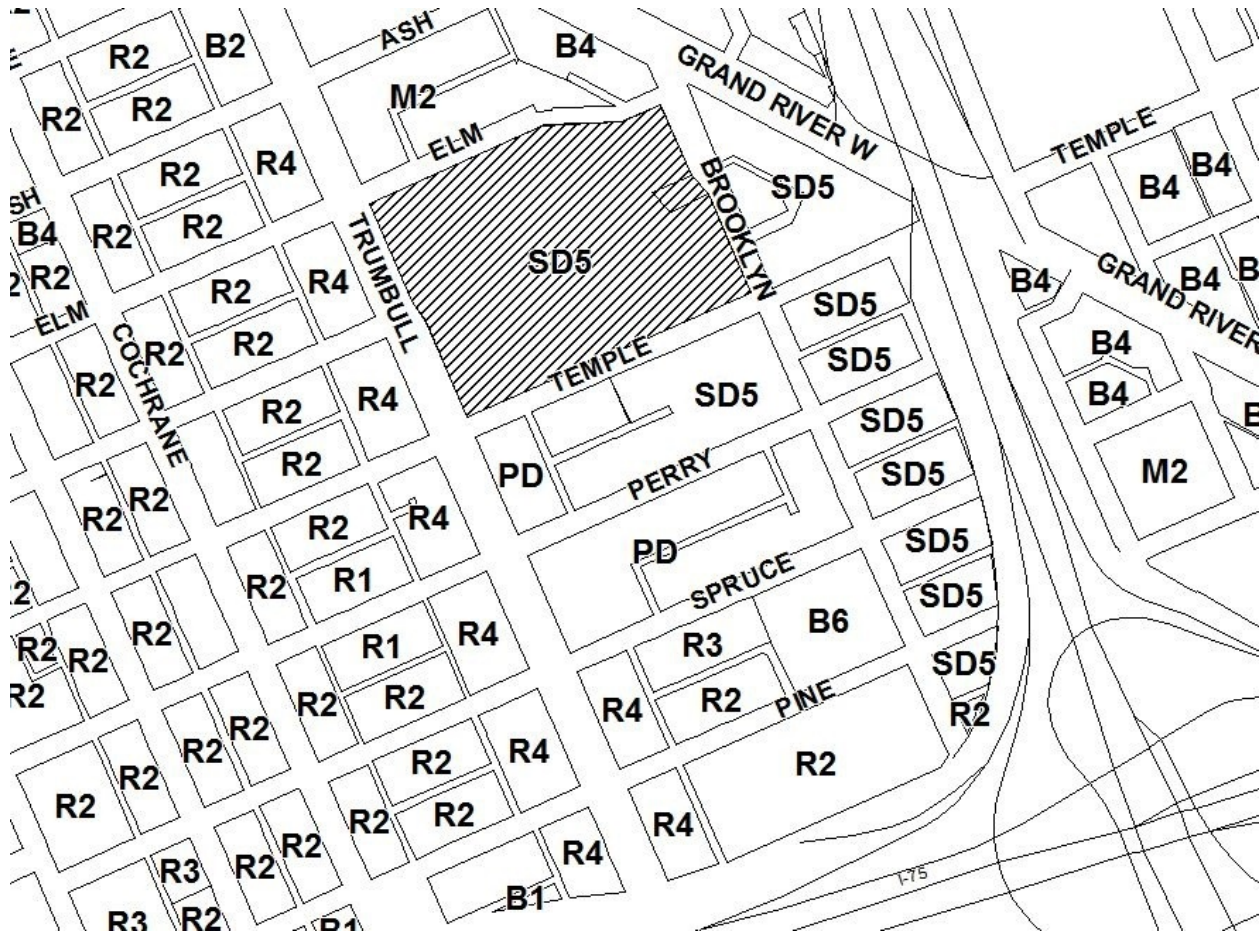
The SD5 Special Development District is designed to facilitate the location of licensed casinos and casino complexes within the boundaries established by the City of Detroit for casino gaming activities. The SD5 District focuses on urban entertainment and recreational activities that will enhance the area as a desirable location for tourists, conventions, and urban life. The provisions of the district encourage pedestrian and transit-oriented linkages between casinos and casino complexes and other activity areas within the city. Because of the special characteristics of casinos and casino complexes, the requirements applicable to development in this district include submittal requirements and criteria that are specified in this division. These regulations are designed to ensure that casinos and casino complexes contribute positively to the built environment that the operation of casinos and casino complexes will help to enhance, expand and stabilize employment and the local economy while simultaneously ensuring effective public services and a high quality of life for nearby businesses, institutions and residents.

After review and recommendation by the Planning and Development Department and the City Planning Commission, the City Council shall review and approve site plans and design features for all casinos and casino complexes.

Modifications to approved plans may be permitted by the City Planning Commission or its staff per the provisions of Section 61-11-276

You may present your views on this proposal by attending this discussion, by authorizing others to represent you, or by writing to this office prior to the discussion, 2 Woodward Avenue, room 208, Detroit, Michigan 48226 (FAX: 313-224-4336). Because some that are affected by this proposal may not have been notified, it is suggested that you kindly inform your neighbors so that they may also express their opinions if they desire.

Interpreters for hearing-impaired residents may be present, *if requested at least 48 business hours in advance*. To make a request, contact the Department of Civil Rights, Inclusion & Opportunity (CRIO) at 224-9516.



## Proposed SD5 Modification

Shaded area = Subject Site