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NOTICE OF PUBLIC HEARING

A public hearing will be held by the Detroit City Planning Commission in the Committee of the Whole Room, 13th Floor, Coleman A. Young Municipal Center, 2 Woodward Avenue, Detroit, Michigan 48226 at the date and time listed below. Both in-person and virtual attendance are options to participate. Pursuant to public health guidelines and limited room capacity, if anyone has cold, flu, COVID symptoms or other contagious condition, virtual attendance is strongly encouraged. To attend the meeting virtually, please use the link toward the end of this notice.

THURSDAY, JULY 30, 2026, AT 6:00 PM

The hearing is to consider the request of the Great Lakes Water Authority (GLWA) to amend Article XVII, Section 50-17-33, District Map No. 31 of the 2019 Detroit City Code, Chapter 50, Zoning, by modifying an existing Planned Development zoning district created by Ordinance No. 642-G on three parcels commonly known as 12400 and 12440 E. Jefferson Avenue and 1001 Clairpointe Street, generally located at the southwest corner of Jefferson Avenue and Clairpointe Street. The proposed amendment is indicated by the shaded area on the accompanying map. This PD Modification is being requested to permit the construction of a new sanitary pump station. The existing Planned Development (PD) category of Religious Institution does not support the proposed sanitary pump station. The requested PD amendment to permit the Major Utility use category would allow the site to be developed and operated as a sanitary pump station.

PD – Planned Development

This district allows planned developments citywide and is especially useful in urban renewal areas. PDs must align with the Master Plan's goals and with the general land-use category designated for the area (e.g., Residential, Public/Civic/Institutional, Commercial, Industrial, or Other). They should create a desirable environment compatible with surrounding uses. District regulations provide flexibility in development while maintaining safeguards for public health, safety, convenience, welfare, and, when applicable, historic preservation.

Zoning Ordinance amendments require approval by the City Council following a separate public hearing conducted by the Council. The Council considers the matter upon receipt of a report and recommendation from the City Planning Commission. This Zoning Ordinance map amendment request is being considered consistent with the provisions of Article III, Divisions 2, 3 and 4 of Chapter 50 of the 2019 Detroit City Code, the Detroit Zoning Ordinance.

All interested persons are invited to be present and be heard as to their views. Persons making oral presentations are encouraged to submit written copies, for the record, to the City Planning Commission via U.S. Mail at the above address or e-mail at cpc@detroitmi.gov. Public comment/testimony may be given at the appropriate times when called for during the meeting. If you desire to speak and are attending the meeting online, press the "raise your hand" icon at the bottom of the screen or press ALT-Y for a PC or OPT-Y for a MAC to raise your hand virtually. If attending by phone press *-9 to raise your hand.

If interpretation or translation services are needed, including for the hearing impaired, call the Department of Civil Rights, Inclusion & Opportunity at (313) 224-4950. For further information on this proposal or the public hearing, please call (313) 224-6225.

To participate virtually in the CPC meeting, please use the following options:

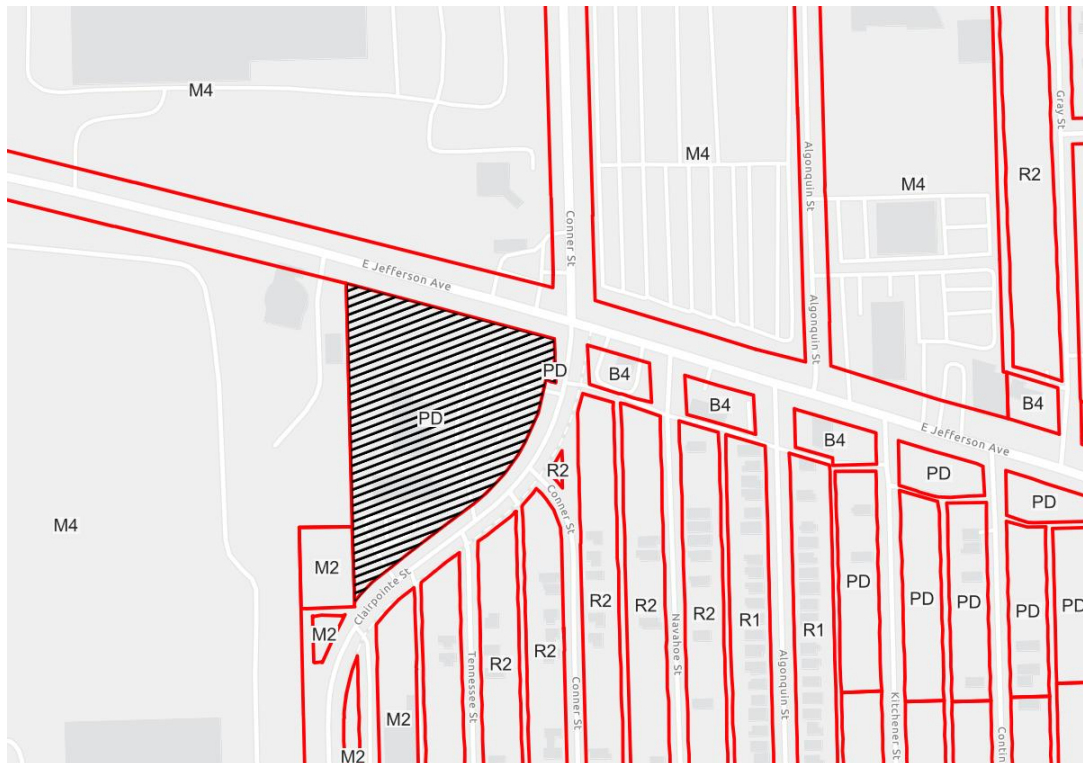
Online:

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

Or iPhone one-tap: US: +12678310333,96355593579# or +13017158592,96355593579#

Or by 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 Webinar ID: 963 5559 3579



The shaded area above indicates the existing PD district proposed for modification.