

# City of Detroit

## CITY COUNCIL

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Committee of the Whole Room • 1340 Coleman A. Young Municipal Center • (313) 224-3443 • Detroit, MI 48226

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### **PLANNING AND ECONOMIC DEVELOPMENT STANDING COMMITTEE**

**COUNCIL MEMBER JAMES TATE, CHAIRPERSON**

**COUNCIL MEMBER SCOTT BENSON, VICE CHAIRPERSON**

**COUNCIL MEMBER GABE LELAND, MEMBER**

**COUNCIL PRESIDENT BRENDA JONES, (EX-OFFICIO)**

**Mr. Andre Gilbert**  
**Assistant City Council Committee Clerk**

**THURSDAY, MAY 17, 2018**

**10:00 A.M.**

**A. ROLL CALL**

**B. APPROVAL OF MINUTES**

**C. PUBLIC COMMENT**

**D. 10:05 A.M. – PUBLIC HEARING – RE:** Proposed ordinance to amend chapter 61 of the 1984 Detroit City Code, Zoning, commonly known as the Detroit Zoning Ordinance, by amending Article XVII, District Map No. 7 to show a B5 (Major Business District) zoning classification where B2 (Local Business and Residential District), B4 (General Business District), and B4-H (General Business District or Historic) zoning classifications are currently shown for the properties bounded by West Bethune Street on the north, Woodward Avenue on the east, Lothrop Street on the south, and the western lot lines of the properties commonly known as 659 West Bethune and 638 Lothrop Street on the west. **(Legislative Policy Division – City Council, Law Department, Board of Zoning Appeals, City Planning Commission, Department of Public Works, Planning & Development Department)**

### **UNFINISHED BUSINESS**

1. Status of **Council Member Scott Benson** submitting memorandum relative to Emergency Shelter funding for Northeast Detroit. **(BROUGHT BACK AS DIRECTED ON 5-10-18)**
2. Status of **Council Member Gabe Leland** submitting memorandum relative to Follow up to Real Estate Committee response. **(BROUGHT BACK AS DIRECTED ON 5-10-18)**
3. Status of **Council Member Scott Benson** submitting memorandum relative to Workforce &

**Very Low Income Housing (BROUGHT BACK AS DIRECTED ON 5-3-18)**

4. Status of **Planning and Development Department** request regarding Transfer of Jurisdiction of Surplus Property Real Property at 6101 Commonwealth, Detroit, MI. (The Director of the Detroit Parks and Recreation Department has declared the above captioned property surplus to the needs of the Detroit Parks & Recreation Department and requests that the Detroit Planning & Development Department assume jurisdictional control over this property so that it may be made available for disposition. The property is currently zoned R3 (Low Density Residential District) and contains 4,560 square feet of land. The Detroit Planning & Development Department will facilitate the sale and development of this property.) (BROUGHT BACK AS DIRECTED ON 5-3-18)
5. Status of **Planning and Development Department** request regarding Transfer of Jurisdiction of Surplus Property at 9425 (also known as 9449) Grinnell, Detroit, MI 48213. (The Director of the Public Lighting Department has declared the above referenced property surplus to the needs of the Public Lighting Department and requests that the Planning & Development Department assume jurisdictional control over this property so that it may be available for disposition. The property is currently zoned M2/Industrial and contains a 52,054 square foot building on 9.816 acres of land. The Planning & Development Department will facilitate the sale and development of the property.) (BROUGHT BACK AS DIRECTED ON 5-3-18)
6. Status of **Council President Pro Tem Mary Sheffield** submitting memorandum relative to Fair Housing Ordinance Request. (BROUGHT BACK AS DIRECTED ON 4-26-18)

**NEW BUSINESS**

**OFFICE OF CONTRACTING AND PROCUREMENT**

Submitting the following **Office of Contracting and Procurement Contracts:**

7. Submitting reso. autho. **Contract No. 6001237** - 100% Federal Funding ó To Provide Legal Services, Case Management, Housing Stability, Rent, and Utility Assistance for Residents At Risk of Homelessness. ó Contractor: Neighborhood Legal Services Michigan ó Location: 7310 Woodward Ave. Ste. 701, Detroit, MI 48202 ó Contract Period: Upon City Council Approval through March 31, 2019. ó Total Contract Amount: \$200,000.00. **HOUSING AND REVITALIZATION (REFERRED TO THE PLANNING AND ECONOMIC DEVELOPMENT STANDING COMMITTEE ON 5-16-18)**

**HOUSING AND REVITALIZATION DEPARTMENT**

8. Submitting reso. autho. Reprogramming Amendment to the 2016-17 Emergency Solution Grant (ESG) Annual Action Plan for Fiscal Years 2015-16 and 2016-17. (The Housing and Revitalization Department (H&RD) hereby requests to amend the Emergency Solutions Grant (ESG) Annual Action Plan for fiscal years 2015-16 and 2016-17. The funds targeted for reprogramming consist of unused funds, balances for programs that no longer exist or are funds unlikely to be used in a timely manner. If these funds are not expended, the City's federal grant allocations will be at risk of being recaptured by the U.S. Department of Housing and Urban Development (HUD). (REFERRED TO

**THE PLANNING AND ECONOMIC DEVELOPMENT STANDING COMMITTEE  
ON 5-16-18)**

9. Submitting reso. autho. Reprogramming Amendment to the 2016-17 Community Development Block Grant (CDBG) Annual Action Plan for Fiscal Year 2016-17. **(The Housing and Revitalization Department (H&RD) hereby requests to amend the Community Development Block Grant (CDBG) Annual Action Plan for fiscal year 2016-17. The funds targeted for reprogramming consist of unused funds, balances for programs that no longer exist or are funds unlikely to be used in a timely manner. If these funds are not expended, the City's federal grant allocations will be at risk of being recaptured by the U.S. Department of Housing and Urban Development (HUD). (REFERRED TO THE PLANNING AND ECONOMIC DEVELOPMENT STANDING COMMITTEE ON 5-16-18)**

**PLANNING AND DEVELOPMENT DEPARTMENT**

10. Submitting reso. autho. Real Property at 81, 95, 107 and 119 Garfield, Detroit, MI 48201. **(The P&DD entered into a Purchase Agreement dated July 27, 2017 with the Offeror. Under the terms of a proposed Purchase Agreement, the Property would be conveyed to the Offeror by Quit Claim Deed (the "Deed") for Four Hundred Thousand and 10/100 Dollars (\$400,000.00) (the "Purchase Price"). Offeror intends to develop an 85-unit, six – story mixed use apartment building. The proposed use is a conditional use permitted legislatively within the designated PD/Planned Development zoning district. Offeror shall enter a development agreement with P&DD and obtain the appropriate zoning designation prior to closing.) (REFERRED TO THE PLANNING AND ECONOMIC DEVELOPMENT STANDING COMMITTEE ON 5-16-18)**
11. Submitting reso. autho. *Modification* - 11621 Linwood, Detroit, MI 48206 **(By resolution adopted October 24, 2017, your Honorable Body authorized the transfer of the referenced property to John T. K. Muhammad. The Offeror originally intended to use the parcel to construct multi-family housing or a mixed use development, which is permitted as a conditional use under the B4 zone. However the Offeror has requested to change the use of the property to office, which is permitted by-right in the B4 zone.) (REFERRED TO THE PLANNING AND ECONOMIC DEVELOPMENT STANDING COMMITTEE ON 5-16-18)**

**MISCELLANEOUS**

12. **Council Member Scott Benson** submitting memorandum relative to Emergency Shelter Funding for Northeast Detroit. **(REFERRED TO THE PLANNING AND ECONOMIC DEVELOPMENT STANDING COMMITTEE ON 5-16-18)**