



Planning Commission Meeting
Thursday, April 6, 2023 – 7:00 PM
15915 Southfield Road Allen Park, MI 48101

AGENDA

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL ATTENDANCE

IV. READING AND APPROVAL OF AGENDA

1. Approval of the agenda for the Planning Commission Meeting of April 6, 2023.

V. READING AND APPROVAL OF MINUTES

1. Approval of the minutes from the Planning Commission Meeting of March 2, 2023.

VI. COMMUNICATIONS AND PETITIONS

1. None.

VII. PUBLIC HEARINGS

1. **Preliminary Site Plan - 16640 Southfield Road Allen Park, MI 48101 (30 001 01 0003 301).** The property is zoned C-6C, Southfield Road Mixed Use Development District. The applicants are proposing to construct a hotel on the property.

(TO BE POSTPONED TO A FUTURE MEETING)

2. **Preliminary Site Plan/Regulated Uses -19100 Goddard Road, Allen Park, MI 48101 (30 029 99 0005 000).** The property is zoned C-4, General Business District. The applicant is proposing a two-tenant medical clinic and pharmacy with a drive-through within the existing building on the property. According to Sec. 52-346 of the City of Allen Park Zoning Ordinance, medical offices and clinics without emergency and overnight facilities and pharmacies are permitted uses in the C-4 District. According to Sec. 52-347, medical offices and clinics with limited emergency services and no overnight facilities, and drive-through facilities, are regulated uses in the C-4 District.

VIII. NEW BUSINESS

1. **Discussion:** Legal Affairs Committee's recommendation to change to the City's current procedure for reviewing requests to reduce the number of required off-street parking spaces or modify parking facility design requirements.

Accommodations for individuals with disabilities will be provided with 10-day advanced notice. Please contact the City Clerk at 313-928-1400 for additional information.

Agenda
Planning Commission Meeting
April 6, 2023

IX. OLD BUSINESS

1. Consideration of the following Zoning Ordinance text amendments:

1. A PROPOSED AMENDMENT to Section 52.1. - Definitions of the Zoning Ordinance to add language related to exterior lighting and illumination.
2. A PROPOSED AMENDMENT to Section 52-904. – Site Plan Review to add references to the lighting plan and illumination standards listed in the proposed Section 52-913.
3. TO ADD Section 52-913. – Exterior lighting to establish standards for exterior lighting.

(TO BE POSTPONED TO A FUTURE MEETING)

X. PUBLIC COMMENT (non-case specific items)

XI. ADJOURNMENT