



REGULAR MEETING AGENDA

**Tuesday, September 12, 2023
6:30 P.M.**

If you need any assistance due to a disability, please contact the Planning Department at least 48 hours in advance of the meeting at planning@ypsitownship.org or 734-544-4000 ext. 1.

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF THE JULY 25, 2023, REGULAR MEETING MINUTES
4. APPROVAL OF AGENDA
5. PUBLIC HEARINGS
 - A. **3120 ELLSWORTH ROAD – K-11-07-300-004** – TO CONSIDER THE SPECIAL LAND USE REVIEW APPLICATION OF TAHANI ABD-ALMAJEED TO PERMIT A GROUP DAYCARE HOME, PROVIDING CARE FOR UP TO TWELVE (12) CHILDREN, FOR A SITE ZONED R-4 ONE FAMILY RESIDENTIAL.
6. OLD BUSINESS
7. NEW BUSINESS
 - A. **PRELIMINARY SITE PLAN – TYLER ROAD COLD STORAGE – 2901 TYLER ROAD – PARCEL K-11-12-300-006** – TO CONSIDER THE SKETCH PRELIMINARY SITE PLAN APPLICATION OF ARM HOLDINGS, LLC, TO PERMIT THE CONSTRUCTION OF COLD STORAGE AND SHOP BUILDINGS ON A PARCEL ZONED I-C – INDUSTRIAL AND COMMERCIAL LOCATED AT 2901 TYLER ROAD, YPSILANTI, MI 48198.
 - B. **ZONING ORDINANCE TEXT AMENDMENT** – TO CONSIDER THE PROPOSED CHANGES TO THE FOLLOWING ZONING ORDINANCES:
 - 1) ARTICLE 2, SECTION 201. – DEFINITIONS.
 - 2) ARTICLE 4, SECTION 420. – USE TABLE.
 - 3) ARTICLE 5, SECTION 504. – NEIGHBORHOOD CORRIDORS.
 - 4) ARTICLE 5, SECTION 505. – REGIONAL CORRIDORS.
 - 5) ARTICLE 5, SECTION 507. – DESIGN STANDARDS.
 - 6) ARTICLE 11, SECTION 1155. – STATE-LICENSED RESIDENTIAL CHILD AND ADULT CARE FACILITIES.
 - 7) ARTICLE 11, SECTION 1167. – ADAPTIVE REUSE.
8. OPEN DISCUSSION FOR ISSUES NOT ON THE AGENDA
 - A. CORRESPONDENCE RECEIVED
 - B. PLANNING COMMISSION MEMBERS
 - C. MEMBERS OF THE AUDIENCE

Township Supervisor
Brenda L. Stumbo
Township Clerk
Heather Jarrell Roe
Township Treasurer
Stan Eldridge



**YPSILANTI
TOWNSHIP**
— PLANNING & ZONING DEPARTMENT —

Trustees
John Newman II
Gloria Peterson
Debbie Swanson
Ryan Hunter

9. TOWNSHIP BOARD REPRESENTATIVE REPORT
10. ZONING BOARD OF APPEALS REPRESENTATIVE REPORT
11. TOWNSHIP ATTORNEY REPORT
12. PLANNING DEPARTMENT REPORT
13. OTHER BUSINESS
14. ADJOURNMENT

Please Note: This meeting is being recorded.