



REGULAR MEETING AGENDA

Tuesday, December 9, 2025

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 AGENDA
4. APPROVAL OF THE NOVEMBER 25, 2025, REGULAR MEETING MINUTES
5. PUBLIC HEARINGS
 - A. **SPECIAL LAND USE – PHOENIX HOUSE – 1241 E CROSS – PARCEL K-11-03-484-011** - TO CONSIDER THE SPECIAL LAND USE APPLICATION OF PHOENIX HOUSE/ANGELINI ARCHITECTS TO PERMIT AN ADULT FOSTER CARE SMALL GROUP HOME ON A SITE ZONED R-4, ONE-FAMILY RESIDENTIAL.
 - B. **SPECIAL LAND USE – URBAN AIR ADVENTURE PARK – 2850 WASHENAW – PARCEL K-11-06325-015** - TO CONSIDER THE SPECIAL LAND USE APPLICATION OF URBAN AIR ADVENTURE PARK/SOMESHWAR BALDAWA TO PERMIT AN INDOOR COMMERCIAL RECREATIONAL FACILITY ON A SITE ZONED REGIONAL CORRIDOR WITH A SITE TYPE C DESIGNATION.
6. OLD BUSINESS
7. NEW BUSINESS
 - A. **PRELIMINARY SITE PLAN FOR SPECIAL LAND USE – PHOENIX HOUSE – 1241 E CROSS – PARCEL K-11-03-484-011** – TO CONSIDER THE PRELIMINARY SITE PLAN APPLICATION OF PHOENIX HOUSE/ ANGELINI ARCHITECTS TO PERMIT AN ADULT FOSTER CARE SMALL GROUP HOME ON A SITE ZONED R-4, ONE-FAMILY RESIDENTIAL.
 - B. **PRELIMINARY SITE PLAN FOR SPECIAL LAND USE – URBAN AIR ADVENTURE PARK – 2850 WASHENAW – PARCEL K-11-06325-015** – TO CONSIDER THE PRELIMINARY SITE PLAN APPLICATION OF URBAN AIR ADVENTURE PARK/SOMESHWAR BALDAWA TO PERMIT AN INDOOR RECREATIONAL FACILITY ON A SITE ZONED REGIONAL CORRIDOR (RC) WITH A SITE TYPE C DESIGNATION.
8. OPEN DISCUSSION FOR ISSUES NOT ON THE AGENDA
 - A. CORRESPONDENCE RECEIVED
 - B. PLANNING COMMISSION MEMBERS
 - C. MEMBERS OF THE AUDIENCE
9. TOWNSHIP BOARD REPRESENTATIVE REPORT

Township Supervisor
Brenda L. Stumbo
Township Clerk
Debbie Swanson
Township Treasurer
Stan Eldridge



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

Trustees
John Newman II
Gloria Peterson
Karen Lovejoy Roe
LaResha Thornton

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