



REGULAR MEETING AGENDA

Tuesday, September 22, 2026

6:30 P.M.

Township Civic Center Board Room

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 PLANNING COMMISSION MEETING MINUTES
 - A. APPROVAL OF THE SEPTEMBER 8TH, 2026 PLANNING COMMISSION MEETING MINUTES
5. PUBLIC HEARINGS
 - A. **ZONING ORDINANCE AMENDMENT – APPENDIX A, ARTICLE 5 – FORM BASED DISTRICT**
- PROPOSED MODIFICATIONS TO ZONING ORDINANCE ARTICLE 5, SEC. 506 – TOWN CENTER REGULATING PLAN FOR THE FOLLOWING PROPERTY: 7151 KALITTA CT (K-11-16-360-008) FROM SITE TYPES A & B TO SITE TYPE D.
 - B. **ZONING ORDINANCE TEXT AMENDMENTS - APPENDIX A, ARTICLE 2 – CONSTRUCTION OF LANGUAGE, ARTICLE 8 – GENERAL PROVISIONS, ARTICLE 11 – SPECIFIC USE PROVISIONS, AND ARTICLE 12 – ACCESS, PARKING, AND LOADING REQUIREMENTS.**
 1. PROPOSED AMENDMENTS TO SECTION 201 – DEFINITIONS
 2. PROPOSED AMENDMENTS TO SECTION 802 – ACCESSORY BUILDING AND STRUCTURES, AND ACCESSORY USES
 3. PROPOSED AMENDMENTS TO SECTION 806 – TEMPORARY STRUCTURES
 4. PROPOSED AMENDMENTS TO SECTION 1129 – MOBILE FOOD VENDING SERVICES (I.E. FOOD TRUCK)
 5. PROPOSED AMENDMENTS TO SECTION 1208 – PARKING COMMERCIAL VEHICLES IN RESIDENTIAL AREAS
6. OLD BUSINESS - NONE
7. NEW BUSINESS
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
Karen Lovejoy Roe
John Newman II
Gloria Peterson
LaResha Thornton

10. ZONING BOARD OF APPEALS REPRESENTATIVE REPORT
11. TOWNSHIP ATTORNEY REPORT
12. PLANNING DEPARTMENT REPORT
13. OTHER BUSINESS
14. ADJOURNMENT
 - NEXT SCHEDULED MEETING, SEPTEMBER 29, 2026 (SPECIAL WORK SESSION)
 - NEXT REGULAR MEETING IS OCTOBER 13, 2026