



# Rochester Hills

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## Master

**File Number: 2013-0145**

**File ID:** 2013-0145

**Type:** Project

**Status:** To Council

**Version:** 2

**Reference:** 13-002

**Controlling Body:** City Council  
Regular Meeting

**File Created Date :** 04/10/2013

**File Name:** Fifth Third Bank ATM

**Final Action:**

**Title label:** Request for Approval of a Conditional Land Use Permit to construct a drive-thru facility at a proposed ATM for Fifth Third Bank at the Rochester Hills Plaza on Walton Blvd., west of Livernois, zoned B-3, Shopping Center Business, Parcel No. 15-09-476-033, Gerald G. Weber, Applicant

**Notes:** City File No. 13-002

**Sponsors:**

**Enactment Date:**

**Attachments:** Agenda Summary.pdf, Map.pdf, Site Plans.pdf, Staff Report 042513.pdf, Minutes PC 043013 (Excerpt).pdf, Public Hearing Notice.pdf

**Enactment Number:**

**Contact:** PLA 656-4660

**Hearing Date:**

**Drafter:**

**Effective Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Planning Commission	04/30/2013	Recommended for Approval	City Council Regular Meeting			Pass
2	City Council Regular Meeting	05/20/2013					

### Text of Legislative File 2013-0145

#### Title

Request for Approval of a Conditional Land Use Permit to construct a drive-thru facility at a proposed ATM for Fifth Third Bank at the Rochester Hills Plaza on Walton Blvd., west of Livernois, zoned B-3, Shopping Center Business, Parcel No. 15-09-476-033, Gerald G. Weber, Applicant

#### Body

**Resolved,** that the Rochester Hills City Council hereby Approves a Conditional Land Use Permit to construct a drive-thru facility at a proposed ATM for Fifth Third Bank at the Rochester Hills Plaza on Walton Blvd., west of Livernois, zoned B-3, Shopping Center Business, Parcel No. 15-09-476-033, with the following findings:

Findings

1. The proposed structure and landscaping meet or exceed the standards of the Zoning Ordinance.
2. The new structure will promote the intent and purpose of the Zoning Ordinance.
3. The proposed structure has been designed and is proposed to be constructed, operated, maintained, and managed so as to be compatible, harmonious, and appropriate in appearance with the existing and planned character of the general vicinity, adjacent uses of land, the natural environment, and the capacity of public services and facilities affected by the land use .
4. The proposal should have a positive impact on the community as a whole and the surrounding area by expanding the options for banking services.
5. The proposed ATM should generate no net impact on public facilities and services , such as highways, streets, police and fire protection, drainage ways, and refuse disposal.
6. The proposed development should not be detrimental, hazardous, or disturbing to existing or future neighboring land uses, persons, property, or the public welfare.
7. The proposal will not create additional requirements at public cost for public facilities and services that will be detrimental to the economic welfare of the community.