City of Rochester Hills
AGENDA SUMMARY
NON-FINANCIAL ITEMS

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Legislative File No: 2014-0098 V3

TO: Mayor and City Council Members

FROM: Ed Anzek, Director of Planning and Economic Development, ext. 2572

DATE: May 23, 2014

SUBJECT: Acceptance for First Reading – An Ordinance to amend Chapter 138, Zoning of the Code of Ordinances

REQUEST:
To accept for First Reading amendments to various Sections of Article 6, Chapter 3 (C-I, Commercial Improvement district) of Chapter 138, Zoning, of the Code of Ordinances.

BACKGROUND:
The proposed amendments to the Zoning Ordinance are for the CI District. All properties zoned CI are located in the Olde Towne area on Auburn between John R and Dequindre. The list of uses permitted was tied to the B-2 district, which were predominately retail and some office. The City now has the FB-2, Flexible Business Overlay district, which permits a range of mixed uses. The FB-2 zone did not exist when the CI district was created in 1986, but the FB-2 district permits a more appropriate range of uses than the B-2 district.

The City's Planning Commission recommended approval of the proposed amendments at a Public Hearing on May 20, 2014 after also reviewing the proposed amendments at its April 15, 2014 meeting. Minutes from those meetings are included. The proposed Sections are listed in the enclosed Ordinance, and include revisions to the Principal Uses Permitted, Conditional Uses, Required Conditions and Area, Bulk and Development Requirements

The changes to each Section are outlined in the attached Ordinance by underlines or strikeouts, and Staff will be present to answer any questions regarding the proposed amendments.

RECOMMENDATION:
That City Council accept for First Reading Amendments to sections of Chapter 138, Zoning, of the Code of Ordinances, as defined in the attached C-I, Commercial Improvement Ordinance.

APPROVALS:	SIGNATURE	DATE
Department Review		
Department Director		
Mayor		
City Council Liaison		