



# Rochester Hills Master Report

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**File Number: 2005-0361**

**File Number:** 2005-0361      **File Type:** Agreement      **Status:** Held in Council  
**Version:** 2      **Reference:** 94-426      **Controlling Body:** City Council  
**Requester:** Planning/Development      **Cost:**      **Introduced:** 05/09/2005  
**File Name:** Rochester College Final PUD Agreement      **Final Action:**

**Title:** Approval of the Planned Unit Development (PUD) Agreement for Rochester College, City File No. 94-426, located north of Avon, west of Rochester Road, zoned SP, Special Purpose District, known as Parcel Nos. 15-15-376-001, 15-15-451-003 and 15-15-451-006, Rochester College, applicant.

**Notes:** See 2004-0905 Ver. 8

**Code Sections:**      **Agenda Date:**  
**Indexes:**      **Agenda Number:**  
**Sponsors:**      **Enactment Date:**  
**Attachments:** Agenda Summary.pdf, PUD Agreement 051805.pdf      **Enactment Number:**

## History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	City Council	05/18/2005	Discussed				

## Text of Legislative File 2005-0361

..Title  
Approval of the Planned Unit Development (PUD) Agreement for Rochester College, City File No. 94-426, located north of Avon, west of Rochester Road, zoned SP, Special Purpose District, known as Parcel Nos. 15-15-376-001, 15-15-451-003 and 15-15-451-006, Rochester College, applicant.

..Body  
Resolved, that the Rochester Hills City Council hereby approves the Final Planned Unit Development Agreement for Rochester College, City File No. 94-426, with the following findings and conditions.

### Findings:

1. The proposed project meets the standards for use of the Planned Unit Development process.
2. The PUD will not create an unacceptable impact on public utility and circulation systems, surrounding properties, or the environment.

3. The proposed PUD has been designed to promote convenient vehicular and pedestrian circulation within the site.
4. The PUD allows for resolution to the modification of the Historic District located within the college campus and flexibility for future College expansion

Conditions:

1. That the City's Planned Unit Development Ordinance is amended to allow Special Purpose Zoning in connection with an approved PUD, prior to the agreement being recorded.
2. That the proposed final PUD change all reference to the "New Historic District" and refer to it only as the "Modified Historic District", prior to being recorded.
3. That page five section five of the agreement text be changed to recognize that the relocation of the House onto the district shall require the approval of the Historic District Commission including the sighting of the house, prior to review by City Council.
4. That page 8 section 14 of the PUD text be changed to indicate that the College agrees to meet the intent and requirements of the tree conservation ordinance for all phases and portions of any future development, prior to review by City Council.
5. That a Land Division application is reviewed and approved by the City for the proposed "Modified Historic District", and that the City's Historic District Ordinance is amended to reflect the modified district, prior to the Final PUD being recorded.

Further Resolved, that the Mayor and City Clerk are authorized to execute and deliver the Agreement on behalf of the City of Rochester Hills.