

## NOTICE OF PUBLIC HEARING

A public hearing on the following items will be held by the Ann Arbor City Planning Commission in the Council Chamber, Second Floor, Guy C. Larcom, Jr. Municipal Building (City Hall), 301 E. Huron Street, Ann Arbor, Michigan on Tuesday, December 17, 2013 at 7:00 p.m.

1643 & 1645 S. State Street, Hoffman Rezoning for City Council Approval - A proposal to rezone 2 parcels; 1643 S. State St. (0.30 acre) and 1645 S. State St. (0.22 acres) from TWP (Township District) to C1 (Local Business District). Ward 4

624 Church Revised Site Plan for City Council Approval - This revised site plan petition proposes to incorporate an additional parcel into the previously approved 624 Church Site Plan (SP13-049). Two buildings, 624 Church and 1117 Willard, are proposed to be demolished, and a 116,167 square foot, 13-story residential building is proposed to be constructed adjacent to and over the building at 618 Church. At the street level, a covered patio/courtyard is proposed between the existing Pizza House restaurant and the proposed residential lobby and management office, which will be extend to the Willard Street corner. Floors 2 through 13 will contain 122 dwelling units with a total of 232 bedrooms. The proposed building will be located approximately 10 foot 3 inches from the western property line; the previous proposed addition had no set-back from the western property line. A one-way drive providing access to 5 on-site parking spaces is proposed at the rear of the site. The petitioner is requesting that the remaining 48 required vehicle parking spaces be provided through permits in the Forest Street Parking Structure. (0.45 acres) Ward 3.

Additional information is available at the Planning and Development Services Unit (734-794-6265), First Floor, Guy C. Larcom, Jr. Municipal Building (City Hall), Ann Arbor, Michigan. After 3:00 p.m. on the Friday prior to the public hearing, staff reports will be available at the Planning and Development Services Unit or the electronic staff reports can be viewed at <http://a2gov.legistar.com/Calendar.aspx>. This meeting will be televised live on Cable TV, Channel 16. Persons with disabilities are encouraged to participate. Accommodations, including sign language interpreters, may be arranged by contacting the City Clerk's Office at 734-794-6140 (V/TDD) at least 24 hours in advance. To provide written comments prior to the meeting date, please email [planning@a2gov.org](mailto:planning@a2gov.org), or mail/hand deliver to Planning & Development Services, 1<sup>st</sup> floor, 301 E. Huron Street, Ann Arbor, MI 48107-8647 by noon of the meeting date.

Authorized by:

Wendy L. Rampson  
Planning Manager