

**Application for Special Exception Use  
Attachment A  
Cover Sheet**

**Name:** Campus Wellness II, LLC

**Location:** 2115 S. State St. Suite A, Ann Arbor, MI 48104

**Type of Project:** SEU

**Agent Information:**

Dunaskiss Consulting & Development, Inc.  
169 W. Clarkston Rd.  
Lake Orion, MI 48362  
248-693-1391

**A. Legal Description:**

2115 S. State St. Suite A  
Ann Arbor, MI. 48104

Commencing at the iron pipe in the west line of Section four, Pittsfield Township, 528.66 feet south 1°, 27 minutes west of the northwest corner of Section 4; thence east 425.86 feet to the west line of the Ann Arbor Railroad Company's right of way; thence south 21°, 25 minutes east along said right of way 172.10 feet; thence west 492.78 feet to the west line of Section 4; thence north 1°, 27 minutes east in the Section line, 160.26 feet to the place of beginning, being a part of the Northwest Quarter of Section 4, Pittsfield Township, Washtenaw County, Michigan.

Also commencing at the iron pipe in the east line of Section five, Pittsfield Township, Washtenaw County, Michigan, 528.66 feet south 1°, 27 minutes west of the northeast corner of Section 5; thence south 1°, 27 minutes west in the east line of the Section, 160.26 feet; thence west 18.65 feet to the east line of the South State Street; Thence north 00° 26 minutes west along the east line of South State Street, 160.26 feet; thence east 23.94 feet to the place of beginning, being a

part of the Northeast Quarter of Section 5, Pittsfield Township, Washtenaw County, Michigan.

**B. Petitioner Information:**

Campus Wellness II, LLC.  
2115 S. State St. Suite A.  
Ann Arbor, 48104

**Statement of interest:**

Campus Wellness II, LLC rents the facility from the land owners. The land owners have given written consent to the use of the facility for Medical Marijuana purposes.

**Land Owners:**

Thomas and Mary Elrod  
2280 E. Michigan Ave  
Ypsilanti, MI. 48104  
734-320-2569

**Campus Wellness II, LLC owners:**

Jason Brikho  
5680 Brandford Dr.  
West Bloomfield, MI. 48322  
248-789-9480  
jasonbrikho@yahoo.com

Martin Kajy  
6459 Bauervic Blvd.  
West Bloomfield, MI. 48322  
248-755-1414  
martinkajy@yahoo.com

**C. Use Request:** Medical Marihuana Provisioning Center

**D. Specific Standards:** The proposed use is allowed in accordance with the Schedule of Use Regulations, Chapter 55 (Zoning Ordinance), Section 5:10.25.- M1A limited light industrial district paragraph 4- Special exemption uses pursuant to 5:104.

- Site located in M1A district, provisioning center is incidental to the principal use and the total amount of internal floor area of the structure devoted to the provisioning center does not exceed 10% of the floor area of the total establishment.
- Will emit a minimum of noise, vibration, smoke, dust, dirt, toxic or offensive odors or gases, glare, electromagnetic or atomic radiation.
- Will not impact any public schools; there are no schools within 1000 feet of the proposed use.
- Will not impact neighboring uses. Surrounded by township to the South, PL and M1 to the East, M1 to the North and O Zoning districts to the West.
- Site does not contain any natural features, wetlands, woodlands and wooded areas, or water courses, therefore the proposed will not impact natural resources.
- The proposed will not impact traffic.
- The public sidewalks will be maintained as required to provide a safe pedestrian path.
- The facility will operate in the compliance with the MMFLA

**E. General Standards:**

1. The proposed site is zoned M1A and allows for a provisioning center as a special use incidental to their primary use, processing. Use of the property as a Medical Marihuana Facility is consistent with the general objectives of the City Master Plan and the immediate vicinity.
2. This is a pre-existing building. The facility will be operated and maintained in accordance with the city rules and regulations.
3. The project is consistent with the character of the neighborhood; surrounded by township to the South, PL and M1 to the East, M1 to the North and O Zoning districts to the West. Maintenance of the building will remain compatible to nearby buildings.

4. To preserve the peaceful enjoyment of adjacent sites, the owners will meet and exceed minimum requirements for security. Please see Business Plan, Pg. 15 for more detailed information of the Security Plan.
5. This facility will not have a detrimental effect on the natural environment by maintaining control over odors, and waste. Please see Business Plan, Pg. 13 for more information on Ventilation, Excessive Noise and Disposal plans.
6. Existing off- street parking is provided on the East and West sides of the building. Pedestrian parking is at the front entrance of the building along with a sidewalk to safely access the building.
7. The proposed will not change the relationship to the main traffic thoroughfares, streets and road intersections. No changes will be made to the pre-existing curb cut.
8. All vehicular turning movements in relationship to the traffic flow routes will remain the same. There is adequate vehicular maneuvering space on site.
9. There are currently 9 parking spaces at the front of the building, and one handicap parking space. Additional parking is provided in the rear of the building to support all parking needs.
10. No additional public services and facilities will be created. There is no new development proposed and therefore will not be detrimental to the social or economic welfare of the community.

**F. Variance Information:** No variance is requested.