



**City of Ann Arbor**  
**Formal Minutes**  
**Planning Commission, City**

301 E. Huron St.  
Ann Arbor, MI 48104  
<http://a2gov.legistar.com/Calendar.aspx>

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Wednesday, August 3, 2016

7:00 PM

Larcom City Hall, 301 E Huron St, Second floor, City Council Chambers

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- 10-a 16-1145** Maple Shoppes Building 2 Planned Project Site Plan for Council Approval - A proposal to develop a 7,750-square foot retail building at the northeast corner of North Maple Road and Dexter Avenue, the second building of the Maple Shoppes retail center. Planned project modifications are requested to reduce the required front setback on Dexter Avenue to 8 feet (normally 10 feet minimum). All other required improvements - such as parking, storm water management, are already in place. Proposed Building 2 on outlot is 0.8 acre; the entire retail center site is 2.6 acres and zoned C3 (Fringe Commercial). (Ward 5) Staff Recommendation: Approval  
*Matthew Kowalski presented the staff report.*

*The Chair read the public hearing notice as published.*

**PUBLIC HEARING:**

*Kathy Keinath, Perimeter Engineering, engineer of the petitioner, stated that she was available to answer any questions the Commission may have.*

*Noting no further public speakers, the Chair closed the public hearing unless the item is postponed.*

**Moved by Briere, seconded by Mills, that the Ann Arbor City Planning Commission hereby recommends that the Mayor and City Council approve the Maple Shoppes Building 2 Planned Project Site Plan, subject to providing an arrangement of buildings that promotes transit access and pedestrian orientation, and reduces the need for infrastructure.**

**COMMISSION DISCUSSION:**

*The Commission took into consideration the presented petition and discussed the matter.*

**On a voice vote, the Chair declared the motion carried unanimously.  
Vote: 6-0**

- Yeas:** 6 - Wendy Woods, Kenneth Clein, Sabra Briere, Sarah Mills, Scott Trudeau, and Julie Weatherbee
- Nays:** 0
- Absent:** 2 - Alex Milshteyn, and Shannan Gibb-Randall