



City of Ann Arbor

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

Meeting Agenda Planning Commission, City

Tuesday, March 7, 2017

7:00 PM

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

Commission public meetings are held the first and third Tuesday of each month. Both of these meetings provide opportunities for the public to address the Commission. All persons are encouraged to participate in public meetings. Citizens requiring translation or sign language services or other reasonable accommodations may contact the City Clerk's office at 734.794.6140; via e-mail to: cityclerk@a2gov.org; or by written request addressed and mailed or delivered to: City Clerk's Office, 301 E. Huron St., Ann Arbor, MI 48104. Requests need to be received at least two (2) business days in advance of the meeting. Planning Commission meeting agendas and packets are available from the Legislative Information Center on the City Clerk's page of the City's website (<http://a2gov.legistar.com/Calendar.aspx>) or on the 1st floor of City Hall on the Friday before the meeting. Agendas and packets are also sent to subscribers of the City's email notification service, GovDelivery. You can subscribe to this free service by accessing the City's website and clicking on the 'Subscribe to Updates' envelope on the home page.

1 CALL TO ORDER

2 ROLL CALL

3 APPROVAL OF AGENDA

4 INTRODUCTIONS

5 MINUTES OF PREVIOUS MEETING

**6 REPORTS FROM CITY ADMINISTRATION, CITY COUNCIL, PLANNING MANAGER,
PLANNING COMMISSION OFFICERS AND COMMITTEES, WRITTEN
COMMUNICATIONS AND PETITIONS**

6-a City Council

6-b Planning Manager

6-c Planning Commission Officers and Committees

6-d Written Communications and Petitions

[17-0333](#)

Various Correspondences to the City Planning Commission

Attachments: Calendar_Mar17.pdf, Email from Adair.pdf, Email from Barrell Family.pdf, Email from Crawford and Berenson with Attachment.pdf, Email from Davis.pdf, Email from Diels.pdf, Email from Fuller.pdf, Email from Garrett.pdf, Email from Kaylor .pdf, Email from Lamphear.pdf, Email from McDivitt.pdf, Email from Muehlberger & Brandolino.pdf, Email from Newman and Taylor.pdf, Email from Pawlecki.pdf, Email from Reinsmith and Kelly w Attachment.pdf, Email from Schloff.pdf, Email from Smith L.pdf, Email from Smith M.pdf, Email from Van Hoek.pdf, Email from Vielmetti.pdf, Email from Wyse.pdf

7 AUDIENCE PARTICIPATION (Persons may speak for three minutes about an item that is NOT listed as a public hearing on this agenda. Please state your name and address for the record.)

8 PUBLIC HEARINGS SCHEDULED FOR NEXT BUSINESS MEETING

8-a [17-0335](#) Public Hearings Scheduled for the March 21, 2017 City Planning Commission Meeting

Attachments: 3-21-2017 Public Hearing Notice.pdf

9 UNFINISHED BUSINESS

9-a [17-0336](#) Circle K Gas Station Site Plan for City Council Approval - A returning proposal to demolish the existing 2,360-square foot gas station/convenience store building located at 1420 East Stadium Boulevard, relocate the gas station pump island and construct a new 4,000-square foot retail building and pump island canopy on this 0.86 acre parcel. Two curb cuts are proposed to be removed: one on Packard and one on Stadium. A variance is being requested from the required drive width. (Ward 4) Staff Recommendation: Postponement

Attachments: Circle K Staff Report with Attachments 03-07-17.pdf

10 REGULAR BUSINESS - Staff Report, Public Hearing and Commission Discussion of Each Item

(If an agenda item is tabled, it will most likely be rescheduled to a future date. If you would like to be notified when a tabled agenda item will appear on a future agenda, please provide your email address on the form provided on the front table at the meeting. You may also call Planning and Development Services at 734-794-6265 during office hours to obtain additional information about the review schedule or visit the Planning page on the City's website (www.a2gov.org.)

(Public Hearings: Individuals may speak for three minutes. The first person who is the official representative of an organized group or who is representing the petitioner may speak for five minutes; additional representatives may speak for three minutes. Please state your name and address for the record.)

(Comments about a proposed project are most constructive when they relate to: (1) City Code requirements and land use regulations, (2) consistency with the City Master Plan, or (3) additional information about the area around the petitioner's property and the extent to which a proposed project may positively or negatively affect the area.)

- 10-a [17-0337](#) City Initiated Annexation and Zoning-Braun Park - Northern and Southern Section - Ann Arbor Township sold to the City of Ann Arbor approximately 10.5 acres of parkland located on the west side of Chalmers Road at 1200 and 1400 Chalmers Road. The property is planned to remain a natural area and will be maintained in conjunction with the Huron Parkway Nature Area. A portion of Mallets Creek also flows through this site. The two (2) parcels need to be annexed into the City of Ann Arbor and Zoned PL (Public Land). (Ward 2) Staff Recommendation: Approval

Attachments: Braun Park A & Z Staff Report with Attachments.pdf

- 10-b [17-0338](#) Discussion of Active Uses Ordinance Language - Proposed language would limit amount of ground floor uses in designated core downtown business district areas designated to inactive uses. Inactive uses are those uses that would have a limited public interaction after the regular business day; The proposed amendment is designed to encourage day-long, pedestrian-oriented, active use areas.

Attachments: Draft CPC Memorandum to City Council - Active Uses.pdf

11 AUDIENCE PARTICIPATION (Persons may speak for three minutes on any item.)

12 COMMISSION PROPOSED BUSINESS

13 ADJOURNMENT

Ken Klein, Chair
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The complete record of this meeting is available in video format at www.a2gov.org/ctn, or is available for a nominal fee by contacting CTN at (734) 794-6150.