



Legislation Details (With Text)

**File #:** 18-1945      **Version:** 1      **Name:** 12/17/18 - 3786 & 3802 Platt Rd Rezoning  
**Type:** Ordinance      **Status:** Passed  
**File created:** 12/17/2018      **In control:** City Council  
**On agenda:** 1/22/2019      **Final action:** 1/22/2019  
**Enactment date:** 12/17/2018      **Enactment #:** ORD-18-34

**Title:** An Ordinance to Amend Chapter 55 (Unified Development Code), Rezoning of two adjacent lots totaling 1.6 Acres from R1C (Single-Family Dwelling District) to R2A (Two-Family District) 3786 & 3802 Platt Road Rezoning (CPC Recommendation: Approval - 8 Yeas and 0 Nays) (Ordinance No. ORD-18-34)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 18-34 3786 and 3802 Platt Road Rezoning Ordinance Briefed and Approved.pdf, 2. 18-34 3786 & 3802 Platt Rd Rezoning Ordinance Briefed.pdf, 3. 3786 and 3802 Platt Ordinance.pdf, 4. 3786 3802 Area Plan Staff Report.pdf, 5. Zoning Map.pdf, 6. Aerial Photo, 7. Platt Rezoning Minutes .pdf, 8. 18-34 3786 and 3802 Platt Road Rezoning Approval Notice.pdf

Date	Ver.	Action By	Action	Result
1/22/2019	1	City Council	Held and Closed	
1/22/2019	1	City Council	Adopted on Second Reading	Pass
12/17/2018	1	City Council	Approved on First Reading	Pass

An Ordinance to Amend Chapter 55 (Unified Development Code), Rezoning of two adjacent lots totaling 1.6 Acres from R1C (Single-Family Dwelling District) to R2A (Two-Family District) 3786 & 3802 Platt Road Rezoning (CPC Recommendation: Approval - 8 Yeas and 0 Nays) (Ordinance No. ORD-18-34)

Approval of this resolution will rezone two adjacent lots totaling 1.6 acres from R1C to R2A to allow a duplex unit on each parcel. The petitioner submitted an area plan showing the layout of the duplex development with no impacts on natural features, consistent with the standards of Chapter 55 (Unified Development Code). No building permits have been submitted and both lots are currently vacant.

The City Planning Commission determined that the proposed rezoning is consistent with the adjacent zoning, the surrounding land uses, and the City's Master Plan and recommended approval of the request at its meeting of November 7, 2018.

**Attachments:** 11/7/18 Planning Staff Report  
11/7/18 Planning Commission Minutes  
**Prepared by:** Chris Cheng, City Planner  
**Reviewed by:** Brett D. Lenart, Planning Manager  
Derek Delacourt, Community Services Area Administrator  
**Approved by:** Howard S Lazarus, City Administrator

ORDINANCE NO. ORD-18-34

First Reading: December 17, 2018  
Public Hearing: January 22, 2018

Approved: January 22, 2019  
Published: January 31, 2019  
Effective: February 10, 2019

3786 & 3802 PLATT ROAD

AN ORDINANCE TO AMEND THE ZONING MAP, BEING A PART OF CHAPTER 55 OF TITLE V OF THE CODE OF THE CITY OF ANN ARBOR

The City of Ann Arbor ordains:

Section 1. THE ZONING MAP, which, by Section 5.10.2 of Chapter 55 of Title V of the Code of the City of Ann Arbor is made a part of said Chapter 55, shall be so amended as to designate the zoning classification of property described as follows:

COM SE COR SEC 10, T3S, R6E, TH N 1 DEG 46 MIN 30 SEC E 1159.52 FT FOR A POB, TH S 89 DEG 16 MIN W 176.12 FT, TH S 1 DEG 46 MIN 30 SEC W 23.61 FT, TH N 89 DEG 28 MIN W 180 FT, TH S 1 DEG 46 MIN 30 SEC W 69 FT, TH N 54 DEG 27 MIN W 255.65 FT ALNG N LINE I-94 ROW, TH S 89 DEG 17 MIN 30 SEC E 568.64 FT, TH S 1 DEG 46 MIN 30 SEC W 48.49 FT TO POB CONT .88 AC +/-

COM AT SE COR SEC 10, T3S, R6E, TH N 1 DEG 46 MIN 30 SEC E 1006.80 FT FOR A POB, TH N 89 DEG 12 MIN 0 SEC W 276.54 FT, TH N 54 DEG 27 MIN W 95.69 FT, TH N 1 DEG 46 MIN 30 SEC 69 FT, TH ELY 180 FT, TH N 1 DEG 46 MIN 30 SEC E 23.61 FT, N 89 DEG 16 MIN 0 SEC E 176.12 FT, TH S 1 DEG 46 MIN 30 SEC W 152.72 FT TO POB, BEING PRT OF SE 1/2 OF SD SEC, SUBJECT TO ROW & 16 FT COMMON USE

in the City of Ann Arbor, Washtenaw County, Michigan as R2A (Two-Family Dwelling District) .

Section 2. This ordinance shall take effect and be in force on and after ten days from legal publication.

**CERTIFICATION**

I hereby certify that the foregoing ordinance was adopted by the Council of the City of Ann Arbor, Michigan at its regular session of January 22, 2019.

(Date)

Jacqueline Beaudry, Ann Arbor City Clerk

Christopher Taylor, Mayor

I hereby certify that the foregoing ordinance received legal publication in the Washtenaw Legal News on July 31, 2019

Jacqueline Beaudry, Ann Arbor City Clerk