



City of Hamtramck Planning Commission
City Hall Council Chambers
3401 Evaline St., Third Floor
Hamtramck, MI 48212
313-800-5233 ext. 818

AGENDA
REGULAR MEETING OF THE HAMTRAMCK PLANNING COMMISSION
Wednesday, May 3, 2023
6:00 P.M.

1. **Call to Order**
2. **Pledge of Allegiance**
3. **Roll Call:** Scott Collins, Tom Habitz, Mayor Amer Ghalib, Mohamed Alsomiri, Farhana Islam, Nasr Hussain, Salim Lodhi, Antar Rageh.
4. **Approval of Minutes:**
 - A. March 1st, 2023
 - B. April (no quorum)
5. **Public Comment** (3 Minutes per Person)
6. **Public Hearings**
7. **Old Business:**
 - A. Consider a zoning ordinance amendment that would allow all by-right site plan review applications to be processed administratively by city staff.
 - B. In addition to the above, consider a zoning ordinance amendment that allows for all other site plans to be approved by the Planning Commission as needed, rather than the City Council.
 - C. Consider a zoning ordinance amendment for section 155.050 to change the minimum floor area in a single-family dwelling unit from 800 to 600 square feet.
 - D. Consider a zoning ordinance amendment for section 155.050 to change the minimum floor area in an apartment house dwelling unit from 700 to 500 square feet.
 - E. Consider a zoning ordinance amendment to allow apartment houses in the C2: Multi-use district.
 - F. Consider a zoning ordinance amendment allowing the conversion of garages into accessory dwelling units.
 - G. Consider a zoning ordinance amendment to removing the prohibition on outside steel roll-up gates for businesses.
 - H. Consider a zoning ordinance amendment to eliminate the 25% coverage limit for window signage.
 - I. Modify zoning ordinance for video display signs.
8. **New Business:**
 - A. Consider a zoning ordinance amendment to eliminate all minimum parking requirements.
 - B. Consider a zoning ordinance amendment to revised the number of Planning Commission members from 9 to 7 total members.

- C. Consider a zoning ordinance amendment to revise the number of Zoning Board of Appeals from 7 to 5 total members.

9. Commission Announcements

11. Staff Announcements

- A. **New Commissioner Welcome:** Salim Lodhi
- B. **Training Requirements (MML, MAP) etc. for all new members** – plan to sign up this year
- C. **Announcements on current projects:** RAISE grant application, Economic Development Agency grant award, Annual DDA Merchant Meeting, Clean Sweep (3rd Saturday of Each Month)

12. Next Regular Planning Commission Meeting – Wednesday, June 7, 2023

13. Public Comment (3 minutes per person)

14. Adjournment

PLEASE NOTE: This notice is posted in compliance with PA 267 of 1976 as amended (Open Meetings Act), MCLA 41.71 a (2)(3) and the Americans with Disabilities Act (ADA). City of Hamtramck will provide necessary reasonable auxiliary aids and services, such as signers for the hearing impaired and audio tapes of printed materials being considered at the Meeting to individuals with disabilities at the Meeting or Public Hearing upon 10-day notice to the City Clerk's Office. Individuals with disabilities requiring auxiliary aids or services should contact the Hamtramck City Clerk by writing or calling the Clerk's Office at (313) 800-5233 x821.