



PLANNING COMMISSION

ONE CITY SQUARE, SUITE 315

WARREN, MI 48093-5283

(586) 574-4687

Fax (586) 574-4645

www.cityofwarren.org

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Planning Director

Ronald F. Wuerth, A.I.C.P.

**Warren City Planning Commission
PUBLIC HEARING AGENDA**

Monday, August 22, 2022 at 7:00 p.m.

Warren Community Center Auditorium
5460 Arden
Warren, Michigan 48092

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL
4. APPROVAL OF AGENDA
5. APPROVAL OF MINUTES – August 8, 2022
6. PUBLIC HEARING ITEMS
 - a) REQUEST FOR REZONING WITH CONDITIONS; located on the west side of Ryan Road; approximately 120 ft. north of Dwight Drive; from present classification R-1-C, One Family Residential District to R-3, Multiple-Family Dwelling District; 27365 & 27389 Ryan Road; Section 18; Andy Salama (Amal Salama). **TABLED FROM 7-11-22.**
 - b) SPECIAL LAND USE FOR BANQUET HALL; located on the northeast corner of Schoenherr and Stephens Roads; 23814 Schoenherr Road; Section 25; Latia Washington (Mayseer Mikhail). **TABLED FROM 8-8-22.**
 - c) SITE PLAN FOR COLLISION SHOP RENOVATION AND BUILDING ADDITION; located on the south side of Ten Mile Road; approximately 359.17 ft. west of Mound Road; 5650 Ten Mile Road; Section 29; Ayad Elias/MMTS (Kamal Nona). **TABLED FROM 7-11-22.**
 - d) SITE PLAN FOR NEW RELIGIOUS FACILITY; located on the north side of Eleven Mile Road, approximately 130.84 ft. west of Shelbourne Drive; 13087 Eleven Mile Road; Section 14; Ephesus International Ministries (Tony Corso/Walter Rushton). **TABLED FROM 8-8-22.**
 - e) SITE PLAN FOR NEW MULTI-PURPOSE BUILDING ADDITION TO EXISTING CHURCH; located on the east side of Ryan Road; approximately 955 ft. south of Chicago Road; 31500 Ryan Road; Section 5; Descent of the Holy Ghost Romanian Orthodox Church/Joseph Vaglica (Stepfan Vlad).

7. CORRESPONDENCE

8. OLD BUSINESS

- a) SECOND MINOR AMENDMENT TO SITE PLAN FOR NEW WAREHOUSE FOR AUTOMOTIVE LOGISTICS; located on the northeast corner of Nine Mile and Hoover Roads; 11955 Nine Mile Road; Section 26; Matt Smith (Ken Stopczynski). The Minor Amendment is for Employee and Truck Parking.
- b) SPECIAL LAND USE FOR EVENT RENTAL HALL; located on the northeast corner of Eight Mile Road and Audrey Avenue; 5011 Eight Mile; Section 32; Kimberly Baker (Mike Shaba). **Approved by the Planning Commission on January 24, 2022. Approved by City Council on April 12, 2022. Petitioner requests to withdraw and rescind Special Land Use approval.**
- c) SITE PLAN FOR NEW MARIHUANA GROWING FACILITY; located 727 ft. east of Hoover Road; approximately 173 ft. south of Toepfer Road; Section 35; 21000 Hoover Road; Ismael Basha (James Butler). **Approved on August 24, 2020. Never Finished. Expired.**

9. BOND RELEASE

10. NEW BUSINESS

Voting of 2022-2023 Planning Commission Officers.

- 11. CITIZEN PARTICIPATION – Members of the audience who wish to address the Planning Commission this evening may do so by first checking in with the court reporter at the right of the stage, and will have three (3) minutes to speak.
- 12. PLANNING DIRECTOR'S REPORT
- 13. CALENDAR OF PENDING MATTERS
- 14. ADJOURNMENT



Warren Smith
Commission Secretary

Any person with a disability who needs accommodation for participation in this meeting should contact the City of Warren Planning Department Office at (586) 574-4687 – 72 hours in advance of the meeting to request assistance.

If you have any questions, or would like to provide comments on any of the above items in advance of the meeting, please contact the City of Warren Planning Department Office at (586) 574-4687 prior to 1:00 pm the day of the meeting.