



The City of Detroit Planning & Development Department (PDD) invites you to a public meeting to provide feedback on proposed zoning updates for the neighborhood. These updates reflect what was shared with the community throughout 2020 as a result of the Greater Corktown Neighborhood Framework Plan and specifically, its **Inclusive & Equitable Housing Strategy**. PDD seeks to update the zoning ordinance for certain parcels within the neighborhood as noted in the attached map. Proposed updates include:

- ◇ *Creating uniformity along Trumbull St. while promoting a “SD2” district designed to encourage a mixture of more intensive pedestrian- and transit-oriented uses that may be compatible along major thoroughfares.*
- ◇ *Promoting small-scale, mixed-use along 14th St. and the southern Fisher Service Drive, by updating to a “SD1” district. This would encourage a mixture of small-scale, pedestrian and transit-oriented uses that are appropriate in a neighborhood setting. It is intended to ensure a neighborhood character and place a proper balance of activities within walking distance of one another while serving the day-to-day needs of residents*
- ◇ *Supporting the creation of new, “missing-middle” type housing along Ash, Butternut, and 16th Sts., and across from Nagel Park. Updating the current zoning from “R2” to “R3” will allow for a mix of low-density residential housing units to be built by-right. It will promote and encourage town and terrace house development, court yard apartments, single and two-family dwellings, multi-family dwellings and community facilities necessary to support a residential neighborhood.*

These proposed changes will help support the advancement of the Framework’s **“Corktown for Everyone”** guiding principal, which is working to ensure the neighborhood is an inclusive neighborhood that is accessible, affordable and community oriented.

**THIS MEETING IS HELD BASED ON THE MICHIGAN OPEN MEETINGS ACT, AS AMENDED**

Should you have any questions in advance of the meeting, please contact Kevin Schronce of the Planning & Development Department via e-mail at [schroncek@detroitmi.gov](mailto:schroncek@detroitmi.gov). It is possible that some who may be affected by these proposed changes have not been notified and we kindly suggest that you inform your neighbors so that they too may attend if they so desire.

THE CITY OF DETROIT INVITES YOU TO ATTEND THE

# GREATER CORKTOWN FRAMEWORK PLAN ZONING UPDATE PUBLIC MEETING

## WHEN:

Monday, April 19, 2021 @5:30PM-7PM

## WHERE:

Join Zoom Meeting

<https://cityofdetroit.zoom.us/j/83534749843>

Meeting ID: 835 3474 9843

One tap mobile

+13126266799 US (Chicago)

To receive information on the Framework Plan and Zoning Update, please visit:

[www.detroitmi.gov/greatercorktown](http://www.detroitmi.gov/greatercorktown)



City of Detroit  
Planning & Development Department  
[www.detroitmi.gov/pdd](http://www.detroitmi.gov/pdd)

With advance notice of seven calendar days, the City of Detroit will provide interpreter services at public meetings, including language translation and signage for the hearing impaired. Please contact the Planning and Development Department at (313) 224-1339 to schedule these services.