



**PLANNING COMMISSION**

ONE CITY SQUARE, SUITE 315  
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**Officers**

Jason McClanahan, Chair  
Merle Boniecki, Vice Chair  
Warren Smith, Secretary  
Mahmuda Mouri, Asst. Secretary

**Members**

John Kupiec  
Sultana Chowdhury  
Claudette Robinson  
Michelle Tutt  
Delwar Ansar

Garry Watts, Ex-Officio  
Jonathan Lafferty, Ex-Officio

**Planning Director**

Ronald F. Wuerth, AICP

**Warren City Planning Commission  
PUBLIC HEARING AGENDA**

Monday, March 27, 2023 at 7:00 p.m.

Warren Community Center Auditorium  
5460 Arden  
Warren, Michigan 48092

Any person with a disability who cannot attend the meeting in person may participate via Zoom. Persons wishing to participate via Zoom must contact the City of Warren Planning Department Office at (586) 574-4687 at least one (1) business day in advance of the meeting to request access. Persons who fail to contact the Planning Department at least one (1) business day in advance will not be granted access to participate in the Planning Commission meeting via Zoom.

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL
4. APPROVAL OF AGENDA
5. APPROVAL OF MINUTES – March 13, 2023
6. PUBLIC HEARING ITEMS
  - a) SITE PLAN FOR MOBILE MRI TRAILER, AND PAVEMENT ADDITIONS; located on the southeast corner of Parkview Boulevard and Dequindre Road; 27650 Dequindre Road; Section 18; 27650 Dequindre Associates LLC/Harold Margolis (Kemp Building and Development/Thomas Kemp). PSP230005.
  - b) SITE PLAN FOR BUILDING AND PARKING LOT ADDITIONS FOR MARIHUANA PROCESSOR FACILITY; located on the west side of Groesbeck Highway, approximately 272.29 ft. south of Frazho Road; 25855 Groesbeck Highway; Section 24; 25855 Groesbeck LLC/Nita Murad (Brian Barringer). PSP230001 Tabled from February 27, 2023. On March 13, 2023, the Planning Commission voted to approve this site plan without removing the item from the table, and thus it has not been approved. Due to this procedural issue, this item remains on the table and has been brought back before the Planning Commission. New public notices have been sent.
7. CORRESPONDENCE
8. OLD BUSINESS

- a) MINOR AMENDMENT TO SITE PLAN FOR ROYALTY HOUSE BANQUET HALL; located on the north side of Old Thirteen Mile Road, approximately 712.48 ft. east of Van Dyke; 8201 Old Thirteen Mile Road; Section 03; Larsa LLC/ Faris Hermez (Dream House Estates/Zack Hanna). The Minor Amendment is for a building addition and other exterior improvements to the building. PMA230001 **Tabled from February 27, 2023. The petitioner requests that this item remain TABLED to the April 24, 2023 Planning Commission meeting to have sufficient time to address site plan issues.**

- 9. BOND RELEASE
- 10. NEW BUSINESS

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 COMMISSION BUSINESS

- a) Planning Director’s Report
- b) Voting of Proposed Bylaw Amendment. Planning Commission received proposed bylaw amendment for review on March 13, 2023.
- c) Planning Commission Discussion and Concerns

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 – at least one (1) business day 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.**