

The next item, under **New Business**, was to **Consider the Rezoning (Map Amendment) for 21800 Marter Road from R-3, Planned Multiple-Family Residential, to C.F., Community Facilities.**

Planner Mangan provided an overview of the application, the review that was done, and the findings of facts that support McKenna's recommendation for approval to City Council.

MOTION by Hamborsky, seconded by O'Keefe, that the Planning Commission recommend the Rezoning of 21800 Marter Road from R-3, to C.F., to City Council for approval based on the following findings of facts:

- a. The rezoning is consistent with Goal #4 – Community Character: Strengthen sense of place, identity, and character from the 2024 Master Plan.
- b. The rezoning brings the site closer to the intentions of the 2024 Master Plan's Future Land Use Plan, which designates the site as "Institutional".
- c. The uses permitted in the C-F, Community Facilities District, including space for public activities, schools, continuing care retirement communities, and public and private nonprofit recreational areas, are consistent with the proposed recreation facility that has been approved in St. Clair Shores.

Motion carried by the following vote:

YES: Ellis, Fenton, Fuller, Hamborsky, O'Keefe, Marx
NO: None
ABSENT: Gilezan, Schulte, Vitale