



COUNCIL ACTION SUMMARY SHEET

MEETING DATE: September 14, 2026

TOPIC 96 Park Island Road- Rezoning Request

BACKGROUND BRIEF:

The property at 96 Park Island Road is zoned RM, Multiple Family Residential, and is currently occupied by a single-family detached residence in the Village of Lake Orion.

The applicant applied for and requested three (3) dimensional variances from the Board of Zoning Appeals, at the July 2, 2026, regularly scheduled meeting, for front, side, and rear setbacks. The front setback variance was approved, and the side and rear setback variances were denied with the intent that the applicant apply for a rezoning, which would alleviate the need for variances, and allow the applicant to continue with the proposed conditions in compliance with the provisions of the new district.

The applicant is requesting a rezoning to RL, Lake Single Family Residential. The Future Land Use Map of the Village of Lake Orion 2022 Master Plan identifies this property and the surrounding properties to be designated for Lake-Single Family Residential.

The Planning Commission recommended approval to Village Council at its September 8, 2026 meeting.

SUMMARY OF PREVIOUS COUNCIL ACTION:

FINANCIAL IMPACT:

RECOMMENDED MOTION:

To approve the requested rezoning of the property located at 96 Park Island (Parcel 09-11-252-005) from RM, Multiple Family Residential to RL, Lake Single Family Residential.