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To: Lathrup Village Planning Commission
From: Tom Kennedy –Downtown Development Authority Project Coordinator
Date: September 15, 2026
RE: Parks & Greenspace Zoning

Background

Throughout the City of Lathrup Village's Master/Comprehensive Plan process, it has come to the attention of the Planning Commission that there are public parks that are zoned under Residential Zoning rules and guidelines.

In response to these concerns, the Planning Commission has had conversations about the zoning aspects of these public spaces being zoned Residential as opposed to the Public Service (PS) zoning designation, which has historically been used predominantly on Public School grounds. The page defining this zoning classification will be attached below for context.

This agenda item is meant to allow Planning Commissioners a chance for a more formal discussion on the implications for the parks and public spaces as it currently stands, and ask any questions or address any concerns that may be had by the Commission, or by the community at large.

3.1.4

PS Public Service

A. INTENT

The PS Public Service district is intended to allow uses of medium intensities which have moderately adverse impacts upon neighboring residential areas. The district is limited to areas which have lots which have sufficient size and depth to make it feasible to provide additional landscaping or other buffer treatment which can reduce such impacts to an acceptable level for this city.

i **User Note:** For uses listed in **bold blue**, refer to Article 4, or click on use, for use-specific standards

B. PRINCIPAL PERMITTED USES

- i. **Public schools** §36-4.5
- ii. Publicly owned and operated parks and parkways
- iii. Wireless telecommunication towers and antennas^[i] on municipal property
- iv. Uses similar to any principal permitted use, as determined by the planning commission

C. SPECIAL LAND USES

- i. Professional and administrative offices^[i]
- ii. Retail commercial uses^[i]
- iii. Drive-in or drive-through services
- iv. **Child care centers**^[i] §36-4.15
- v. Instruction centers for academic and fine arts purposes
- vi. **Adult day care centers**^[i] §36-4.15
- vii. Uses similar to any special land use in the district, as determined by the planning commission, and subject to reasonable conditions to address impacts of similar special land uses.