

CITY OF HAMTRAMCK  
MINUTES  
PLAN COMMISSION MEETING  
October 14, 2015, 6:30 p.m.

The meeting was called to order at 6:36 p.m. The meeting was held at the Hamtramck City Hall in the second floor Council Chamber.

Roll call.

Present: Sean Cote', Angela Gougherty (arrived 6:44 p.m.), Shannon Lowell, Anam Miah,  
David Mischiu, Graem White

Absent: Scott Collins, Mohammed Islam, Karen Majewski

Staff: Kathy Angerer

All stood for the Pledge of Allegiance.

A motion was made by Miah, supported by Mischiu and Commission unanimously approved to appoint Lowell as Chairman in the absence of Commissioner Collins.

A motion was made by Mischiu, supported by Miah and Commission unanimously approved to adopt the minutes of the September 9, 2015 meeting.

The public hearing was opened at 6:40 p.m. and closed at 6:40 p.m. with no in-person public comment received at the meeting.

Department of Community and Economic Development Director Kathy Angerer gave an overview of the agenda item and introduced Abdul Batin who gave further detailed information on his request to expand the hours of operation of his business from 10:30am – 10:00pm to 10:30am – 12:00 am.

Commissioner Miah added clarifying comments on behalf of the applicant.

Miah suggests to the commissioners that instead of closing at 12:00 midnight, that the applicant's request be amended to extend closing time to 11:30pm.

Information regarding the business received from the City of Hamtramck was read into the record.

A petition from residents in opposition to the change in hours of operation was received by Angerer and read into the record.

A petition from the applicant with signatures of residents in favor of the business hours expansion was read into the record.

Commissioner Gougherty asked if there were any other issues with the store.

Angerer states that there are outstanding issues to report including window grates that do not meet code, awning signage that does not meet code, complaints from the neighbors recorded by Hamtramck Police Department, citations issued and garbage containers that have not been kept as

directed by the Plan Commission at a previous meeting. The violations of city ordinance were read into the record.

Miah stated that he likes this type of business, a grocery store, in the neighborhood where residents can purchase items needed for their families.

Commissioner Lowell states that as a live/work designation there should be a difference between what hours the property functions as a residence and what time it is considered a business entity.

Commissioner Mischiu asks about past use of the property as a grocery store and commissioners stated that the property was a grocery store in the past.

Lowell states that there is not sufficient parking due to fire lanes along the side street.

Cote' asked if there is more foot traffic than car traffic. The applicant states there is more pedestrian traffic to and from the store.

A motion was made by Miah, to change hours of operation Sunday – Thursday with an earlier closing and Friday – Saturday a later hour. Motion was withdrawn by Miah.

Cote' discusses the differences between having a grocery store in the residential neighborhood versus a grocery store in a commercial district on a main street.

Gougherty states that 10 – 20 pedestrian customers should not be sufficient to be a disturbance in the neighborhood and cause residents distress.

Mischiu likes the idea of a mixed use and grocery store in this neighborhood and additionally suggests that a “walk-to” grocery store is an incentive to live in the city.

Miah says due to the restricted hours of operation there has been a loss of business. Everyone has their customer base and when this business was located on Conant and had longer hours there were more customers.

Cote' considers the historical precedence set by allowing the business to operate at its current location. Going forward this decision will impact other decisions.

A motion was made by Miah, supported by Mischiu, to set hours of operation Sunday – Thursday 10:30am – 11:00pm and Friday – Saturday 10:30am – 12:00am. Support: Angela Gougherty, Shannon Lowell, Anam Miah, David Mischiu, Graem White. Aye: Gougherty, Mischiu, Miah. Nay: Cote, Whyte, Lowell. Motion fails.

Councilman Miah suggested an alternative approach to allow the applicant to set the hours of operation 10:30am – 11:30pm seven days a week contingent upon the business attaining full compliance with the outstanding violations with the City of Hamtramck building department within 60 days.

A motion was made by Whyte, supported by Gougherty to extend the hours of operation to 11:30 pm seven days a week contingent upon the business attaining full compliance with the outstanding violations with the City of Hamtramck building department within 60 days. Aye: Angela

Gougherty, Shannon Lowell, Anam Miah, David Mischiu, Graem White. Nay: Cote. Motion passes.

A motion was made by Miah, supported by Cote' and Commission voted unanimously to adjourn at 7:43 p.m.

**PASSED AND APPROVED BY THE PLAN COMMISSION OF THE CITY OF HAMTRAMCK, WAYNE COUNTY, MICHIGAN THIS 12<sup>th</sup> DAY OF November, 2015.**

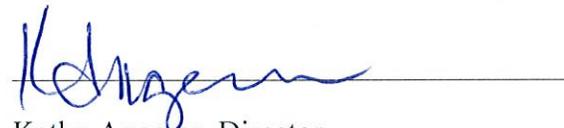
AYES: Scott Collins, Angela Gougherty (arrived 6:44 p.m.), Shannon Lowell, Anam Miah, David Mischiu, Graem White

NAYS:

ABSTENTIONS:

ABSENT: Sean Cote', Mohammed Islam, Karen Majewski

ATTEST:

A handwritten signature in blue ink, appearing to read "K. Angerer", is written over a horizontal line.

Kathy Angerer, Director  
Community and Economic Development