

**CITY OF WYANDOTTE
PLANNING COMMISSION**
Agenda for Thursday, February 16, 2023, at 6:30 p.m.
Council Chambers, Wyandotte City Hall

CALL TO ORDER:

COMMISSIONERS:

Duran	Pasko
Jalbert	Sarnacki
Kelly	Schultz
Kowalewski	Williams
Lupo	

ALSO PRESENT _____

COMMUNICATIONS:

- None

APPROVAL OF THE MINUTES OF THE PREVIOUS MEETING

Motion by Commissioner _____, supported by Commissioner _____ to approve the minutes of the regular Meeting of January 19, 2023.

OLD BUSINESS:

None

NEW BUSINESS:

1. **PUBLIC HEARING #01302023** - Request of the Finazzo Investments Co., Owner and Arun Kumar, Appellant, have applied to the Planning Commission for Stage I Site plan Review for a Dunkin Donut with a drive thru window at the east side of the building at 211 Eureka, Wyandotte, Michigan. The property is located in a PD District (Planned Development) and per Section 190.275, proposed restaurant with drive thru will require City Council and Planning Commission approval with documentation submitted as per Section 190.275-190.279 of the Zoning Ordinance.
2. **PUBLIC HEARING #01202023** – Request of 166 Oak Development, LLC owner and Rick DeSana, Appellant, have applied for a Certificate of Occupancy for an Outdoor Café at 166 Oak - Unit 107, Wyandotte, Michigan. The property is zoned CBD and accordance to the City’s Zoning Ordinance, Section 190.307(S) requires approval by the Planning Commission and City Council.

OTHER BUSINESS:

None

MOTION TO ADJOURN:

NEXT SCHEDULED MEETING IS THURSDAY, MARCH 16, 2023

City of Wyandotte, Michigan
Public Notice for Hybrid In-Person/Virtual Meeting of the Planning Commission In the
Wyandotte City Hall Council Chambers, 3200 Biddle Avenue & via “Zoom”
scheduled for
THURSDAY, FEBRUARY 16, 2023 at 6:30 PM

The City of Wyandotte’s priority is always the health, safety, and welfare of residents, businesses, visitors and its staff. Wyandotte has proactively taken steps to prevent the further spread of the coronavirus (COVID-19) throughout the city, including hosting of virtual meetings. All City Council, Commission and Board meetings will be conducted as virtual meetings until further notice.

The Planning Commission of the City of Wyandotte will be held IN THE City Hall Council Chambers and via the “Zoom” meeting platform in accordance with the Wayne County Local Public Health Department Emergency Epidemic Order and PA228 of 2020. The meeting is open remotely to the public to follow along and participate during the public portion of the meeting when asked by the Chairperson. The agenda and related information can be accessed on the City of Wyandotte’s website here:

http://www.wyandotte.net/front_desk/agenda_and_minutes/planning_commission.php

Access the electronic meeting by doing the following:

1. To attend the meeting by phone:
 - Call: 312-626-6799
 - Use webinar ID: **992 636 8831 (wyandotte1)**
2. To addend the meeting over the Internet:
 - <https://us02web.xoom.us/j/9926368831>
 - Passcode: 3200

Should you have any questions or would like to provide input on any business that will come before the public body at the meeting, please contact Kelly Roberts at **(734) 324-4555**, or via email **kroberts@wyandottemi.gov**

ELECTRONIC PLANNING COMMISSION MEETING PARTICIPATION

- To help meeting flow and organization, all public comments will be taken at the Call to the Public portion of the meeting and after each item is considered by the Commission as outlined on the agenda.
 - **Phone-in audience: To make a public comment, press “*9” to signify your desire to speak when public comment is called for and you will be called upon in order by the Chairperson or his designee.**
 - **Internet audience: To make a public comment, select “Raise Hand” to signify your desire to speak when public comment is called for and you will be called upon in order by the Chairperson or his designee.**

As required by the Americans with Disabilities Act of 1990, access to all programs, services and activities provided by the City of Wyandotte are available to individuals with disabilities with 48 hours’ notice. Individuals who believe they are in need of an accommodation should contact the Wyandotte City Clerk’s Office by emailing Lawrence Stec at clerk@wyandottemi.gov.

City of Wyandotte
PLANNING COMMISSION
Minutes of the Thursday, January 19, 2023, Meeting
MINUTES AS RECORDED

The meeting was called to order by Chairperson Pasko at 6:30 p.m.

COMMISSIONERS PRESENT: Jalbert, Kelly, Lupo, Pasko, Sarnacki, Williams

COMMISSIONERS EXCUSED: Duran, Kowalewski, Schultz

ALSO PRESENT: Peggy Green, Recording Secretary

COMMUNICATIONS:

No communications were received

APPROVAL OF THE MINUTES OF THE PREVIOUS MEETING:

MOTION BY COMMISSIONER Lupo, supported by Commissioner Jalbert to approve the minutes of the Meeting of November 17, 2022. MOTION PASSED.

OLD BUSINESS:

None

NEW BUSINESS:

1. Request of the Ambros Food, Owner and GLMV Architects, Appellant, to review the parking lot layout and landscaping located at 1241 Fort Street, Wyandotte in accordance with §190.325 Off-Street Parking space layout, standards, construction and maintenance. The property is located in a B-2 General Business District

MOTION BY COMMISSIONER LUPO, supported by Commissioner Sarnacki that the site plan for the parking lot at 1241 Fort Street, Wyandotte as submitted by GLMV Architecture, SP103, dated 12-16-22, is hereby approved as submitted with a variance for no screening wall along the east property line.

YEAS: JALBERT, KELLY, LUPO, PASKO, SARNACKI

NAYS: WILLIAMS

ABSENT: DURAN, KOWLAEWSKI, SCHULTZ

MOTION PASSED

PERSONS IN THE AUDIENCE: None

OTHER BUSINESS: None

MOTION TO ADJOURN:

MOTION BY COMMISSIONER Jalbert, supported by Commissioner Lupo to adjourn the meeting at 6:45 p.m.

Discussion regarding request at 1241 Fort.

The letter submitted by the City Engineer regarding 1241 Fort was read into the record.

Karissa Pankratz, GLMV Architects, and Bob, representing the owner, called in.

Chairperson Pasko commented that the upgrades look good and the appellant will be complying with the lighting required.

Ms. Pankratz agreed and added that the trash truck will be using the alley, and a wall would hinder it, and also a wall would create an unsafe condition for the customers and employees, they would not be able to see. Ms. Pankratz continued that an improvement to the site and aesthetics has been made

Lydeen Ramirez, 1295 23rd, present.

Ms. Ramirez discussed the location of the wall and indicated and felt that the garbage truck would have access, and wanted to know the reason for not wanting the wall.

Chairperson Pasko stated that the wall would hinder truck traffic, and security issues for the employees and customers. Ms. Ramirez discussed the wall again. Chairperson Pasko explained that there is a dumpster area wall on the east edge of the property, but the appellant does not want to put up a solid wall.

Ms. Ramirez asked if there was a door coming out the back of the building. Chairperson Pasko stated that the back is for deliveries. Ms. Pankratz added that there is a customer entrance and a side door, majority of the deliveries are in the back.

Commissioner Sarnacki asked Ms. Ramirez if she was concerned about trash. Ms. Ramirez replied yes and rat problems. Ms. Pankratz stated that the dumpster area will be enclosed. Bob added that the dumpster is dumped twice a week, and the area is gates and fully enclosed, the trash will be contained. Ms. Ramirez asked if there was something showing the gates. Chairperson Pasko stated that it is on the site plan. Chairperson Pasko added that the ordinance officer can be asked to keep a check on the alley.

Commissioner Kelly stated that it looks nice, and most businesses don't have screening.

Commissioner Williams expressed concern that the house directly behind the parking lot has a chainlink fence, and the headlights could be a nuisance, and he feels that should be considered.

There was discussion as to what was in the building before. Bob stated that it was a drycleaner before it was vacant.

Commissioner Lupo congratulated Pizza Hut on locating in the City of Wyandotte.

There was no further discussion.

PD PLANNED DEVELOPMENT DISTRICT
CITY OF WYANDOTTE
APPLICATION FOR APPROVAL

FEES

Preliminary PD Review \$400.00
Final PD Review \$300.00

NOTE TO APPLICANT: Application must be submitted to the Department of Engineering and Building on Thursday before 12:00 p.m. to be placed on the Council Agenda the following Monday. The application must be reviewed by the Department of Engineering and Building to insure proper legal description, proper site plan and required attachments are included.

The Honorable Mayor and City Council Members:

I (We), the undersigned, hereby petition the City Council to approve the Stage I Preliminary Site Plan or Final Site Plan as hereinafter required, and in support of this Application, the following facts are shown:

The property is located at 211 Eureka Rd between 3rd Street
(street address) (street)
and Biddle on the N-S-E-W side of the street, and is known as Lot (s) _____
(street address)
_____ of _____, Subdivision,
front footage of _____ feet and a depth of _____ feet.

The property is owned by: Finazzo Investment Co Street Address 1651 Kingsway Court
(Name)
City Trenton State MI Zip 48183 Phone No. 734-231-0877 Fax No. _____

MASTER PLAN – ORIGINAL LAND USE:

Move the current Dunkin located at 215 Eureka rd, Wyandotte to the adjacent building (Co Tenant) at 211 Eureka rd which has been vacant for 10 years and add an Drive Thru Window on the east side of the building.

It is proposed that the property will be put to the following use:

Build a Next Generation Dunkin as per Dunkin brand standard with an Drive Thru at 211 Eureka rd, Wyandotte , MI 48183. Please see the attached a preliminary layout of DT window and Car Stack.

Attached hereto are three (3) prints of a site plan showing the lots or parcel under petition, and are drawn to scale

We attach a statement hereto indicating why, in our opinion, the development requested is necessary for the preservation and enjoyment of substantial property rights, and why such development will not be detrimental to the public welfare, or to the property of other persons located in the vicinity thereof.

Signature of Applicant: _____ Print Name Arun Kumar

Address: 33572 Ashton Dr City: Sterling Heights State MI Zip 48312 Phone No. 586-879-7781

Receipt No. 50431 Date Received: 1/12/23

Engineer's Signature: _____

AKUMAR @ Motown Hospitality .com .



NICK SCARLATIS & ASSOCIATES, LTD.
5405 West 127th Street
Crestwood, Illinois 60418
tel 708.653.5200
fax 708.653.5202
email: nick@scarlatis.com

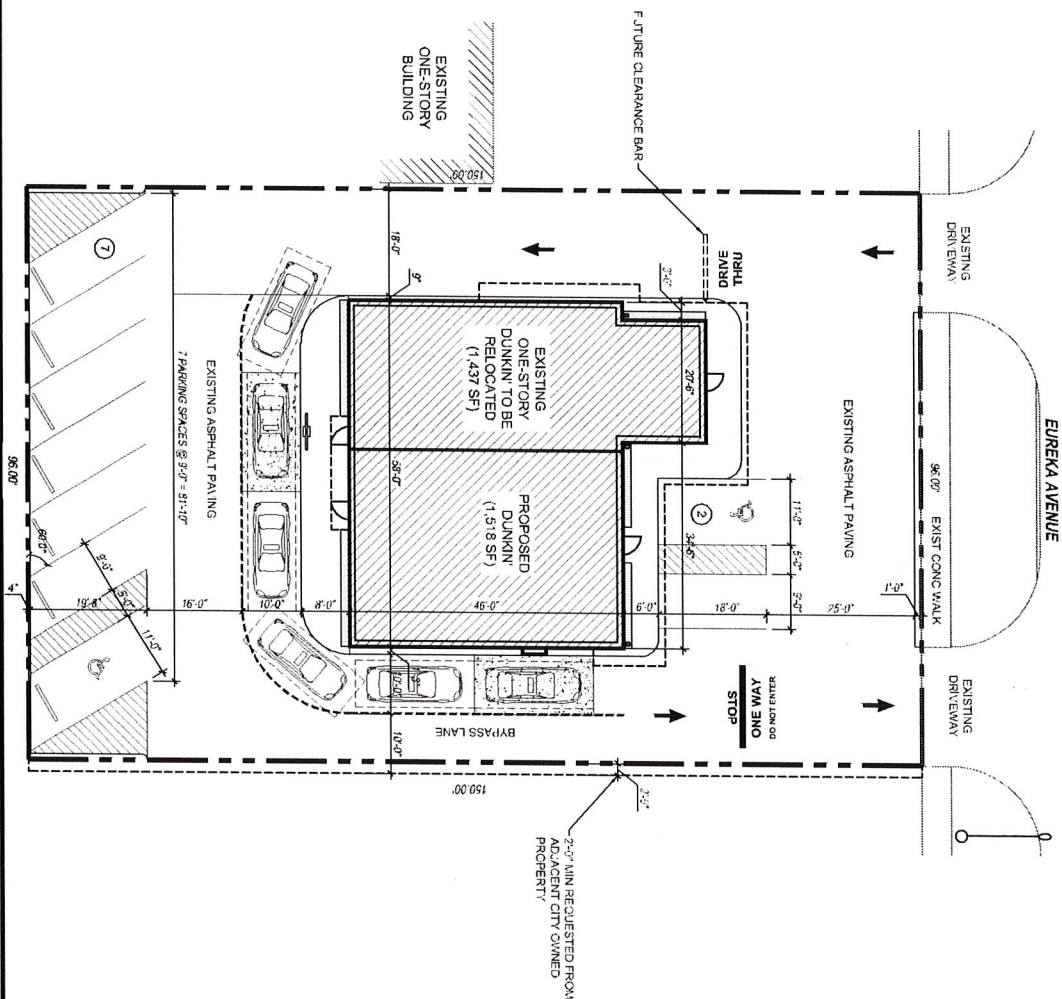
PRELIMINARY SITE PLAN #1

SCALE: 1" = 20'-0"



DUNKIN'
211 EUREKA ROAD
WYANDOTTE, MI
SCARLATTS JOB # 201725

December 9, 2022



J. & A. FAMILY L.L.C.

1651 KINGSWAY COURT
TRENTON, MICHIGAN 48183
(734) 675-1443 Fax (734) 675-1508

January 23, 2023

City of Wyandotte Engineering
3200 Biddle Ave.
Wyandotte, Michigan 48192

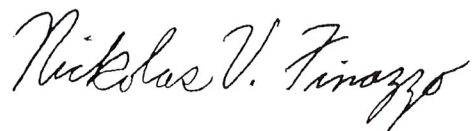
Engineering Department

My tenant, Arun Kumar, owner of the Dunkin Donuts in Wyandotte, is desirous of installing a drive through window at 211-215 Eureka, Wyandotte.

The prior use of the building was a drive through bank for Wyandotte Saving Bank, which was build by Finazzo Construction. When the drive through bank came up for sale we purchased, remodeled and converted it into two rental units closing off the original bank drive up. Our long time tenant Dunkin Donuts occupies one side of the building currently.

At this time we give Mr. Kumar permission to apply for a certificate of occupancy for the installation of the drive through window. We are still in negotiations for him to lease the adjacent unit.

Sincerely

A handwritten signature in cursive script that reads "Nickolas V. Finazzo". The signature is written in dark ink and is positioned above the printed name.

Nickolas Finazzo
J. & A. FAMILY L.L.C.



NOTIFICATION

Nonconformance of Proposed Building or Occupancy

OF23-0004

01/12/2023

APPLICANT

ARUN KUMAR
33572 ASHTON DR.
STERLING HEIGHTS, MI 48312

OWNER

FINAZZO INVESTMENT CO
211 EUREKA
TRENTON, MI 48183

**RE: 211 Eureka
Wyandotte, Michigan**

In accordance with §190.370 of the Zoning Ordinance, you are hereby notified that your application, January 12, 2023, for a **Certificate of Occupancy for a restaurant with a drive thru** on (legal description on file), in a PD zoning district does not comply with Section 190.275 of the Ordinance, which requires:

Section 190.275:

Proposed restaurant with drive thru will require City Council and Planning Commission approval with documentation submitted as per Section 190.275 – 190.279 of the Wyandotte Zoning Ordinance.

Note: Upon approval of this use, architectural sealed plans to be submitted.

If you should have any questions regarding this Notification, please contact Jesus Plasencia @ 734-324-4558 or email jplasencia@wyandottemi.gov.



Gregory J. Mayhew
City Engineer



**CITY OF WYANDOTTE
OUTDOOR CAFÉ
APPLICATION**

PH#01202023

Date: 1/20/23

REQUIRED INFORMATION:

Address of Outdoor Café: 166 Oak street

Name of Business: S1'S Restaurant Bar

Property Owner: JASON Dherrin

Address: _____ City: _____ State _____ Zip Code _____

Phone Number: (____) _____ Fax: (____) _____ Email: _____

Applicant: Bick DeSora

Address: 2530 Medford City: Trenton State MI Zip Code 48183

Phone Number: (810) _____ Fax: (____) _____ Email: _____

Zoning of property CBD Outdoor Café Location: ☒ Public Property ☐ Private Property

NOTE: An Outdoor Café in a B-2 Zoning District may provide for only 35% more seating than is provided inside the restaurant. Additional parking required (Sec. 2202.5.7)

Hours of occupancy for Outdoor Café: Thur-Sat 11 AM thru 2 AM / Sun-Wed 12-midnight PM
(§190.307.S.(1)(a) 17:00 a.m. to 12 midnight Monday thru Thursday and Sunday; Extended hours to 2:00 a.m. on Friday and Saturdays, 3rd Fridays, Street Art Fair Days, March 17, New Year's Eve, Wednesday before Thanksgiving Day, Thursday before Easter, and events approved by Resolution by City Council.)

Dates of occupancy for Outdoor Café: From: JAN 1st to Dec 31st
(§190.307.S.(1)(a) - Dates Allowed January 1st to December 31st)

Area of occupancy in square feet: See sq ft; dimensions _____ x _____

Capacity of existing establishment: Print people (with seating) _____ people (without seating)

Capacity of proposed outdoor café: See Print people (total number of seats)

Will alcoholic beverages be served at the outdoor café: ☒ Yes ☐ No

DIAGRAM OF SIDEWALK CAFÉ:

Please attach a separate 8-1/2" x 11" sheet (or larger) illustrating the proposed café area. Show existing sidewalk, buildings, curb, existing improvements in the right-of-way, i.e. lamp posts, street trees, planters, awnings, and guards, benches, mailboxes, etc., an unobstructed clear area for pedestrian passage along sidewalk (a minimum of 60" wide), railings, umbrellas, proposed area for tables and chairs, number of tables and chairs, and details of the proposed perimeter barrier. Diagram should be of a scale 1" = 10' (or other appropriate scale).

Location of entrances and exits shall be shown.

Attach a copy of all furnishings i.e. tables, chairs, planters containing plants and accessories. Furnishings may not be attached.

Fences abutting public right-of-way must be black metal.

DIAGRAM OF SIDEWALK CAFÉ:

Cafes adjacent to residential properties or that share an alley with residential properties shall be screened with a solid fence at minimum of six (6) feet in height.

For additional requirements, please refer to the Zoning Ordinance and the Outdoor Café Ordinance pertaining to the zoning of the property.

INSURANCE FOR OUTDOOR CAFES ON PUBLIC PROPERTY:

For outdoor cafes on public property, Liability Insurance, Liquor Liability Coverage and Property Damage Coverage naming the City of Wyandotte and Wayne County (when applicable) as an insured party must be provided before an outdoor café may be set up and be maintained for as long as the outdoor café is in operation. See attached example of a Certificate of Insurance for minimum coverages and minimum limits required. A primary general liability policy with limit of \$1 million per occurrence with a \$1 million aggregate policy is acceptable in lieu of the \$1 million per occurrence with a \$1 million aggregate policy plus the \$1 million umbrella as shown on the sample certificate provided.

NOTE: For those cafes on public property that serve alcohol you will also be required to have liquor liability coverage in the amount of \$1 million per occurrence and \$1 million policy aggregate.

GRANT OF LICENSE/HOLD HARMLESS AGREEMENT FOR OUTDOOR CAFES ON PUBLIC PROPERTY:

A Grant of License and Hold Harmless Agreement will be required to be executed by the property owner and tenant if applicable. The Grant of License and Hold Harmless Agreement will be prepared by the City's Attorney and require approval by the City Council.

ANNUAL INSPECTION:

An Annual Inspection will be required. The Applicant shall apply to the Engineering and Building Department each year after receiving approval by the Planning Commission.

CERTIFICATION:

Applicant covenants and agrees to strictly comply with all terms and conditions of the Outdoor Café Ordinance, all other ordinances and requirements of State and Federal laws. Applicant further understands and agrees that the Planning Commission in its sole and absolute discretion, may approve, deny or set any conditions or limitations on any outdoor café which may be approved on private property. In addition, the City Council in its sole and absolute discretion may approve, deny or set any conditions or limitations on any outdoor café which may be approved on public property.

Approval of an outdoor café is on a calendar year basis and a renewal request must be filed each year. Approval of an outdoor café is subject to revocation by the City.

INDEMNIFICATION:

By signing this Application and upon approval by the Planning Commission for cafes on private property or upon approval by the City council for cafes on public property, the Applicant agrees to indemnify the City of Wyandotte and Wayne County per the following: the applicant and permittee shall indemnify, hold harmless and defend the City of Wyandotte and Wayne County, and their agents, employees elected officials, against and any all claims, expenses (including attorney's fees) demands, payments, suits, actions, recoveries, and judgements of every name

and description, brought or recovered against them or either or any of them for or on account of loss of life, any personal injury, or damages to property received or sustained by any person or persons whomsoever by reason of any act or omission of the said applicant and permittee, their agents, servants, or subcontractors in the operation of said outdoor café, or by or in consequence of any negligence or carelessness in connection with the same or on account of the death of or injuries to persons who shall be engaged in the operation of the outdoor café; and on account of liability or obligation imposed directly or indirectly upon the City of Wyandotte or Wayne County by reason of any law of the State of Michigan or the United States, now existing or which shall hereafter be enacted imposing any liability or obligation, or providing for compensation to any person or persons on account of or arising from the date hereof, for injuries to employees or others. Said applicant and permittee shall pay, settle, compromise, and procure the discharge of any and all such claims and all such losses, damages, expenses, liabilities, and obligations, of any and all such claims and all such losses, damages, expenses, liabilities, and obligations, and shall defend at his own cost and expense any and all claims, demands, suits, and actions made or brought against the City of Wyandotte and Wayne County for or upon any such claim. In case the said applicant and permittee shall fail, neglect, or refuse to comply with any of the provisions of this paragraph, said City of Wyandotte or Wayne County may in order to protect itself from liability, defend any such claim, demand, suits, or action and pay, settle, compromise, and procure the discharge thereof, in which case the said applicant and permittee shall repay to the City of Wyandotte or Wayne County any and all such loss, damage, and expense, including attorney's fees paid, suffered, or incurred by said City of Wyandotte or Wayne County in so doing.

Applicant and permittee shall defend, hold harmless and indemnify City of Wyandotte and Wayne County against any and all claims, expense (including attorney's fees), loss or liability for injury to or death of any persons (including employees or agents), and loss of or damage to any property (including property owned, leased or borrowed by City of Wyandotte or Wayne County), incurred during the operating of the outdoor café associated with and under this agreement, unless any of the above stated claims, expenses, loss, liability or obligation is caused solely by the negligence of the City of Wyandotte or Wayne County. Applicant and Permittee shall waive all of its and all of its Insurers rights of subrogation against the City of Wyandotte, and Wayne County, as well all of their Officers, Employees, Elected Officials and Volunteers.

FEE PAID: \$ 750

Dated this 20 day of JANUARY, 2023

Applicant's Signature: [Signature]

Print Name and Title _____

FEE: <u>PAID 01/20/23</u>	Office Use Only \$300 with no alcohol served, consumed or possessed <u>\$750</u> with alcohol served, consumed or possessed
Notes:	
Public Department Approval: <input type="checkbox"/> Yes <input type="checkbox"/> No	Date: <u> </u> , 20 <u> </u>
Fire Department Approval: <input type="checkbox"/> Yes <input type="checkbox"/> No	Date: <u> </u> , 20 <u> </u>
Eng/Bldg. Department Approval: <input type="checkbox"/> Yes <input type="checkbox"/> No	Date: <u> </u> , 20 <u> </u>
Insurance Certification on File: <input type="checkbox"/> Yes <input type="checkbox"/> No	Date: <u> </u> , 20 <u> </u>
Hold Harmless Agreement Executed: <input type="checkbox"/> Yes <input type="checkbox"/> No	Date: <u> </u> , 20 <u> </u>
Grant of License Issued: <input type="checkbox"/> Yes <input type="checkbox"/> No	Date: <u> </u> , 20 <u> </u>



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME:	
	PHONE (A/C, No, Ext): FAX (A/C, No): E-MAIL ADDRESS:	
INSURED	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A:	
	INSURER B:	
	INSURER C:	
	INSURER D:	
	INSURER E:	

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
	GENERAL LIABILITY					
	COMMERCIAL GENERAL LIABILITY					EACH OCCURRENCE \$ 1,000,000
	CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR					DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000
						MED EXP (Any one person) \$ 5,000
						PERSONAL & ADV INJURY \$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER					GENERAL AGGREGATE \$ 1,000,000
	<input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC					PRODUCTS - COMP/OP AGG \$ 1,000,000
	AUTOMOBILE LIABILITY					
	ANY AUTO					COMBINED SINGLE LIMIT (Ea accident) \$
	ALL OWNED AUTOS	SCHEDULED AUTOS				BODILY INJURY (Per person) \$
	HIRED AUTOS	NON-OWNED AUTOS				BODILY INJURY (Per accident) \$
						PROPERTY DAMAGE (Per accident) \$
	<input checked="" type="checkbox"/> UMBRELLA LIAB	OCCUR				
	EXCESS LIAB	CLAIMS-MADE				EACH OCCURRENCE \$ 1,000,000
	DED RETENTION \$					AGGREGATE \$ 1,000,000
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY					
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	<input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> N/A				WC STATU- TOBY LIMITS OTH- ER
	If yes, describe under DESCRIPTION OF OPERATIONS below					E.L. EACH ACCIDENT \$
						E.L. DISEASE - EA EMPLOYEE \$
						E.L. DISEASE - POLICY LIMIT \$
<input checked="" type="checkbox"/>	Liquor Liability					\$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101. Additional Remarks Schedule, if more space is required)

The City of Wyandotte, Wayne County, it's officers and employees are additional insureds. The coverage is primary and not contributing or prc rata with any other insurance or similar protection (e.g. risk management association) which is or may not be available to or carried by the City. This coverage extends to the sidewalk patio area, or other public Right Of Way, where ongoing restaurant operations take place. The insured hereby waives it's and all of its insurers rights of subrogation against the City of Wyandotte, Wayne County, its Officers, Employees, Elected Officials, and Volunteers.

CERTIFICATE HOLDER

CANCELLATION

City of Wyandotte
3200 Biddle Avenue
Wyandotte, MI 48192

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

OFFICIALS

Theodore H. Galeski
CITY ASSESSOR

Lawrence S. Stec
CITY CLERK

Todd M. Browning
CITY TREASURER



MAYOR
Robert A. DeSana

COUNCIL
Robert Alderman
Chris Calvin
Kaylyn Crayne
Todd Hanna
Rosemary Shuryan
Kelly M. Stec

GREGORY J. MAYHEW, P.E.
CITY ENGINEER

January 24, 2023

Stan Pasko, Chairperson
Planning Commission
City of Wyandotte
3200 Biddle Avenue
Wyandotte, MI 48192

**RE: Outdoor Café at 166 Oak - Suite 107
Si's Place**

Dear Mr. Pasko:

The undersigned has reviewed the application for the proposed new outdoor cafe at 166 Oak - Suite 107. The outdoor café is located in the CBD Central Business District. The following stipulations should be considered for your review:

- The proposed outdoor café is located on public property in the city sidewalk along the north side of Oak.
- The plans show both the proposed short-term and long-term cafes. The long term café plans are shown for reference; only the short term café plan is subject to approval at this time. The long-term plan will be presented at a later date.
- The occupancy limit of the café will be 16 occupants.
- A 44-inch wide aisle would be required to be maintained for egress from the building through the outdoor café.
- Recommend the outdoor cafe provide a trash receptacle, located in the public right of way adjacent to the café, as directed by the Engineer. The applicant shall be responsible for the daily emptying of the trash receptacle. The receptacle shall be of size and design as approved by the Engineer.
- The proposed outdoor cafe shall meet all requirements of the Fire Chief.
- Upon your review and recommendation, the applicant shall execute a grant of license and hold harmless agreement pending Council approval.

The plans meet the requirements of the City of Wyandotte Zoning Ordinance. The enclosed outdoor café plan is provided for your review and consideration.

If you have any questions you may contact the undersigned at (734) 324 – 4554.

Sincerely,

Gregory J. Mayhew
City Engineer

Enclosures: Proposed Site Layout

3200 Biddle Avenue • Wyandotte, Michigan 48192 • 734-324-4500 • Fax 734-324-4540 • www.wyandotte.net

OFFICIALS

CITY CLERK

Lawrence S. Stec

TREASURER

Todd M. Browning

CITY ASSESSOR

Theodore H. Galeski



BRIAN ZALEWSKI
CHIEF OF POLICE

MAYOR
Robert A. DeSana

COUNCIL
Robert Alderman
Chris Calvin
Kaylyn Crayne
Todd Hanna
Rosemary Shuryan
Kelly M. Stec

January 24, 2023

TO: Jesus Plasencia, Assistant City Engineer

FROM: Brian Zalewski, Chief of Police

SUBJECT: OUTDOOR CAFÉ REQUEST – 166 Oak - Suite 107, Si's Place

CC: Kelly Roberts, Development Coordinator
Planning Commission

I have no objections to the proposal and application for the outdoor service area as illustrated on the engineering drawing submitted by the applicant 166 Oak-Suite 107, Si's Place, with the following conditions:

- The applicant meets all laws and ordinances as required by the Fire Department, Engineering Department, and Planning Commission.
- I presume that the applicant intends to make application to the Michigan Liquor Control Commission (MLCC) for the serving of alcoholic beverages on the described outdoor area. If they intend to serve in their outdoor areas, approval will be required from the LCC for an outdoor café.
- If approved for serving alcoholic beverages outside, it must be contained in a well-defined and clearly marked area outside of the licensed premises.

If you need any further assistance, please do not hesitate to contact me.

A handwritten signature in cursive script, reading "Brian Zalewski".

Brian Zalewski
Chief of Police



This is a reply to public hearing # 01202023

I'm not in favor of any outdoor café this close to residential homes
Sometimes it gets loud keep it indoors.

you would feel the same if you lived close like I do its one thing
we have big apartments behind my house with balcony facing my
back yard that took away my privacy. Its just one thing after another
this commission never considered how it could effect the residents
if I knew living in my house 54 years this is what I got to live with I
would never lived in Wyandotte.the residents don't matter just the
the business do

joe schichl at 163 chestnut

RECEIVED

FEB 8 2023

CITY OF WYANDOTTE