



**Determination of Similar Use
Application Form**

City of Monroe
Planning Department
120 E. First Street
Monroe, MI 48161
734.384.9106 (P) 734.384.9108 (F)

Receipt Stamp

Application #

Owner Information

Name:

Address:

Telephone:

Fax:

Email:

Applicant Information

Name:

Address:

Telephone:

Fax:

Email:

Property Description

Property Address:

Located between

and

Streets.

Legal Description:

Property ID #:

Existing Zoning:

Current Use of Property:

Description of Proposed Use

Proposed Use Description:

Site Area:

Floor Area Existing:

Proposed:

TOTAL:



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Determination of Similar Uses

In recognition that every potential use cannot be listed in the Planning & Zoning Code, the CPC is authorized to conduct a public hearing to determine if a use not listed within a particular zoning district is sufficiently similar to other uses to permit that use within the zoning district without requiring an amendment to this Zoning Code. The CPC shall make a determination of such a similar use and made a recommendation to the City Council for final action, according to the following standards:

1. A finding that the proposed use is not listed as a permitted principal use or special land use in any other zoning district shall be made;
2. The CPC and City Council shall select the use listed in the Planning & Zoning Code which most closely resembles the proposed use, using criteria such as the potential impact on property values, traffic generated, aesthetics, noise, vibration, dust, smoke, odor, glare and other objectionable impacts in terms of the health, safety and welfare of the City. The CPC or City Council may request documentation or studies from the applicant or City Staff to evaluate potential impacts associated with the use, or they may decide there is no similar use.
3. Once a similar use is determined, the proposed use shall comply with any special conditions or standards that apply to the similar use.

Submittal Procedure

- o Applicant submits a complete application with all required information;
- o Planning Department staff verifies completeness;
- o Application will be placed on the next available Citizens Planning Commission (CPC) agenda;
- o A public hearing may be held at the CPC meeting; and
- o The CPC will make a recommendation to City Council regarding the request.

Authorization

I/We hereby apply for a Determination of Similar Use in accordance with Section 720-136 of the Code of the City of Monroe. The information, plans and materials submitted herewith in support of this application are to the best of my/out knowledge, true and correct.

In addition, I/We understand that this application will be placed on the next available CPC regular meeting agenda, unless I/We request a special meeting to be held for an additional cost.

Owner _____

Date _____

Applicant _____

Date _____

Fees

Determination of Similar Use \$300.00

To request a Special Meeting before the CPC please submit the Special Meeting Application with the \$400 fee.

Department Use Only

Fee Paid \$ _____
Authorization of Completeness

Planning Department Staff