



CITY OF Sterling Heights PLANNING

PETITION TO AMEND THE ZONING ORDINANCE CITY OF STERLING HEIGHTS

This application and required documents (see complete list below) shall be submitted to digitally to shplanning@sterling-heights.net or via [BS&A Online](#) as required by the as required by the [City's Zoning Ordinance](#)

PLEASE ENTER ALL OF THE FOLLOWING INFORMATION

Project/Property Attributes:

Address: _____

Parcel Number(s): _____

Legal Description: Attached On Site Plan

Acreage: _____

Current Zoning of Property: _____

Rezoning Petition Request: Conditional Rezoning Conventional Rezoning

Proposed Zoning District: _____

Rezoning Request Narrative:

If necessary please attach a separate sheet with rezoning request narrative.

Property Owner Information: Check here if same as applicant

Name: _____ Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____





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Applicant requesting rezoning petition:

Name: _____ Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____

Legal Interest in Property: _____

Designated Contact Person/Agent (all information regarding reviews, notices, etc. will be sent to this contact):

Same As Applicant: _____ Other – Fill out information below:

Name: _____ Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____

Documents Submitted:

The following documents/plans must be submitted for all rezoning petitions within the City unless otherwise indicated by the City Planner.

- A legal description of the property
- Legal documentation that verifies ownership or interest in property
- Statement of why the change requested is necessary for the preservation and enjoyment of substantial property rights and why such change will not be detrimental to the public welfare nor the property of other persons in the vicinity
- For Conditional Rezoning Only:** Describe the intended use of the property and all structures, and any conditions of approval you wish the Planning Commission/City council to consider. Submit any site, landscaping, signage, and elevation plans for review
- If a site plan is submitted, it must comply with ordinance requirements (S23.02, A1)
- The Office of Planning may require an official survey of the property, which must be completed by a licensed professional.
- Legal Identification (Driver's License, State ID, or Passport)**

Signature of Land Owner/Print Name

Signature of Applicant(s)/Print Name

Signature of Agent/Print Name



ADDENDUM TO PETITION TO AMEND THE ZONING ORDINANCE

All petitioners requesting to rezone property in the City of Sterling Heights are advised by the Sterling Heights Planning Commission to limit their presentation to the issue of the requested rezoning, land use management and development of the property and surrounding areas. Factors that petitioners should be addressing or responding to as why their rezoning should be approved may include the following:

1. Is the rezoning consistent with other zones and land uses in the area?
2. Are the uses in the proposed zone equally or better suited to the area than the current uses?
3. Is the proposed rezoning consistent with the policies and uses proposed for that area in the City's Master Land Use Plan?
4. Is there an error in the zoning ordinance which would be corrected by the proposed rezoning petition? The petitioner should present a detailed explanation of such alleged error in the ordinance and provide detailed reasons as to how the proposed rezoning will correct the ordinance.
5. Have conditions changed or are there changing conditions in the City generally, which make the proposed rezoning reasonably necessary?
6. Is the property capable of being developed as currently zoned? If not, explain why.
7. Is the rezoning or its denial arbitrary or capricious in terms of surrounding uses of property?

If you have any questions contact the City of Sterling Heights Office of Planning, 40555 Utica Road, P.O. Box 8009, Sterling Heights MI 48311-8009 / Phone: 586.446.2360/ shplanning@sterling-heights.net

