

**CITY OF DEARBORN HEIGHTS  
ORDINANCE NO. H-18-02**

AN ORDINANCE OF THE CITY OF DEARBORN HEIGHTS, PROVIDING THAT THE CODE OF ORDINANCES, CITY OF DEARBORN HEIGHTS, BE AMENDED BY AMENDING THE ZONING MAP AND DISTRICT BOUNDARIES FOUND IN CHAPTER 36, ARTICLE 3, SECTION 36-52 OF SAID CODE TO RECLASSIFY A CERTAIN LOT FROM R-1 (SINGLE FAMILY RESIDENTIAL DISTRICT) TO C-3 (COMMERCIAL DISTRICT).

WHEREAS, THE LAND USE OF THE SUBJECT PROPERTY IN RECENT YEARS JUSTIFIES ITS REZONING AND AS SET FORTH IN A JUDGMENT ENTERED IN THE FEDERAL DISTRICT FOR THE EASTERN DISTRICT OF MICHIGAN, SOUTHERN DIVISION, CASE NO. 17-cv-10121, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DEARBORN HEIGHTS, THAT CHAPTER 36, ARTICLE 3, SECTION 36-52 OF THE CODE OF ORDINANCES OF THE CITY OF DEARBORN HEIGHTS, MICHIGAN IS HEREBY AMENDED TO PROVIDE AS FOLLOWS:

**SECTION I.**

Article 3, Section 36-52 is amended by amending the zoning map of the City of Dearborn Heights, which is part of Chapter 36 of the City Code, as follows:

That the zoning classification of the property described below is changed from R-1, Single Family Residential District to C-3 Commercial District, and the zoning map is hereby amended to reflect this zoning classification.

35A1681A LOT 1681 EXCEPT THE S ELY 10 FT  
THEREOF AMENDED PLAT OF DEARBORN POINT SUB  
T2S R10E L44 P81 TO 83 WCR

**SECTION II**

**REPEAL**

All ordinances or parts of ordinances in conflict herewith are hereby repealed only to the extent necessary to give this ordinance full force and effect.

**SECTION III**

**SEVERABILITY**

Should any section, clause or phrase of this ordinance be declared by the courts to be invalid, the same shall not affect the validity of the ordinance as a whole or any part thereof other than the part so declared to be invalid.

**SECTION IV**

**EFFECTIVE DATE**

This ordinance shall become effective upon publication as provided by law.

**SECTION V**

**AUTHENTICATION**

This is to certify that the undersigned do hereby authenticate the foregoing record of the ordinance herein set forth.

\_\_\_\_\_  
DANIEL S. PALETKO, Mayor

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WALTER J. PRUSIEWICZ, Clerk

**CERTIFICATION**

I hereby certify that the foregoing is a true and correct copy of this ordinance adopted by the Council for the City of Dearborn Heights at a regular meeting of the Council held on the 27th day of February, 2018, and became effective by publication in the official newspaper of the City of Dearborn Heights and/or by publication as otherwise permitted by the City Charter on the 13th day of March, 2018.

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WALTER J. PRUSIEWICZ, Clerk

Publication Date: March 13, 2018