



MEMORANDUM

301 W. MAIN ▪ OWOSSO, MICHIGAN 48867-2958 ▪ WWW.CI.OWOSSO.MI.US

DATE: April 28, 2026

TO: Mayor Teich and the Owosso City Council

FROM: Tanya S. Buckelew, Community Development Director

SUBJECT: Rezoning Request 1000 Bradley St Recommendation and Setting the Public Hearing

RECOMMENDATION:

The Planning Commission recommends amending the zoning ordinance to rezone the following parcel:

Parcel Address	Parcel Number	Current Zoning	Proposed Zoning
1000 Bradley Street	050-660-008-001-00	I-1 Light Industrial	RM Multiple Family Residential

The City Council is required to hold a Public Hearing prior to approving or not approving the rezoning request to amend the zoning ordinance. The Public Hearing shall be scheduled for Monday, May 18, 2026 at 6:30 pm.

BACKGROUND:

The City is in receipt of a rezoning request from NB Concepts LLC to rezone the above listed parcel. The proposed use is 40 single family residential units.

The Planning Commission, after mailing notices and holding a public hearing, voted at its regular meeting on April 27, 2026, to recommend that City Council approve the rezoning request.

FISCAL IMPACTS: None

RESOLUTION NO.

**AUTHORIZING FIRST READING & SETTING A PUBLIC HEARING
TO AMEND CHAPTER 38, ZONING, OF THE CODE OF ORDINANCES
TO REZONE ONE PARCEL OF REAL PROPERTY AT 1000 BRADLEY STREET
AND AMEND THE ZONING MAP**

WHEREAS, the City of Owosso adopted a Master Plan in 2021 which includes a future land use plan; and

WHEREAS, the City of Owosso received a request from NB Concepts LLC, potential buyers of the property located at 1000 Bradley Street, parcel #050-660-008-001-00, to rezone the parcel from I-1, Light Industrial to RM, Multiple Family Residential; and

WHEREAS, the Planning Commission published and mailed notices for this request, held a public hearing on the request, and deliberated on the request; and

WHEREAS, the Planning Commission finds that the requested rezoning does meet the intent and criteria for a zoning amendment as it relates to the Master Plan and Zoning Ordinance; and

WHEREAS, the Planning Commission, without reservations, recommends the rezoning of the following parcel; and

WHEREAS, City Staff recommends, without reservations, the rezoning of the following parcel:

Parcel Address	Parcel Number	Current Zoning	Proposed Zoning
1000 Bradley Street	050-660-008-001-00	I-1 Light Industrial	RM Multiple Family Residential

And

WHEREAS, a public hearing by the City Council is required before any such ordinance amendment can be approved or denied.

NOW THEREFORE BE IT RESOLVED THAT THE CITY OF OWOSSO ORDAINS:

SECTION 1. OFFICIAL ZONING MAP AMENDMENT. That Chapter 38, Zoning, Sec. 38-27, *Zoning Districts and Map*, is proposed to reflect the following changes, to be noted on the official map and filed with the city clerk:

Parcel Address	Parcel Number	Current Zoning	Proposed Zoning
1000 Bradley Street	050-660-008-001-00	I-1 Light Industrial	RM Multiple Family Residential

SECTION 2. PUBLIC HEARING. A public hearing is set for Monday, May 18, 2026 at 6:30 p.m. in the City Hall Council Chambers for the purpose of hearing citizen comment regarding the proposed ordinance amendment.

SECTION 3. NOTICE. Council hereby directs staff to supply a public notice concerning the rezoning to a newspaper of general circulation within the city.

SECTION 4. AVAILABILITY. This ordinance may be purchased or inspected in the city clerk's office, Monday through Friday between the hours of 9:00 a.m. and 5:00 p.m.

**CITY OF OWOSSO
OFFICIAL NOTICE OF PUBLIC HEARING FOR
PROPOSED ZONING MAP AMENDMENT
1000 BRADLEY STREET**

A public hearing will be held on Monday, May 18, 2026 at or about 6:30 pm to receive citizen comment regarding a requested amendment to Chapter 38, Zoning, Article 3, Zoning Districts and Map, Section 38-72 of the Code of the City of Owosso. The proposed ordinance is intended to change the zoning of the following property:

Parcel Address	Parcel Number	Current Zoning	Proposed Zoning
1000 Bradley Street	050-660-008-001-00	I-1 Light Industrial	RM Multiple Family Residential

A map detailing the area subject to the rezoning and the current zoning ordinance is available in the city clerk's office, located at 301 W. Main Street or on the City's website at www.ci.owosso.mi.us.

Written comments may be submitted to the City Clerk's Office at City Hall, 301 W. Main Street, Owosso, MI 48867 or to city.clerk@ci.owosso.mi.us prior to the meeting. Verbal comments may be recorded on the City Council voicemail at 989-725-0596 or made at the meeting.

Questions regarding this case should be directed to: Tanya S. Buckelew, Community Development Director, 989-725-0540, tanya.buckelew@ci.owosso.mi.us

Amy K. Kohagen, CMC
Owosso City Clerk

The City of Owosso will provide necessary reasonable auxiliary aids and services, such as signers for the hearing impaired and audio tapes of printed materials being considered at the meeting, to individuals with disabilities at the meeting/hearing upon seventy-two (72) hours' notice to the City of Owosso. Individuals with disabilities requiring auxiliary aids or services should contact the City of Owosso by writing or calling City Clerk, 301 W. Main St, Owosso, MI 48867 (989) 725-0500. Website address is www.ci.owosso.mi.us

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