



Project Highlights:

- Involved citizens through a visioning workshop
- Developed innovative mixed-use designations for special areas
- Focused on preserving the existing community character
- Included specific near-range, mid-range, and long-range implementation techniques

The City of Grosse Pointe Woods' current Master Plan was adopted in 2006. While much of the City is built out and well established, the community has numerous opportunities for redevelopment and land use changes. The focus of this plan has, and continues to be on Mack Avenue, Vernier Road and Cook Road. Residential areas also received extensive review for infill regulations and neighborhood compatibility. The Master Plan focuses on preserving the existing community character while also re-evaluating the commercial core. The very well attended public workshop provided guidance as to the means of preserving the neighborhood character and quality, vitality and mix of businesses on Mack Avenue, improving traffic circulation and parking supply, and ideas for redevelopment.

Innovative mixed use designations were developed for several areas within the Mack Avenue corridor. The mix of commercial, office and residential uses is intended to address the limitations associated with parcel depth, proximity to established residential neighborhoods, and the bifurcation of the commercial core. These mixed use areas are also intended to foster redevelopment and provide for flexible land use arrangements. Implementation tools included zoning map amendments, ordinance amendments, capital improvements, and residential and commercial design guidelines.

