City of
ROCHESTER HILLS
1000 Rochester Hills Drive, Rochester Hills, Michigan 48309-3033

NOTICE OF PUBLIC HEARING
PLANNING COMMISSION MEETING

TO ROCHESTER HILLS RESIDENTS:

NOTICE IS HEREBY GIVEN THAT THE CITY OF ROCHESTER HILLS PLANNING COMMISSION will conduct a Public Hearing In accordance with the Michigan Zoning Enabling Act, PA 110 of 2006, as amended, and Sections 138-1.203, 138-2.300-2.302 and 138-4.300 of the Code of Ordinances of the City of Rochester Hills, Oakland County, Michigan, to consider the following request:

REQUEST: Conditional Use Recommendation (File PCU2026-0006). Per Section 138-4.300 Table of Permitted Uses by District, Conditional Use approval is required for alcoholic beverage sales for onsite consumption that is ancillary to an otherwise permissible use (restaurant).

LOCATION: Ginza Ramen, 6866 N. Rochester Rd., located north of Tienken and west of Rochester Rd. within the Papa Joe's shopping center, zoned NB Neighborhood Business with the FB Flex Business Overlay, Parcel 15-03-477-035.

APPLICANT: NAON, LLC dba Ginza Ramen, 6866 N. Rochester Rd., Rochester Hills, MI 48306

The Public Hearing will be held at the Rochester Hills Planning Commission meeting on **Tuesday, October 20, 2026**, commencing at **7:00 PM**, at the Rochester Hills Municipal Offices, 1000 Rochester Hills Drive, Rochester Hills, Michigan 48309.

Application materials can be viewed on the City's website through the Status of Development Projects map on the Planning & Economic Development webpage. Please contact the Planning & Economic Development Department at (248) 656-4660 with any questions during regular business hours of 8:00 a.m. to 5:00 p.m. Written comments concerning this request can be sent to the City of Rochester Hills Planning Department, 1000 Rochester Hills Drive, Rochester Hills, Michigan 48309 or emailed to planning@rochesterhills.org. Please note that written comments must be provided to Planning staff by 5:00 p.m. Tuesday, October 13, 2026 in order to be included in the original online posting of the Planning Commission agenda.

(OVER)

Public comments received after this time, up to 4:00 p.m. the day of the meeting, will be forwarded to the Planning Commission for their review and **may** also be posted in a revised online agenda prior to the meeting date. All public comments received prior to the meeting time will be included within the City's online legislative file. Comments can also be provided to the Planning Commission at the public hearing.

Note: Anyone planning to attend the meeting who has need of special assistance under the American with Disabilities Act (ADA) is asked to contact the Facilities Division at (248) 656-4658 forty-eight hours prior to the meeting. Staff will be pleased to make the necessary arrangements.

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Greg Hooper, Chairperson
Rochester Hills Planning Commission
Dated this 29th day of September 2026
At Rochester Hills, Michigan
Publish: October 5, 2026

RH Development Project Map
View the status of current and ongoing development projects throughout the City. This is the URL for the map or use the QR code to the left:
rochesterhills.org/developmentprojectsexplorer

RHConnect
To receive notifications of meeting agendas and the latest news about the City of Rochester Hills via text or email. This is the URL to sign up or use the QR code to the left: **rochesterhills.org/rhconnect**

RH Legislative Center
Agenda packets, which include the information being reviewed by the boards, are typically posted 6-7 days prior to the meeting. This is the URL to view this information or use the code to the left:
roch.legistar.com