

City of Ishpeming Master Plan Update – Summary of Key Changes

The City has completed a targeted update to the Master Plan to reflect current conditions, community priorities, and housing needs. Major updates include:

Housing Data, Housing Chapter 7

- Added a new housing analysis informed by recent market data and a Target Market Analysis (TMA)
- Identified a need for **more diverse housing types**, including townhomes, smaller homes, and rental options
- Introduced strategies to support housing affordability and rehabilitation of existing homes

Future Land Use

- Refined Future Land Use categories to better align with existing development patterns
- Emphasized **infill development and growth in areas with existing infrastructure**
- Clarified intent for mixed-use and residential areas

Zoning & Implementation

- Added recommendations to **modernize zoning standards**, including setbacks, parking, and housing flexibility
- Introduced tools such as potential overlay districts and updated development standards
- Strengthened alignment between the Master Plan and Zoning Ordinance

Infrastructure & Services

- Reinforced the importance of coordinating growth with available water, sewer, and transportation infrastructure
- Encouraged efficient use of existing public investments

Community Priorities

- Updated goals and objectives to reflect current community needs and regional trends
- Placed greater emphasis on housing, reinvestment, and long-term sustainability

How to Review

The **full draft Master Plan** should be reviewed for complete context. This summary is provided as a guide to major updates and does not replace the full document.