



PARKSTONE

DEVELOPMENT PARTNERS

Parkstone Development Partners works with small business owners to navigate and simplify the permitting, licensing, and zoning approval processes. Our mission is to help bring community assets to market on-time and under-budget.

Our Services

As partners in the business development process, we assist with all manner of public sector approvals, including right-of-way permits and vacations, zoning variances, rezonings, Special Land Use Hearings, Licensing (business license, health department and liquor licensing), Inspections, Certificates of Occupancy, and Certificates of Compliance, in addition to interpreting and troubleshooting code requirements.

Our Team

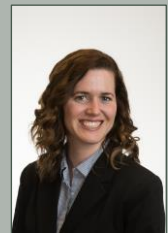
Parkstone has partners in nearly every capacity ready to assist our clients with small business development including attorneys, architects, planners, engineers, and construction/inspection specialist.



Tonja Stapleton

Parkstone is led by Tonja Stapleton, a zoning and land use expert with over twenty years of experience in the public, private, and nonprofit sectors, most recently serving as the Zoning Administrator for the City of Detroit. She specializes in project management, strategic planning, and working with multiple stakeholders to produce mutually beneficial results. She has assisted in the opening of over 50 small businesses in the city of Detroit.

Janelle Corsaro joined Parkstone in November 2017 as a project assistant. She focuses primarily on project review and submittal as well as shepherding projects through the city approval process.



Janelle Corsaro

Our Work

The following projects are emblematic of the work that we do with small businesses. With any given project, we are able to assist in a variety of ways depending on the needs of the small business owner.

Detroit Shipping Company. Parkstone Development Partners provided interpretation and facilitation of the Michigan Building Code and Zoning Ordinance regarding shipping container use as needed for project financing, as well as assistance with land use entitlements including a lot combination, re-zoning, parking calculations, and a special land use hearing as part of the zoning and site plan review process. Additionally, Parkstone consulted on health department issues during the permitting process.

Founders Brewery. Parkstone assisted with initial site assessment including developing a land use strategy to redevelop a non-conforming commercial building in a residential zoning district. This required approval of the use and a parking variance from the Board of Zoning Appeals as well as site plan approval from Planning & Development. Further technical assistance was provided during the inspection and occupancy phase, specifically with the health department and fire marshal approvals.

