

ROSEVILLE ZONING BOARD OF APPEALS

CIVIC CENTER COUNCIL CHAMBERS

29777 GRATIOT AVENUE

ROSEVILLE, MI 48066

Tuesday, January 17, 2017

6:30 p.m.

ROLL CALL:

PRESENT: Mayor Robert Taylor
Mayor Pro Tem Jan Haggerty

BOARD MEMBERS: Charles Frontera
Catherine Haugh
Colleen McCartney
Bill Shoemaker
Steve Wietecha

ABSENT: BOARD MEMBER: None

OTHERS PRESENT:

City Clerk Richard M. Steenland
City Attorney Tim Tomlinson

Mayor Robert Taylor called the meeting to order at 6:30 p.m.

I. ROUTINE MATTERS

1. Approval of minutes of meeting held October 18, 2016.

BOARD MEMBER COLLEEN MCCARTNEY moved, MAYOR PRO TEM JAN HAGGERTY seconded to approve the minutes of October 18, 2016.

MOTION CARRIED UNANIMOUSLY

2. Approval of minutes of meeting held November 15, 2016.

BOARD MEMBER STEVEN WIETECHKA moved, BOARD MEMBER CATHERINE HAUGH seconded to approve the minutes of November 15, 2016.

MOTION CARRIED UNANIMOUSLY

II. NEW BUSINESS

1. Public Hearing and Board Consideration for variance to park a utility trailer in the front yard area of residential property on the .property located at 27344 Beechurst, Dariusz Gryzenia, petitioner.

Dariusz Gryzenia, appeared on behalf of this request.

City Clerk Richard M. Steenland received no correspondence.

The following individual spoke:

- Michael Barrett, 27317 Beechurst is in favor of this request.

MAYOR PRO TEM JAN HAGGERTY moved, BOARD MEMBER STEVE WIETECHKA seconded to close the Public Hearing.

MOTION CARRIED UNANIMOUSLY

BOARD MEMBER CATHERINE HAUGH moved, BOARD MEMBER STEVEN WIETECHKA seconded to approve the petitioner request for a variance to park a utility trailer in the front yard area of residential property on the property located at 27344 Beechurst with the following stipulation:

- Must find an alternative location for storage of trailer no later than July 2017.

IT IS RESOLVED THAT, pursuant to the application and testimony of the petitioner, and the Zoning Board of Appeals having taken into consideration the nature of the land in question, buildings and other structures located thereon and adjacent thereto, the character of the neighborhood and its general physical development, together with the applicable zoning, and having given consideration to the health, safety and welfare of the area in question, and having considered all of the pertinent factors, it is the finding of this Zoning Board of Appeals that granting the following variance:

CONSTRUCT AN ADDITION TO SIGN THAT OVERHANGS THE RIGHT OF WAY ON THE PROPERTY AT 29047 GRATIOT ROSEVILLE MI 48066.

PERMANENT PARCEL NO. 14-08-479-077 &007

VAR. #0217

will be in harmony with the general purpose and intent of Code Ordinance No. 1202 Section 264-5A(1)(d) will be injurious to the neighborhood or otherwise detrimental to the public welfare, and therefore, is hereby granted.

MOTION CARRIED UNANIMOUSLY

2. Public Hearing and Board Consideration for variance to alter a sign that overhangs the right of way on the property located at 29047 Gratiot Avenue, John Dolan (Master Car Wash), petitioner.

Nira Dolan, appeared on behalf of this request.

City Clerk Richard M. Steenland received no correspondence.

MAYOR PRO TEM JAN HAGGERTY moved, BOARD MEMBER STEVE WIETecha seconded to close the Public Hearing.

MOTION CARRIED UNANIMOUSLY

BOARD MEMBER COLLEEN MCCARTNEY moved, BOARD MEMBER CHARLES FRONTERA seconded to approve the petitioner request for a variance to alter a sign that overhangs the right of way on the property located at 29047 Gratiot Avenue with the following stipulation:

- Sign cannot be any brighter than the current sign and only scroll in compliance with the current ordinance.

IT IS RESOLVED THAT, pursuant to the application and testimony of the petitioner, and the Zoning Board of Appeals having taken into consideration the nature of the land in question, buildings and other structures located thereon and adjacent thereto, the character of the neighborhood and its general physical development, together with the applicable zoning, and having given consideration to the health, safety and welfare of the area in question, and having considered all of the pertinent factors, it is the finding of this Zoning Board of Appeals that granting the following variance:

CONSTRUCT AN ADDITION TO SIGN THAT OVERHANGS THE RIGHT OF WAY ON THE PROPERTY AT 29047 GRATIOT ROSEVILLE MI 48066.

PERMANENT PARCEL NO. 14-08-479-077 &007

VAR. #0217

will be in harmony with the general purpose and intent of Code Ordinance No. 1202 Section 264-5A(1)(d) will be injurious to the neighborhood or otherwise detrimental to the public welfare, and therefore, is hereby granted.

MOTION CARRIED UNANIMOUSLY

III. HEARING OF THE PUBLIC

No one from the public wished to be heard.

IV. ADJOURNMENT

BOARD MEMBER CATHERINE HAUGH moved, BOARD MEMBER STEVE WIETECHKA seconded that the agenda having been acted upon, the meeting is hereby adjourned at 6:34 p.m.

MOTION CARRIED UNANIMOUSLY

Respectfully submitted,

Richard M. Steenland, City Clerk