



City of Ann Arbor

301 E. Huron St.
Ann Arbor, MI 48104
<http://a2gov.legistar.com/Calendar.aspx>

Meeting Minutes - Final Building Board of Appeals

Thursday, June 11, 2015

1:30 PM

Larcom City Hall, 301 E Huron St,
Second Floor, City Council chambers

A CALL TO ORDER

B ROLL CALL

Staff: 4 - C. Strong, L. Turner-Tolbert, R. Farrackand, D. Williams

Present: 5 - Samuel Callan, Paul Darling, Robert Hart, Chair Kenneth J. Winters, and VACANT POSITION 1

C APPROVAL OF AGENDA

Approved

D APPROVAL OF MINUTES

D1 [15-0721](#) Building Board of Appeals Minutes May 14, 2015

Attachments: BBA Minutes 5-14-15.pdf

Approved by the Board and forwarded to City Council.

E APPEALS, ACTIONS, AND SHOW CAUSE HEARINGS

E1 [15-0717](#) Variance Request for 2625 Traver Blvd., Ann Arbor, MI 48105

Attachments: 2625 Traver Staff Report.pdf

C. Strong gave the staff report on this property. Staff does not object to the ceiling height variance. Edward Vielmetti spoke in support of the variance. Lisa Lemble, Operations Manager, gave additional history on the property. Further discussion regarding the house, its configuration and fire alarms. The Board supports the variance per the following motion made by R. Hart:

In the matter of BBA15-008, the variance request for 2625 Traver Blvd., that a variance be granted for the lack of adequate ceiling height per Section 701.3.4 of the 2009 Michigan Rehabilitation Code and Section 703.2.1 requiring that the stairwell leading to the second floor be enclosed and protected with a one-hour fire resistance rating on the basis that the second level can be reasonably interpreted as a mezzanine that will be used just by staff only, that the existing window at the opposite end of the room, opposite the stair, can and will function as an egress window, and that a horn strobe and smoke detector be added to the existing fire alarm system for that space. We would find that to be an equivalent accommodation to the Code.

Supported by P. Darling. Motion carried unanimously.

Approved

F OLD BUSINESS

L. Turner-Tolbert reported that 1163 Freesia Court did have an inspection and it was determined that no variance was needed. 508 Walnut was deferred to the Housing Board of Appeals.

G NEW BUSINESS

H REPORTS AND COMMUNICATIONS

I PUBLIC COMMENTARY - GENERAL

Edward Vielmetti provided comments on 410 Miller.

J ADJOURNMENT

Adjourn

Accommodations, including sign language interpreters, may be arranged by contacting Planning and Development Services by telephone at 1-734-794-6000, x42663 or by written request addressed to Planning Development Services c/o Board of Appeals, 301 East Huron, Ann Arbor, MI 48104, at least two (2) business days in advance. Email: ahoward@a2gov.org