



City of Ann Arbor

Meeting Minutes - Draft

Building Board of Appeals

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

Thursday, October 16, 2025

1:30 PM

Larcom City Hall, 301 E Huron St, Second
floor, City Council Chambers

This meeting will be broadcast live on CTN Cable Channel 16, ATT Channel 99, and
online at a2gov.org/watchCTN

To speak at public comment call Toll Free 877-853-5247 or 888-788-0099 Enter
Webinar ID: 976 7373 7203
Passcode: 647646

A CALL TO ORDER

P. Darling called meeting to order at 1:31pm.

B ROLL CALL

Staff: 4 - M. Lemieux, M. Reddmann, J. Reiser, and J. Harvey

Present: 5 - Paul Darling, Robert Hart, David Arnsdorf, Hugh A. Flack
Jr., and Kevin Cox

C PUBLIC COMMENTARY - GENERAL

None

D APPROVAL OF AGENDA

Approved

E APPROVAL OF MINUTES

Approved

E-a [25-1790](#) Building Board of Appeals Meeting Minutes for July 17, 2025

Attachments: BBA MINUTES 7_17_25.pdf

**Approved by the Board and forwarded to the City Council due back
on 11/6/2025.**

F APPEALS, ACTIONS, AND SHOW CAUSE HEARINGS**F-a** [25-1791](#) BBA25-0011 - Appeal for 336 S State St Ann Arbor, MI 48104

Attachments: BBA25-0011 Staff Report.pdf, BBA25-0011 APPLICATION.pdf,
251001_336SST_LPC303_BoardAppeals_Write-up.pdf

Applicant and Architect Caleb Marquard presented the case to the Board. Requesting petitioning for a Motion and Approval to grant relief from IFC 507.5.1.1 requiring installation of fire hydrant within 100' radius of any newly installed FDC, when other existing hydrants exist within proximity.

M. Reddmann gave the staff report. Staff recommend this application be denied as it does not meet the standards for approval, the code has not been misinterpreted, the provisions of the code do apply, and the current condition is less safe than the minimum requirements of section 1011.5.2 and section 1011.6 of the 2015 Michigan Building Code. The basis of this appeal suggests, what is proposed is equal or better than what the code requires but is not proven as such by the information provided in this appeal. Based on the requirements of the 2015 Michigan Building Code section 1011.5.2 staff recommends the board deny this request and require new construction elements meet the minimum requirements of the 2015 Michigan Building Code as required by the 2015 Michigan Rehabilitation Code for Existing Buildings Section 801.3. The applicant states they cannot alter the structure because it is in the Historic district, but have not provided any information indicating that it is technically infeasible to reconfigure the interior to accommodate a code compliant stair geometry or a code compliant landing.

Following discussion between board members, applicant and city staff, K. Cox made a motion to table the appeal for 60 days while applicant explores other options/departments for obtaining the approval they are seeking. Seconded by B. Hart. Motion carries unanimously.

G OLD BUSINESS

None

H NEW BUSINESS

None

I ADJOURNMENT

Adjourn

Accommodations, including sign language interpreters, may be arranged by contacting Community Services by telephone 1-734-794-6000, x42677 or by written request addressed to Community Services c/o Building Board of Appeals, 301 East Huron, Ann Arbor, MI 48104. Requests made with less than two business days notice may not be able to be accommodated. Email: jharvey@a2gov.org.