



City of Ann Arbor

Formal Minutes - Final

Zoning Board of Appeals

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

Wednesday, September 24, 2025

6:00 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

Public commentary can be made in person or by calling: 877 853 5247 or 888 788 0099

Enter Meeting ID 938 1648 1007

A. CALL TO ORDER

Chair Briere called the meeting to order at 6:00 pm.

B. ROLL CALL

Chair Briere called the roll.

Present: 6 - Candice Briere, David DeVarti, Kristina A. Glusac, Dharma Akmon, Julie Weatherbee, and Patricia Laskowsky

Absent: 2 - Michael B. Daniel, and Drew Denzin

*Others present:
Zoning Coordinator Jon Barrett*

C. APPROVAL OF AGENDA

Moved by Patty Laskowsky seconded by Julie Weatherbee. On a voice vote the agenda was approved unanimously

D. APPROVAL OF MINUTES

D-1. [25-1607](#) Zoning Board of Appeals Meeting Minutes of August 27, 2025

Attachments: August 27, 2025 ZBA Meeting Minutes.pdf

Moved by Weatherbee seconded by Dharma Akmon to approve the

August 24, 2025 ZBA meeting minutes. Minutes were approved unanimously and forwarded to City Council.

E. PUBLIC HEARINGS

E-1. 25-1608 ZBA25-0021; 341 North Maple Road

Paul Deters, representing the property and business owner, is requesting a 4.75-foot variance from Table 5.24-3 Other Mixed Use and Nonresidential and Special Purpose District Permanent Signs. The maximum height of a wall sign is 20 feet, and the applicant is proposing a wall sign 24.75 feet above grade. The property is zoned TC1, Transit Corridor District.

Attachments: Staff Report ZBA25-021; 341 N Maple Rd.pdf, 341 N Maple Rd Zoning Map Zoom.pdf, 341 N Maple Rd Aerial Map.pdf, 341 N Maple Rd Aerial Map Zoom.pdf

APPLICANT/REPRESENTATIVE:

Paul Deters of Metro Signs and Monica Ross of Rally House, presented the proposed request.

PUBLIC HEARING:

Seeing no speakers Chair Briere closed the Public Hearing.

BOARD DISCUSSION:

The Board took into consideration the presented petition and discussed the matter.

[For a complete record of the discussion, please see available video format].

Moved by Dave DeVarti seconded by Akmon in petition of ZBA25-0021; 341 North Maple Road

In accordance with the established standards for approval, the Zoning Board of Appeals hereby GRANTS a variance of 4.75-feet from Table 5.24-3 Other Mixed Use and Nonresidential and Special Purpose District Permanent Signs. The maximum height of a wall sign is 20 feet, and the applicant is proposing a wall sign 24.75 feet above grade. The sign is to be installed per the submitted plans.

On a roll call vote the vote was as follows with the Chair declaring the motion carried. Vote 5-1.

Yeas: 5 - DeVarti, Glusac, Councilmember Akmon, Weatherbee, and Laskowsky

Nays: 1 - Chair Briere

Absent: 2 - Daniel, and Denzin

F. UNFINISHED BUSINESS

None.

G. NEW BUSINESS

G-1. 25-1610 Reports from Council

None.

H. COMMUNICATIONS

H-1. 25-1611 Various Communication to the ZBA

Received and Filed

I. PUBLIC COMMENT (3 minutes per speaker)

Seeing no speakers Chair Briere closed the Public Comment.

J. ADJOURNMENT

Moved by Akmon seconded by Weatherbee. On a voice vote the board voted unanimously to adjourn the meeting at 6:22 pm.

Candice Briere, Chairperson

Jon Barrett, Zoning Coordinator

/courtney manor

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<http://a2gov.legistar.com/Calendar.aspx>

Zoning Board of Appeals meetings are typically held the fourth Wednesday of each month. All persons are encouraged to participate in public meetings. Persons requiring translation or sign language services

or other accommodations may contact the City Clerk's office at 734.794.6140; via e-mail to:

cityclerk@a2gov.org ; or by written request addressed and mailed to: City Clerk's Office, 301 E. Huron St., Ann Arbor, MI 48104. Requests need to be received at least two (2) business days in advance of the meeting.

Zoning Board of Appeals meeting agendas and packets are available from the Legislative Information Center on the City Clerk's page of the City's website (<http://a2gov.legistar.com/Calendar.aspx>).