



# 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, February 13, 2014

1:30 PM

301 E. Huron Street, 2nd Floor, Council Chambers

---

### A CALL TO ORDER

K. Winters called the meeting to order at 1:30 PM.

### B ROLL CALL

*Staff present: A. Howard, K. Larcom, R. Welton, D. Williams, R. Williams*

A. Howard called the roll.

**Present:** 4 - Samuel Callan, Paul Darling, Robert Hart, and Chair Kenneth J. Winters

### C APPROVAL OF AGENDA

Approved

### D APPROVAL OF MINUTES

D1 [14-0249](#) Building Board of Appeals Meeting Minutes of December 19, 2013

**Attachments:** APPROVED BBA MINUTES 12 19 13.pdf

Approved as amended by the Commission and Forwarded to the City Clerk due back on 3/31/2014

### E APPEALS, ACTIONS, AND SHOW CAUSE HEARINGS

E1 [14-0250](#) BBA13-0005 1620 Waltham Road, Ann Arbor, MI 48103

**Attachments:** Show Cause 1620 Waltham.pdf, Show Cause Hearing 1620 Waltham 2-13-14.pdf

R. Welton provided updates on the property. Tabled until 3/13/14 to see if proposed auction on the house takes place.

E2 [14-0251](#) BBA13-0007 836 Brookwood Place, Ann Arbor, MI 48104

**Attachments:** Show Cause 836 Brookwood.pdf, Show Cause Hearing 836 Brookwood 2-13-14.pdf

Property owner G. Larsen gave an update on efforts to make the property secure. Contract to make repairs must be obtained by the next meeting. Tabled until 3/13/14.

- E3**     [14-0252](#)     BBA13-0009 3680 Platt Road, Ann Arbor, MI 48108
- Attachments:**     Show Cause Hearing 3680 Platt 2-13-14
- R. Welton gave a status of the property. Owner intends to demolish the property. Motion made and approved to proceed with City demolition.**
- E4**     [14-0253](#)     BBA13-0010 3802 Platt Road, Ann Arbor, MI 48108
- Attachments:**     Show Cause Hearing 3802 Platt 2-13-14
- R. Welton gave an update on the property and informed members that the owner has cut the grass, secured the building and installed locks. Owner intends to rehab the building. Building is no longer unsafe but has to be made habitable. Building Department must be allowed access to the property within the next 30 days to determine how safe the house may be. If determined safe by next meeting, this matter can be closed.**
- E5**     [14-0254](#)     BBA13-0011 3786 Platt Road, Ann Arbor, MI 48108
- Attachments:**     Show Cause Hearing 3786 Platt 2-13-14
- Owner is same as 3802 Platt and findings are the same.**
- R. Welton gave an update on the property and informed members that the owner has cut the grass, secured the building and installed locks. Owner intends to rehab the building. Building is no longer unsafe but has to be made habitable. Building Department must be allowed access to the property within the next 30 days to determine how safe the house may be. If determined safe by next meeting, this matter can be closed.**
- E6**     [14-0255](#)     BBA13-0012 2434 Pinecrest, Ann Arbor, MI 48108
- Attachments:**     Show Cause Hearing 2434 Pinecrest 2-13-14
- Construction drawings have been submitted and engineering report has yet to be submitted. Construction is expected to take place. R. Welton advises to take off the dangerous building list. Board determines the matter to be closed at this time.**
- F**        **OLD BUSINESS**
- 2365 Pinecrest was not on original agenda because it was due to be demolished by 2/25. J. Newmar is working on getting answers. She is asking for more time on this. R. Welton has been in contact with the new mortgage company. The board wishes to extend the deadline for demolition. Extend demolition deadline to 3/15. 800 North Main is on same track to be demolished.**
- F1**     [14-0256](#)     BBA13-0004 3123 Cherry Tree Lane, Ann Arbor, MI 48108
- Attachments:**     Show Cause 3123 Cherry Tree Lane 2-13-14
- R. Welton says a new mortgage holder has the property. House is in a redemption period. Property is dangerous and an eyesore. Bank attorney, B.**

Mellon asked for time to complete the foreclosure and let redemption period expire. Demolition order will stand.

**G NEW BUSINESS**

**H REPORTS AND COMMUNICATIONS**

Chair K. Winters brought up the request for parking passes for Board members. Parking passes will not be issued.

**I PUBLIC COMMENTARY - GENERAL**

**J ADJOURNMENT**

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](mailto:ahoward@a2gov.org)