



# City of Ann Arbor

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

## Meeting Agenda Zoning Board of Appeals

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Wednesday, April 27, 2016

6:00 PM

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

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**A**     **CALL TO ORDER**

**B**     **ROLL CALL**

**C**     **APPROVAL OF AGENDA**

**D**     **APPROVAL OF MINUTES**

[16-0633](#)     February 24, 2016 ZBA Meeting Minutes with Live Links

[16-0634](#)     March 23, 2016 ZBA Meeting Minutes with Live Links

**E**     **APPEALS AND HEARINGS**

E-1     [16-0635](#)     ZBA 16-006; 2790 Carmel Street  
Nichole Lorenz is requesting a variance from Chapter 55, Section 5:59 1b, to allow for an accessory structure to remain in the front setback. Accessory structures are only allowed in the side and rear setback areas for single family uses.

**Attachments:**     ZBA16-006 Staff Report with Attachments.pdf, Reformatted attachments regarding ZBA16.006pdf

E-2     [16-0636](#)     ZBA 16-008; 601 East Hoover Avenue  
Donna K. Tope is requesting a 12-foot rear setback variance from Chapter 55, Section 5:34. A 30-foot rear setback is required in the R4C zoning district. Applicant proposes to build a 2-story addition to the rear of the existing nonconforming dwelling with a rear setback of 18 feet.

**Attachments:**     ZBA16-008 Staff Report with Attachments.pdf

E-3     [16-0637](#)     ZBA 16-009; 3900 Research Park Drive  
Zoller Properties LLC is requesting 3 variances from Chapter 47, Streets Section 4:20. A variance from the 15-foot radii approach requirement; a 25-foot radii approach is requested. A second variance from the 60-foot wide curb cut requirement to allow two curb cuts of 70 feet and 70.3 feet. A third variance from the required 30-foot driveway opening requirement, to allow two driveway openings of 31 feet and 32 feet.

**Attachments:** ZBA16-009 Staff Report with Attachments.pdf

**F UNFINISHED BUSINESS**

**G NEW BUSINESS**

**H YEARLY ORGANIZATIONAL MEETING**

H-1 [16-0639](#) Election of Officers

H-2 [16-0640](#) Approval of July 2016 - June 2017 ZBA Meeting Schedule

H-3 [16-0641](#) Review of ZBA Rules and Procedures

**Attachments:** ZBA Rules -Approved 4-23-2014.pdf

**I REPORTS AND COMMUNICATIONS**

[16-0642](#) Various Correspondences to the ZBA

**Attachments:** 2015-16 ZBA Annual Report.pdf

**J PUBLIC COMMENTARY - (3 Minutes per Speaker)**

**K ADJOURNMENT**