

City of Ann Arbor

301 E. Huron St.

Ann Arbor, MI 48104

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



Meeting Minutes - Draft

Thursday, June 20, 2019

1:30 PM

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

Building Board of Appeals

A CALL TO ORDER**B ROLL CALL**

Motion to "elect" P. Darling as acting Chairman

Motion to "elect" P. Darling as acting Chairman for this meeting.

Present: 4 - Paul Darling, Robert Hart, David Arnsdorf, and Hugh A. Flack Jr.

C APPROVAL OF AGENDA

Approved as presented

D APPROVAL OF MINUTES

Approved as presented

D-1 19-0950 Building Board of Appeals Minutes for February 21, 2019

Attachments: BBA Minutes FINAL 2-21-19.pdf

Approved by the Board and forwarded to the City Council due back on 8/5/2019

E APPEALS, ACTIONS, AND SHOW CAUSE HEARINGS**E-1 19-0932 BBA19-002 - 1213 W Washington Street, Ann Arbor, MI 48103 Appeal**

Attachments: 1213 W Washington BBA Application 5-16-19.pdf, BBA Staff Report 6-14-19.pdf

That in BBA19-001, the appeal for a variance from 2015 Michigan Residential Code Table R302.1(1) for the proposed renovation project at 1213 W. Washington is GRANTED because the Board finds that maintaining the existing non-conforming opening (window), rather than enlarging it as proposed, results in an exceptional, practical difficulty to the applicant and the owners and the Board further finds that:

(a) The performance of the proposed enlarged window will be adequate for its intended use provided that it is a fixed, 60-minute rated glazing assembly and in that regard does not substantially

deviate from the performance required by the code for the health, safety and welfare of the people of this state; and,
(b) The specific condition claimed by the applicant and owners that justifies the variance would be considered neither general nor recurrent in nature.

Yeas: 4 - Darling, Hart, Arnsdorf, and Flack Jr.

Nays: 0

F OLD BUSINESS

G NEW BUSINESS

H REPORTS AND COMMUNICATIONS

I PUBLIC COMMENTARY - GENERAL

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. Requests made with less than two business days notice may not be able to be accommodated. Email: ZWaasSmith@a2gov.org