



ZONING BOARD OF APPEALS ACTION SUMMARY

CITY OF NOVI

Regular Meeting

Tuesday, May 9, 2017

Council Chambers | Novi Civic Center | 45175 Ten Mile Rd
(248) 347-0415

Call to Order: 7:00pm

Roll call: Members Byrwa, Member Ferrell, Member Krieger, Member Montville, Member Nafso, Member Peddiboyina, Member Sanghvi, and Chairperson Gronachan

Present: Members Byrwa, Member Ferrell, Member Krieger, Member Montville, Member Nafso, Member Peddiboyina, Member Sanghvi, and Chairperson Gronachan

Absent Excused: None

Also Present: Larry Butler (Community Development Deputy Director) Beth Saarela (City Attorney), Kate Oppermann (Recording Secretary), Monica Dreslinski (Recording Secretary)

Pledge of Allegiance

Approval of Agenda:

APPROVED

Approval of March 2016 Minutes:

APPROVED

Public Remarks:

None

Public Hearings:

- PZ17-0010 (Spencer & Sons Construction, INC.) 25687 GLAMORGAN DR, East of Beck Road, South of Eleven Mile, Parcel # 50-22-21-152-006.** The applicant is requesting a variance from the City of Novi Zoning Ordinance Section 3.1.5 to allow for a side yard variance of 3.25 feet to achieve a 16.9 foot setback, 20 foot minimum is required, and a rear yard variance of 8 feet to achieve a 42 foot setback, 50 foot minimum required, setbacks are for the construction of an addition to the existing structure. This property is zoned Single Family Residential (R-A).

The motion to approve case PZ17-0010 requesting rear yard and side yard setback easement was approved. The property is unique due its location on a corner lot. Friendly Amendment made by Member Byrwa taking into account the uniqueness of the septic tank location and limited building envelope.

Motion Maker: Member Krieger
Seconded: Member Ferrell
Motion as amended passes 7-0

Other Matters- Officer Elections

Chair: Member Sanghvi
Vice Chair: Member Gronachan
Secretary: Member Ferrell

Meeting Adjournment: 7:19 PM

Zoning Ordinance, Section 3107. - Miscellaneous.

No order of the Board permitting the erection of a building shall be valid for a period longer than one (1) year, unless a building permit for such erection or alteration is obtained within such period and such erection or alteration is started and proceeds to completion in accordance with the terms of such permit.

No order of the Board permitting a use of a building or premises shall be valid for a period longer than one-hundred and eighty (180) days unless such use is established within such a period; provided, however, where such use permitted is dependent upon the erection or alteration of a building such order shall continue in force and effect if a building permit for such erection or alteration is obtained within one (1) year and such erection or alteration is started and proceeds to completion in accordance with the terms of such permit.

Such time limits shall be extended for those applicants requiring site plan review to a period of thirty (30) days after the date of final site plan approval has been given by the City.

(Ord. No. 18.226, 5-12-08; Ord. No. 10-18.244, Pt. VII, 11-8-10).