

CITY OF BURTON
REGULAR ZONING BOARD OF APPEALS MEETING MINUTES
AUGUST 16, 2012, 5:00 P.M., COUNCIL CHAMBERS
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Chairman Steve Welch called the Meeting to order at 5:04 p.m.

MEMBERS PRESENT: Welch, Hynes, Terry Parker, Walls, Rapacz, and Weatherford.

MEMBERS ABSENT: Tracy Parker and Haskins.

OTHERS PRESENT: S. Worthing, Building Inspector and L. Young, Clerk's Office.

Terry Parker moved and Walls seconded to approve the Regular ZBA Meeting minutes of July 19, 2012 at 5:00 p.m. Motion carried 6-0.

NEW APPLICATIONS:

1. ZBA #12-20

BY: Bill Gravanis – The Red Baron
2495 S. Center Rd.
Burton, MI. 48519

RE: 2495 S. Center Rd.
Parcel #59-22-300-003
C-2 Zone

FOR: To have an outdoor beer tent
on September 14th and 15th 2012.
(5 votes required)

Bill Gravanis, 2495 S. Center Rd., said they are planning on having a small event outside with food and beer. They have not yet booked any bands for music. They are planning on possibly hiring an off duty police officer for security. The event will be held from 5 p.m. to 12 a.m.

Mr. Worthing said after seeing the property and the tent, he recommends approval.

Mr. Parker asked if the Fire Department had to inspect the tents.

Mr. Worthing said he and the Fire Department both checked the tents.

2. ZBA #12-21 (POSTPONED)

BY: Lorence Holzel
6087 Davison Rd.
Burton, MI. 48509

RE: 6087 Davison Rd.
Parcel #59-01-651-006
R-1A Zone

FOR: To construct a deck that will be 20 ft.
from the rear property line, 35 ft. required.
(4 votes required)

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3. ZBA #12-22

BY: RGBC Investments Group, LLC.
2389 Southampton Ave.
Flint, MI. 48507

RE: 3481 S. Dort Hwy.
Parcel #59-28-300-007
M-2 Zone

FOR: 1. To construct a self-storage facility on a property that is 3.69 acres, 5 acres required.
2. To have a property line setback of 5 ft., 30 ft. side required and 50 ft. rear required.
3. To have a maximum building height of 23 ft. 6 in., 15 ft. allowed.
(4 votes required)

Bill Clark, 400 S. Dort Hwy., Flint, said that he currently owns the storage units on the southeast corner that was approved here about six years ago. There is a high demand for storage facilities because of businesses downsizing and people losing their homes.

Mr. Worthing said he visited the site and recommends approval. He said it would be a better use of the property to grant the setback.

Mr. Walls asked if there was any outside storage.

Mr. Clark said it is indoor, cold storage.

Mr. Walls asked if this variance would allow the applicant to have outdoor storage in the future.

Mr. Worthing said he would have to come before the Board again to ask for outside storage.

Mr. Parker asked if there was a used car lot on the property.

Mr. Clark said the used car lot will stay there and they will build behind it.

Mr. Hynes asked if it will be fenced in.

Mr. Clark said the property is already fenced in.

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BOARD RECOMMENDATIONS AND/OR ACTION:

Terry Parker moved and Walls seconded to approve ZBA #12-20 with the stipulations that the hours are from 4:00 p.m. to 12:00 a.m. and the Police have the right to shut down the music in the case of a violation of the City of Burton Noise ordinance. Motion carried 6-0.

Terry Parker moved and Hynes seconded to postpone ZBA #12-21 until September. Motion carried 6-0.

Walls moved and Rapacz seconded to approve ZBA #12-22. Motion carried 6-0.

AUDIENCE PARTICIPATION: None.

BOARD DISCUSSION: None.

The next regularly scheduled meeting of the Zoning Board of Appeals will be held on **Thursday, September 20, 2012 at 5:00 p.m.**

Meeting adjourned at 5:33 P.M.

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