

CHARTER TOWNSHIP OF VAN BUREN
BOARD OF ZONING APPEALS AGENDA
AUGUST 11, 2020 AT 7:00 PM
VAN BUREN TOWNSHIP HALL
46425 TYLER ROAD

REMOTE MEETING

To mitigate the spread of COVID-19, protect the public health, and provide essential protections to Van Buren Township residents; Van Buren Township’s scheduled regular Planning Commission meetings beginning May 27th, 2020 will be conducted remotely in compliance with the State of Michigan Governor’s Executive Orders regarding remote public meetings until further notice.

For this agenda:

- Join by weblink: <https://zoom.us/j/95326166695>
- Or dial in by phone: US: +1 929 436 2866 or +1 301 715 8592
- Webinar ID: 953 2616 6695

For instructions on [how to join a Zoom meeting, make a public comment, ADA information, and virtual meeting compliance from the State please click here.](#)

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

BZA Chair Aaron Sellers	_____
BZA Vice-Chair Amos Grissett	_____
BZA Secretary / Planning Commission Representative Donald Boynton, Jr.	_____
BZA Member / Trustee Kevin Martin	_____
BZA Member John Haase	_____
BZAA Member John Herman	_____
BZA Alternate Member Charles Larocque	_____
Planning Commission Alternate Representative Bryon Kelley	_____
Recording Secretary Tammy Dohring	_____
Director Dan Power	_____
Executive Assistant Elizabeth Renaud	_____
Director Matthew Best	_____

ACCEPTANCE OF AGENDA

APPROVAL OF MINUTES: Approval of minutes from July 14, 2020

CORRESPONDENCE

PUBLIC HEARING (for non-new business items)

- A. Open Public Hearing.
- B. Public Comment.
- C. Close Public Hearing.

UNFINISHED BUSINESS

NEW BUSINESS

1. Case Number: 20-009 – Clover Communities Van Buren LLC

Location: 8740 Belleville Road. Parcel ID# 83 036 99 0002 702.

Request: The applicant is requesting a variance from the following sections of the Charter Township of Van Buren Zoning Ordinance:

- **Architectural standards** of section 6.309(C) (Belleville Road Overlay District - Architectural and Site Design Standards) of the Van Buren Township Zoning Ordinance and relatedly section 5.143(I)(5), which requires that senior housing buildings located within the BROD shall comply with the architectural standards set forth in Section 6.309:
 - o **Required:** Use of use of unpainted red brick, brown brick, natural stone, or similar high-quality materials as the primary building material.
 - o **Proposed:** Application of hardieplank siding to approximately 70% of the building façade.
- **Accessory building requirements** of 7.202(a) (Accessory Structures and Buildings – All Districts) of the Zoning Ordinance, which limits the size of detached accessory buildings:
 - o **Required:** The maximum lot coverage of all detached accessory buildings on any lot shall be 4,800 square feet.
 - o **Proposed:** 9,600 square feet of total detached accessory garage building area.

- A. Open Public Hearing.
- B. Presentation by the Applicant.
- C. Presentation by Township Staff.
- D. Public Comment.
- E. Close Public Hearing.
- F. Board of Zoning Appeals Discussion.
- G. Board of Zoning Appeals Action.

ANNOUNCEMENTS, COMMENTS, AND OPEN DISCUSSION

ADJOURNMENT