The meeting was called to order at 6:00 p.m. by Chairman Jachym.

MEMBERS PRESENT: Mike Carlin
Robert Doroszewitz
Robert Harris
Harry Jachym

MEMBERS ABSENT: Ray Sturdy, Excused

OTHERS PRESENT: Mark Lewis, Chief Building Official
Alice Geletzke, Recording Secretary
8 members of the public

ITEM NO. 1 - APPROVAL OF MINUTES

1. Regular Meeting – July 10, 2014

Moved by Mr. Harris and supported by Mr. Carlin to approve the minutes of the regular meeting of July 10, 2014 as written. Ayes all.

ITEM NO. 2 – NEW BUSINESS

1. Application No. 1516- Four Seasons Sunroom of Ann Arbor
   6055 Jackson RD
   Ann Arbor MI 48103

   Location – 10361 Trailwood
   Plymouth MI 48170

   Tax I.D. #78-057-04-0339-000
   R-1-S Zoning District

RE: Zoning Ordinance No. 99, Article 20 Sec 20.2 (bb) Schedule of Regulations, Height, Area, Lot coverage, Yard Requirements and Floor area (as amended 10/25/07)

<table>
<thead>
<tr>
<th>Variance</th>
<th>Zoning Ordinance Section/Standard</th>
<th>Location</th>
<th>Minimum Rear Yard Setback</th>
<th>Proposed Rear Yard Setback</th>
<th>Variance Required</th>
</tr>
</thead>
<tbody>
<tr>
<td>1516</td>
<td>Ordinance 99, Article XX, Sec 20.2 (bb)</td>
<td>10361 Trailwood</td>
<td>50 Feet</td>
<td>40 Feet</td>
<td>10 Feet</td>
</tr>
</tbody>
</table>
The applicant is requesting one variance:

1. The applicant is in an R-1-S zoning district and is requesting one variance to construct a sunroom. The required minimum rear yard setback is 50 feet; the proposed sunroom would reduce the rear yard setback to 40 feet. The variance requested is 10 feet of rear yard setback.

Mr. Robert Clark of Four Seasons Sunroom of Ann Arbor addressed the Board and answered questions regarding the proposed 10 ft. by 9 ft. sunroom to be constructed in place of the 16 foot patio currently in existence at the rear of the house. This will allow the property owners greater enjoyment of their back yard.

Chairman Jachym noted there were no opponents of the proposal present at the meeting and no communications have been received.

Moved by Mr. Doroshewitz and supported by Mr. Harris to approve the 10-ft. rear yard setback variance requested in Application No. 1516 by Four Seasons Sunroom of Ann Arbor on behalf of Bert and Laura Haggedorn at 10361 Trailwood. Ayes all.

2. Application No. 1517- Italy American Construction
8401 N. Telegraph RD
Dearborn Heights MI 48127

Location – 9410 Corinne
Plymouth MI 48170

Tax I.D. #78-059-02-0076-000
R-1 Zoning District

RE: Zoning Ordinance No. 99, Article 6, Sec 6.4 (8) (a) (3) One Family Residential Districts, Accessory Buildings, Detached Garages, Maximum Height

<table>
<thead>
<tr>
<th>Variance No.</th>
<th>Zoning Ordinance Section/Standard</th>
<th>Location</th>
<th>Maximum Detached Garage Height</th>
<th>Proposed Detached Garage Height</th>
<th>Variance Required</th>
</tr>
</thead>
<tbody>
<tr>
<td>1517</td>
<td>Ordinance 99, Article VI, Sec 6.4 (8) (a) (3)</td>
<td>9410 Corinne</td>
<td>Twelve (12) Feet</td>
<td>14.6 Feet</td>
<td>2.6 Feet</td>
</tr>
</tbody>
</table>

The applicant is requesting one variance:

2. The applicant is in an R-1 zoning district and is requesting one variance to construct a detached garage. The proposed garage is 14.6 feet in height; the maximum allowed is 12 feet in height. The variance requested is 2.6 feet in height.

A representative of Italy American Construction and the property owner addressed the Board and answered questions. They verified that the current detached garage on the property will be torn down. The property owner explained his needs for vehicle and overhead storage.

There were no objectors present at the meeting and no communications have been received.

Moved by Mr. Harris and supported by Mr. Doroszewitz that the 14.6-ft. detached garage height be granted as requested in Application 1517 at 9410 Corinne, a 2.6-ft. variance. Ayes all.

3. Application No. 1518- Allied Signs Inc
   33650 Giftos
   Clinton Twp MI 48035

   Location – 14855 N Sheldon
   Plymouth MI 48170

   Tax I.D. #78-014-99-0002-721
   C-2 Zoning District

   E: Zoning Ordinance No. 99, Article 25, Sec 25. 1 (49) Definitions, Wall Sign & 25.8 (14) Signs Prohibited In All Districts & 25.9 (2) (c) (1) Area, Height and Placement, Sign Regulations

<table>
<thead>
<tr>
<th>Variance No.</th>
<th>Zoning Ordinance Section/Standard</th>
<th>Location</th>
<th>Wall Sign Definition</th>
<th>Proposed Sign Protrusion</th>
<th>Variance Required</th>
</tr>
</thead>
<tbody>
<tr>
<td>1518</td>
<td>Ordinance 99, Article XXV, Sec 25.1 (49)</td>
<td>14855 Sheldon RD</td>
<td>Not allowed to protrude more than 12” from wall</td>
<td>16” to 18” inches from wall</td>
<td>6” protrusion from wall</td>
</tr>
</tbody>
</table>
The applicant is requesting three variances:

3. The applicant is in a C-2 zoning district and is requesting three variances:
   - Wall sign not allowed to protrude more than 12” from wall. This wall sign would protrude 16” to 18” from wall. Variance requested 6” protrusion from wall.
   - Prohibited panel wall signs. This sign is a panel wall sign. Variance requested to allow 1 panel wall sign on the front of the building facing Sheldon Road.
   - Maximum allowed signable area for the wall sign is 90 square feet; this wall sign will be 111 square feet. Variance requested is 21 square feet of signable area.

Representatives of Allied Sign, Inc., and BMW Motorcycles addressed the Board and answered questions. They indicated that the reason for the protrusion of the sign is because the façade of the building is curved, that the sign is not a typical panel sign but part of BMW world-wide corporate signage, and the sign will be located a considerable distance from the road.

Again, there were no objections noted to the proposed signage.

Moved by Mr. Doroshewitz and supported by Mr. Harris, to approve the three variances requested by Allied Signs, Inc., in Application 1518 for BMW Motorcycles at 14855 N. Sheldon Road as follows:

1. To allow the sign to protrude from 16” to 18” from the wall, a 6” variance.
2. To allow the variance of having a wall panel sign.
3. To allow a signable area of 111 square feet, a variance of 21 square feet.

Ayes all.

Moved by Mr. Carlin and supported by Mr. Doroshewitz to adjourn the meeting at 6:30 p.m. Ayes all.

Respectfully submitted,

Harry Jachym, Chairman
Zoning Board of Appeals

If denied, the applicant may appeal to Circuit Court.

The Charter Township of Plymouth will provide necessary reasonable aids and services, such as signers for the hearing impaired and audio tapes of printed materials being considered at the meeting, to individuals with disabilities at the meeting/hearing upon two weeks notice to the Charter Township of Plymouth. Individuals with disabilities requiring auxiliary aids or services should contact the Charter Township of Plymouth by writing or calling the Supervisor’s Office, Charter Township of Plymouth, 9955 N. Haggerty Rd, Plymouth, Michigan, 48170, (734) 354-3211, TDD users: 1-800-649-3777 (Michigan Relay Service)