REGULAR MEETING - ZONING BOARD OF APPEALS

CITY OF NOVI

Tuesday, June 12, 2018 7:00 P.M.

Council Chambers | Novi Civic Center | 45175 W. Ten Mile Road

BOARD MEMBERS:

Linda Krieger, Chairperson
Thomas Nafso, Secretary
Brent Ferrell
Cynthia Gronachan
David M. Byrwa
Joe Peddiboyina
Samuel Olsen

ALSO PRESENT:

Elizabeth Saarela, City Attorney
Lawrence Butler, Comm. Development, Dep. Director
Katherine Opperman, Recording Secretary

Reported by:

Darlene K. May, Certified Shorthand Reporter
Novi, Michigan

Tuesday, June 12, 2018

7:00 p.m.

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CHAIRPERSON KRIEGER: Good evening and welcome to the Novi Zoning Board of Appeals for June 12 of Tuesday, 2018. All rise for the Pledge of Allegiance.

(Pledge of Allegiance.)

CHAIRPERSON KRIEGER: Katherine, will you call the role.

MS. OPPERMANN: Certainly. Member Byrwa?

MEMBER BYRWA: Present. Here.

MS. OPPERMANN: Member Ferrell?

MEMBER FERRELL: Here.

MS. OPPERMANN: Member Gronachan?

MEMBER GRONACHAN: Here.

MS. OPPERMANN: Chairperson Krieger?

CHAIRPERSON KRIEGER: Here.

MS. OPPERMANN: Member Olsen?

MEMBER OLSEN: Here.

MS. OPPERMANN: Member Nafso is currently absent.
Member Peddiboyina?

MEMBER PEDDIBOYINA: Yes.

MS. OPPERMANN: And Member Sanghvi is absent, excused.

CHAIRPERSON KRIEGER: Very good. I understand Tom will be here shortly?

MS. OPPERMANN: (Nods.)

CHAIRPERSON KRIEGER: This is a public hearing and there's Format and Rules of Conduct in the back. We have four cases tonight and then we'll have an open public remarks. And at that time the people can keep it to three minutes as long as it's not regarding one of the cases in front of us tonight. And go from there.

We have approval of an agenda. Is there an agenda?

MEMBER GRONACHAN: No changes.

CHAIRPERSON KRIEGER: No changes for the agenda. Is there a motion?

MEMBER GRONACHAN: So moved.

MEMBER PEDDIBOYINA: I second.

CHAIRPERSON KRIEGER: All in favor, say "Aye."
MEMBER BYRWA: Aye.
MEMBER GRONACHAN: Aye.
MEMBER FERRELL: Aye.
MEMBER PEDDIBOYINA: Aye.
MEMBER OLSEN: Aye.
CHAIRPERSON KRIEGER: We have an agenda for tonight.

Minutes for the May 2018, are there any changes?

MEMBER GRONACHAN: Madame Chair, on page 54, Member Nafso evidently made the motion, from what I can see, and then it says "Member Nafso: Second."

Bear with me one second.

My apologies, I had this marked.

CHAIRPERSON KRIEGER: I'm jumping pages.
MEMBER GRONACHAN: I'm sorry?
CHAIRPERSON KRIEGER: I'm jumping pages.
MEMBER GRONACHAN: I know.
CHAIRPERSON KRIEGER: Did you find it?
MEMBER GRONACHAN: No, I did not. My apologies.

I will -- can we not vote for it right now?

I know that there's something in here where Member
Nafso made the motion and he was also marked as seconding the motion with Member Sanghvi. And I apologize, I cannot locate my mark of the page.

CHAIRPERSON KRIEGER: All right. So we can put that later on.

MEMBER GRONACHAN: Let's table that for right now, if we could, please.

MS. SAARELA: You can just move it to the end of the agenda, if you like.

CHAIRPERSON KRIEGER: Okay.

MEMBER GRONACHAN: Thank you.

CHAIRPERSON KRIEGER: Before adjournment.

I'll move on to public remarks. If there is anyone in the audience that would like to make a comment regarding anything other than the cases in front of us, if you could come to the podium, state your name, address and spell your name for our court reporter.

Seeing none. I'll switch to the first case.

We are on PZ18-0019 Signature Remodeling, 9050 South Lake Drive, east of West Park and south of South Lake Drive. The applicant is requesting variance from the City of Novi Section 3.1.5 for a total side yard
aggregate of 17 feet 10 inches setback for a proposed
11 feet, 8 inches and 6 feet 2 inch side yard, 25 feet
minimum allowed by code; a rear yard reduction of 14
feet for a proposed 21 foot setback, 35 feet minimum
allowed by code; a lot coverage increase to the 27
percent, 25 percent allowed by code.

Section 4.19, a proposed garage. Square
footage of 966 square feet, 850 allowed. And the
property is zoned Single Family Residential.

Is the applicant here?

MS. HEATH: I'm right here.

CHAIRPERSON KRIEGER: All right. If you'd
come to the podium.

MS. HEATH: Okay.

CHAIRPERSON KRIEGER: And if you're all
talking to spell your name, say it and then be sworn in
by our secretary.

So, Member Ferrell, can you ...

MEMBER FERRELL: Yes.

CHAIRPERSON KRIEGER: Okay. Go ahead.

MS. HEATH: My name is Elizabeth Heath, last
name H-e-a-t-h, 905 South Lake Drive.

CHAIRPERSON KRIEGER: Are you an attorney?
MR. SCHILLER: No. Let me interrupt here, sorry.

I'm Paul Schiller from Signature Remodeling. Signature Remodeling, LLC.

MEMBER FERRELL: Can you spell your last name.

CHAIRPERSON KRIEGER: You'll be participating as well?

MR. SCHILLER: I'm sorry?

CHAIRPERSON KRIEGER: You'll be participating as well?

MR. SCHILLER: Yes.

CHAIRPERSON KRIEGER: Okay. So if you could, spell your last name for our court reporter.

MR. SCHILLER: Schiller, S-c-h-i-l-l-e-r. And I'm the builder that is looking to propose to build the garage. And this is the homeowner.

MEMBER FERRELL: Go ahead and both of you raise your right hand.

Do you swear to tell the truth in the testimony you're about to give in this case?

MS. HEATH: I do.

MR. SCHILLER: I do.
MEMBER FERRELL: Go ahead.

MS. HEATH: And I don't know, do you have copies of the layout and what we're proposing? You all have that?

CHAIRPERSON KRIEGER: Yes. Yes.

MEMBER GRONACHAN: You can put them on the overhead so everybody can see them.

(Documents displayed.)

MS. HEATH: Okay. This, basically, is the proposed picture with our existing home and the addition is highlighted to the right. Just to show you exactly what we're trying to add-on to our home.

And then the next page has the footprint layout of what we're trying to accomplish.

Basically, we do have an existing garage. It's one of those that when you pull into your driveway, you have to pull into the side. So it makes it a little difficult to access it. And the depth of the garage is about 20 feet.

And we both have vehicles. I have a regular-sized sedan and my husband has an SUV. So they're anywhere from 19 to 20 feet long for the vehicle. So in order to pull the car into the garage,
number one, you have to make multiple turns to get into it sideways to be able to pull in. And secondly, once you're in the garage, in order to pass around the front of the car, there's not a lot of leeway in between. And if there were two cars in the garage, one of them would be blocking off the entryway of the garage that goes into the house. So there's, basically, a little bit of congestion when you try to pull vehicles inside.

Our driveway is pretty narrow. So if there were two cars -- or one car in the driveway and another one's trying to pull in, you'd probably have to move the other car just to try to get in to pull into the driveway. So there would be amount of shuffling of the vehicles just to make it convenient.

We also down the road would like to plan expanding our kitchen. We have a narrow galley kitchen that is right on that wall that's to the garage and a dining room that's attached. So eventually what we would like to do is possibly push that wall out a little bit to create a larger dining area and a larger kitchen than what we have.

So the existing garage that we're proposing wouldn't be a garage, per se, forever. It's, you know,
phase one of what we want to do to try to improve the house.

And we've spoke with our neighbors in the area around it, especially the Bushways, which live directly west of us and he's supportive of what we would like to do and has no qualms about it.

And then we're roughly, would be 13 feet from the property line with the existing fence post. So there's still some spaces in between.

CHAIRPERSON KRIEGER: Very good. That sums it up?

MS. HEATH: Basically.

CHAIRPERSON KRIEGER: Do you have anything else to add, sir?

MR. SCHILLER: No. But what they're doing now is they're making this look like it was built there. If you seen the addition in the front that they have, it would be several years ago, they've added value to this property quite a bit. Because it won't look like -- if you take a look at the roof structure on this picture, they have what we call tiles all the way across there. It doesn't show there. And that's what we're going to add on there and this is looking
like it was built. These are preliminary plans that
would be more depth in details.

CHAIRPERSON KRIEGER: Okay. Is there anyone
in the audience that would like to make a comment?

Seeing none.

From the City?

MR. BUTLER: No comment from the City.

CHAIRPERSON KRIEGER: Okay. And

correspondence for our first case.

MEMBER NAFSO: Sure.

We had 26 letters mailed, five letters
returned, zero approvals, zero objections.

CHAIRPERSON KRIEGER: Very good.

And I'll open it up to the board. Anybody
from a question.

MEMBER GRONACHAN: Yes.

CHAIRPERSON KRIEGER: Yes, Member Gronachan?

MEMBER GRONACHAN: I feel like we're way in

the back.

I just want to remind the board members,
please, the technical department has asked us to make
sure our microphones are on during the meeting. There
has been some technical issues in the past.
And when petitioners come up to please speak into the microphone so everybody can hear you for that.

Thank you for that. That's a brief announcement. Now back to being a zoning board person.

So I want to clarify, this is going to be a garage; is that the intent?

MS. HEATH: That is the intent for the addition, yes. So we can pull our vehicles in in the wintertime and not have to scrape anymore.

MEMBER GRONACHAN: Okay. So you lost me on this moving of the wall and then it's not going to be a garage.

MS. HEATH: Well, what you see there is being added on to an existing garage, but the entryway is facing to the west.

MEMBER GRONACHAN: Right.

MS. HEATH: So when you pull into our driveway, you have to do a complete turn to get in which could be a multiple pull back up and down to get in.

MEMBER GRONACHAN: Right. Right.

MS. HEATH: The wall is directly between the
house and the garage where they're connected is where
the kitchen and dining room is located.

MEMBER GRONACHAN: Okay.

MS. HEATH: And then what I'd like to do is, you know, like I said, for phase two would be to move
the wall several feet in order to enlarge in that area of the house.

MR. SCHILLER: So we would be going in here.

MS. HEATH: Right. We'd be moving into the existing garage to help add space to the inside of the house.

MEMBER GRONACHAN: Okay. Hold that thought. Building Department, what does that do to the garage if the wall was moved?

MR. BUTLER: What that would do to the garage actually would do nothing besides take a little bit of space away from the garage, but that is not part of this case. This case is just for the garage. And I believe she had said that's for later on down the road.

MEMBER GRONACHAN: I understand. I got that.

MR. BUTLER: But it would take some square footage away from the garage, that wall into the
garage.

MEMBER GRONACHAN: But it would still be a garage at that point, correct?

MR. BUTLER: It would still be a garage, yes.

MEMBER GRONACHAN: So the garage is usable at this point, but it's not fully usable; is that correct, based on your testimony?

MS. HEATH: Correct.

MEMBER GRONACHAN: I went out and looked. I agree. I own a one-car garage and you're forever diving because you can't get anywhere if the car is in the garage.

So I don't have any objections to this. And the fact that this is an existing structure, I think that you're just trying to make -- my other question was do you have a basement?

MS. HEATH: No. We do not.

MEMBER GRONACHAN: So in that area, I just feel that it's a minimal request. The fact that we don't have any negativity from the neighborhood and that you've been there awhile and this is just an improvement for you and to improve the use of your
home, I have no objections and I would be supporting your request.

MS. HEATH: Thank you very much.
MEMBER GRONACHAN: That's all I have.
CHAIRPERSON KRIEGER: Very good.
Other comments or questions?
Or a motion?
CHAIRPERSON KRIEGER: I also drove by and it seemed reasonable, the request. You'll be putting up a firewall, a new firewall, I suppose, when you change the location of the garage wall?
MS. HEATH: Oh, for the kitchen?
CHAIRPERSON KRIEGER: Yes.
MS. HEATH: Of course, yes.
CHAIRPERSON KRIEGER: So the bay door for the garage will be facing the street?
MS. HEATH: Correct. So you can just pull straight in. It makes it so much more convenient.
CHAIRPERSON KRIEGER: Yes, that's true.
So I also would be in support of this request as per previous comments as well.
MEMBER GRONACHAN: If there's nothing further, Madame Chair, I'll go ahead with a motion if
no one else has any other comments?

CHAIRPERSON KRIEGER: Okay.

MEMBER GRONACHAN: Okay. In case number PZ18-0019 Signature Remodeling at 905 South Lake Drive in Novi, sought by Signature Remodeling and the Heath family, I move that the variance for the total side yard aggregate of 17 feet 10 inches and the rear yard reduction of 14 feet along with the increased lot coverage of 27 percent be approved based on the petitioner's testimony this evening.

Given that this is an existing structure, this is an addition, without the variance the petitioner will be unreasonably prevented or limited with respect to the use of the property because of the difficulty currently of entering and exiting the garage. The property is unique because of its lot size, not necessarily the configuration, but the lay of the actual existing building.

The petitioner did not create this condition because this house has been -- was currently built with this size of a garage and a side entry. The relief granted will not unreasonably interfere with adjacent or surrounding properties because it's given in
testimony the improvements or additions will actually improve the value of the home and the surrounding area. The relief is consistent with the spirit and intent of the ordinance.

I'm sorry. The relief is consistent with the spirit and intent of the ordinance because it enables the petitioner to improve their use of their home. And that is why I move that we grant this variance in this case.

CHAIRPERSON KRIEGER: We have a motion.

Yes?

MS. SAARELA: I notice that there's a 966 square foot proposed, 850 square foot allowed garage size by ordinance that wasn't mentioned in the motion.

MEMBER GRONACHAN: I'm sorry. I will amend my motion to include the increase of the square footage to 966 foot over the 850 as suggested by counsel.

MEMBER BYRWA: And ...

CHAIRPERSON KRIEGER: Yes?

MEMBER BYRWA: I have a point of clarification. We're not increasing this by 27 percent lot coverage. It's going from 25 percent to 27 percent lot coverage; is that correct?
MR. BUTLER: Yes.

MEMBER BYRWA: I think we used the termination increase to 27 percent -- or of 27 percent. It's not of, it's to in there. So it's only a two percent increase, actually.

CHAIRPERSON KRIEGER: Are you amenable to that?

MEMBER GRONACHAN: Yes. Absolutely. We didn't get a second on it. So I can amend my statement to adjust it to 27 percent from 25 percent, if so needed.

CHAIRPERSON KRIEGER: Great.

MEMBER GRONACHAN: We still don't have a second.

MEMBER PEDDIBOYINA: I second.

CHAIRPERSON KRIEGER: Who's the seconder?

MEMBER PEDDIBOYINA: Joe.

CHAIRPERSON KRIEGER: Okay. Joe's our seconder.

So can we have a call in the role, please.

MS. OPPERMAN: Member Byrwa?

MEMBER BYRWA: Yes.

MS. OPPERMAN: Member Ferrell?
MEMBER FERRELL: Yes.

MS. OPPERMAN: Member Gronachan?

MEMBER GRONACHAN: Yes.

MS. OPPERMAN: Chairperson Krieger?

CHAIRPERSON KRIEGER: Yes.

MS. OPPERMAN: Member Peddiboyina?

MEMBER PEDDIBOYINA: Yes.

MS. OPPERMAN: Member Nafso?

MEMBER NAFSO: I think Sam is.

MS. OPPERMAN: On that case.

Member Olsen?

MEMBER OLSEN: Yes.

MS. OPPERMAN: Motion passes.

CHAIRPERSON KRIEGER: We'll move to our second case. PZ18-0021 Scott Leibovitz, 25125 Regency Drive, west of Haggerty and north of Grand River Avenue. The applicant is requesting variance from the City of Ordinance Section 4.19.2 to install an accessory structure in the side yard. Accessory structures are required to be located in the rear yard by code, and the property is zoned Light Industrial I-1.

And petitioner is -- can come to the podium.
And if you're not an attorney to be sworn in by our secretary and state and spell your name.

MR. BIDDISON: My name is Kevin Biddison. I'm with Biddison Architecture representing Ari-Els, who are the owners, who are not able to be here this evening. I'm the architect of the project. I'm at 320 Martin Street in Birmingham, Michigan.

CHAIRPERSON KRIEGER: Spell your last name.

MR. BIDDISON: Certainly. B-i-d-d-i-s-o-n, first name Kevin.

MEMBER NAFSO: Thank you.

Please raise your right hand.

Do you swear or affirm to tell the truth in this matter?

MR. BIDDISON: Yes, sir.

MEMBER NAFSO: Thank you.

CHAIRPERSON KRIEGER: You may proceed.

MR. BIDDISON: Thank you. As you can see on the sketch that's here, the blue square is -- it's actually not a structure. It's a small cooling element that is being requested being placed directly outside of the building. There is a piece of equipment on the inside, an environmental test chamber that needs this
cooling unit to be as close as possible to it. This unit is being screened currently. It will be screened by the green trees that you see. It's a very heavy, large grouping of existing evergreen trees. I think it was part of your packet. They're probably 20 to 30 feet tall.

We're proposing additional six foot high arborvitaes that would encircle this. This is a four foot unit that is 10, 12 foot long. It would run roughly 20 to 30 minutes to get to a cooling point.

This test chamber would be used intermittently during the *** time of the week or month. This piece of equipment would run 20 to 30 minutes to get this up to temperature and then stop. So it's not something that runs not even once a day. And if it runs during a day, it would be very short intervals.

The back portion of the building has a very limited area between the parking lot and the building. As well there is not any additional screening on the backside of the building. So this seemed to be the most appropriate place from a screening from a sound screen, a visual screen, from the existing evergreens
that are there on-site.

    So we're asking for a variance to allow this into -- well, it's, essentially, the rear of the building, but it happens to be the side yard because of its configuration to the street. And we feel that this is really the best location to, again, visually and sound screen this.

    It falls within the decimal levels and that information was provided in your packets. If you do have any specific questions, I have a couple of gentleman here from HOWA, who is the company that has moved into the building. They can answer any specific technical data if you have any requirements for that.

    I would be more than happy to answer any additional questions that you might have to clarify.

    Again, the blue square that you see on the diagram there would be the location. The piece of equipment would fall right into inside the building inside there. It's important. The shortest distance for that coolant to run to the machine shortens the time that this piece of equipment would have to run. The longer that run gets, the longer it has to run to get it to temperature. So, generally, I'm told it's 20
to 30 minutes to get it temperature and then it shuts off.

CHAIRPERSON KRIEGER: Very good.

Is there anyone in the audience that wishes to have a comment for this case?

Seeing none. For the Building Department?

MR. BUTLER: Yes. It was noted due to the fact that they would have to remove some parking, if they had move it to the other area. So the location they decided to put it in that is pretty much a choice location and it is well-screened by the existing trees that are there. So it doesn't meet the requirements for the decimals, but that will even muffle the sound even more.

CHAIRPERSON KRIEGER: Okay. Very good.

Thank you very much.

From the correspondence?

MEMBER NAFSO: Yes. Thank you. We have 34 letters mailed. Zero letters returned. One approval and zero objections.

And this is from ...

Actually, the approval we had was from 25565 Clark, which is the next matter.
And as it relates to this matter ...

MS. OPPERMAN: That may have been mistakenly added to wrong file. I do apologize.

MEMBER NAFSO: Okay. Do you have the other letter mailed on this one?

MS. OPPERMAN: There were 34 letters mailed for this, correct?

MEMBER NAFSO: That is correct.

CHAIRPERSON KRIEGER: So you can save that one for the next case.

MEMBER NAFSO: Okay. So just to clarify. There were 34 letters mailed, zero returned, zero approvals, zero objections.

CHAIRPERSON KRIEGER: Very good. And to clarify the location, when I did find it, to figure out which is the front and which is the side, is it the west side that is considered the side yard where the arborvitaes are?

MR. BIDDISON: Right. The backside of the building -- which it seems like the backside of the building is really the side yard. So the parking lot sides are not -- you know, where the parking lot side really is where the backside of the building is because
it faces -- the front side is what faces the street.

CHAIRPERSON KRIEGER: Yes.

MR. BIDDISON: So we are a side. So this is technically a side yard.

CHAIRPERSON KRIEGER: Very good. I'll open it up to the board.

Questions? Yes, Member Byrwa?

MEMBER BYRWA: I have a question. Is there any provisions if any of the trees or vegetation or anything gets into the screening and vegetation will be maintained?

MR. BIDDISON: Well, I'm speaking for the owner. I mean, they maintain all of the landscaping, you know, on the property. Again, we're kind of creating a dual screening. There's the existing 25-foot evergreens that are there and have been there for many years and then we're adding this additional screen of six foot arborvitae, which will be two foot taller than the unit itself. So we kind of have a double screen there. And, again, they do the weekly grass cut and cleanup of the site. And they own the property and aren't leasing so it's to their advantage to keep their properties up and maintain their
MEMBER BYRWA: Okay. Thank you.

MR. BIDDISON: Yes.

CHAIRPERSON KRIEGER: Is the -- when I was reading through it, it sounds like it said a coolant like a refrigerator that is run by an outdoor generator and you need to put it on a chiller pad?

MR. BIDDISON: So, basically, this is just the chiller unit. So, for lack of a better description, it's kind of like some fans that sit on four legs. So it's kind of like a table. It has fans in a row and then there are coolant lines that go directly through the wall into the building that go into this environmental chamber that is right on the other side of the wall. So this is, actually, like an air conditioning unit to put it simply.

So the environmental chamber needs to get to temperature and it needs to be cool to operate. So this runs for that 20 to 30 minutes to get it to temperature and then they do their test. And, like I said, it's something they don't do even every day. Maybe even a few times a week this would run to get the chamber up to temperature.
CHAIRPERSON KRIEGER: So the temperature chamber is it like to run a CAT scan machine or MRI?

MR. BIDDISON: I can't -- I would be happy to let someone tell you exactly what that is, for, if you would like to hear that. It's an indoor piece of equipment. It's about a 10 by 10 box.

CHAIRPERSON KRIEGER: Okay. And I drove by there. I can see the need. The south side, there is nowhere you can put it and the area seems most reasonable. So I would be in favor of your request considering the discussion.

Yes, Member Gronachan?

MEMBER GRONACHAN: Good evening.

MR. BIDDISON: Good evening.

MEMBER GRONACHAN: Excuse me. I want to move this. I want to say hello, but I can't do that because of the sign. So forgive me.

Okay. Thank you for that.

So did I hear you say it mostly runs at night; is that correct?

MR. BIDDISON: No. It would run during the day.

MEMBER GRONACHAN: If needed.
MR. BIDDISON: Whenever they were -- if they were doing a test. It's not a continual testing thing. It's just a chamber they use occasionally. It would not even be running once a day. It might be two or three times a week.

MEMBER GRONACHAN: So, for the record, what is to the south side of -- yeah, to the south side of that building? Is that just another ... What is on the other side?

MR. BIDDISON: So here this is a storage facility.

MEMBER GRONACHAN: Okay.

MR. BIDDISON: Obviously, parking lot here. Parking lot in front. The street is on that side. So, literally, this entire side has, again, these large evergreen trees.

MEMBER GRONACHAN: Right.

MR. BIDDISON: They've been there. They make a great screen.

This has been a storage building. It's been there for probably 20 years.

MR. BIDDISON: A very long time, right.

And you also noted in our case and should be
noted this evening that without this they, basically, cannot run their operation, based on what I read.

MR. BIDDISON: Correct.

MEMBER GRONACHAN: So this variance is going to be very specific to this business.

MR. BIDDISON: Right.

MEMBER GRONACHAN: And if and when we make a motion we're going to have to include that that this particular variance is specific to this particular business.

MR. BIDDISON: This piece of equipment would go with them when they moved. It's coming. They would be bringing that from their previous location. So it's something that would go with them.

MEMBER GRONACHAN: I have no problem. I think that given the circumstances and the lay of this lot, I think -- we welcome all new businesses to Novi. I'm excited that they're going to be here. And I certainly wouldn't want something to prevent them from getting the building of their choice to help them with their business. So I don't see any reason to deny it in this case and I will be showing my full support.

So thank you. That's all I have.
CHAIRPERSON KRIEGER: Thank you.

Anything?

MEMBER FERRELL: No. A motion.

CHAIRPERSON KRIEGER: A motion.

MEMBER FERRELL: If you're ready.

CHAIRPERSON KRIEGER: Sure.

MEMBER FERRELL: I had a question about this for the City, too.

As the other member said, be specific to this business, whether they remove it or not the padding will still have to be there. Is that something we need to add to the motion?

MR. BUTLER: No. The padding could not go away. The padding would still have to be there.

MEMBER FERRELL: I didn't know if the pad was a concrete pad.

MR. BIDDISON: It's just a concrete pad.

MS. SAARELA: I mean, if it's a big deal to you that they take the pad out, I suppose you can condition the motion on the removal of the concrete pad at the time they leave the premises.

MEMBER GRONACHAN: It's not the motion -- to the Chair.
It's not the pad that I was concerned about. It's just that because it's stated in the case that without this. So, therefore, this particular thing is specific to this particular business and I wanted that clarified. That's what I was referring to. I'm not worrying about the pad.

MEMBER FERRELL: So not the pad, just the unit?

CHAIRPERSON KRIEGER: Right.

MR. BIDDISON: I don't know. Maybe the next user might put a picnic table on it or something. I don't know.

MEMBER FERRELL: I move that we grant the various in case number PZ18-0021 sought by the petitioner to install a unit in the side yard on the south side of the building because the petitioner has shown practical difficulty requiring installation to be on the south side of the building where the environmental chamber is located.

Without the variance the petitioner will be unreasonably prevented or limited with respect to the use of the property as the layout of the building made it difficult in this is the only location suitable for
the environmental chamber.

The property is unique because of the design and layout of the building as it sits on the property. The petitioner did not create the condition. The relief granted will not unreasonably interfere with adjacent or surrounding properties as the chiller unit will not be visible from the road and it will be well-screened with the additional planting of six-foot arborvitae.

The relief is consistent with the spirit and intent of the ordinance. Since it's the minimum requested is that is required, it will not impact the neighboring properties as it will only run for 20 to 30 minutes a day possibly two or three days of the week to get the temperature as needed.

And also, this motion is only to be approved for the specific business. If they were to leave the location, they need to remove their chiller unit that is being installed.

For those reasons I move that we grant this variance in case number PZ18-0021.

MEMBER GRONACHAN: Second.

CHAIRPERSON KRIEGER: There's a motion and a
Any other questions?
Seeing none, if you'd call the role, please.
MS. OPPERMANN: Member Byrwa?
MEMBER BYRWA: Yes.
MS. OPPERMANN: Member Ferrell?
MEMBER FERRELL: Yes.
MS. OPPERMANN: Member Gronachan?
MEMBER GRONACHAN: Yes.
MS. OPPERMANN: Chairperson Krieger?
CHAIRPERSON KRIEGER: Yes.
MS. OPPERMANN: Member Nafso?
MEMBER NAFSO: Yes.
MS. OPPERMANN: Member Peddiboyina?
MEMBER PEDDIBOYINA: Yes.
MS. OPPERMANN: And Member Olsen?
MEMBER OLSEN: Yes.
MS. OPPERMANN: Motion passes.
CHAIRPERSON KRIEGER: Congratulations and welcome to Novi.
MR. BIDDISON: Thank you.
CHAIRPERSON KRIEGER: For our next case we
have PZ18-0022, Scott Lang for 25565 Clark Avenue, west of Novi and south of Grand River. The applicant is requesting variance from the City of Novi code 4.19(e), 1 for a 573 square foot variance to build a 1423 square foot structure. The property is zoned single family residential.

And if you could state your name, if you're not an attorney and be sworn in by our secretary.

MR. LANG: Sure. Scott Lang, L-a-n-g.

MEMBER NAFSO: Please raise your right hand.

Do you swear or affirm to tell the truth in this matter?

MR. LANG: I do.

MEMBER NAFSO: Thank you.

MR. LANG: Okay. So one thing to start, it indicates that I'm asking for a variance to build a 1423 square foot structure. It's actually a 1024 square foot structure. So it's actually a little smaller.

CHAIRPERSON KRIEGER: So if it's smaller, We can proceed?

MS. SAARELA: It depends on how it's noticed. Was the notice 1423 or 1424?
So it's a larger variance?

MR. BUTLER: Smaller.

MS. SAARELA: Got you. So if it's a smaller variance than posted, that's fine.

CHAIRPERSON KRIEGER: Okay. Very good.

MR. LANG: Very good. I'm just requesting a variance essentially to build a detached garage in the back part of my yard. And the main reason for that is we have a smaller 399 square foot garage that's attached to the house, but I have a boat that I would like to put inside instead of storing outside. Because I know, for one thing in an inside structure it preserves it much better. And also my neighbors don't have to look it. Even though I keep it inside the yard, it would be nice to put it in the garage during the wintertime.

We also have an older car as well so it would be nice to put that back there and that way my wife can use the attached garage. Because the attached garage is not quite large enough for two vehicles and my truck won't fit in it anyway. But it's mostly just to store the boat and our third vehicle.

So I would liked to have put it a little bit
closer to the house but, as you can see, we have an overhead electrical that runs through the back of the yard. So based on the easement and the structure there, we weren't able to meet all the distances around between neighbors' yards and the house and stuff. So that's why we're moving it towards the back, which is the west.

CHAIRPERSON KRIEGER: Very good.

MR. LANG: Any questions?

CHAIRPERSON KRIEGER: All set?

Nothing? All set.

Any comments from the audience?

Seeing none. From the City?

MR. BUTLER: No comments from the City.

CHAIRPERSON KRIEGER: Thank you. And from correspondence?

MEMBER NAFSO: Yes. There were 35 letters mailed. Zero lets returned, one approval and zero objections.

The approval is from Donna Morgan, 25580 Clark. She states: "Scott and Cindy would not do anything that is not blending in with the surrounding area, have good curb appeal and can't have enough
storage."

Nothing further.

CHAIRPERSON KRIEGER: Thank you.

Open it up to the board. Yes, Member Peddiboyina?

MEMBER PEDDIBOYINA: Yeah. He needs that and I see the practical difficulty for what you have with the garage and what you have all said and it is reasonable and I have no objection.

CHAIRPERSON KRIEGER: Very good.

I also drove by and, yes, having extra storage seems to be our necessity. Everywhere you look, there's places where you can rent space and have storage. And then as your neighbor remarked for keeping the neighborhood, well, it just adds value. So I would be in support of that concern.

Does anybody have a question?

Very good, I'll take a motion.

Member Peddiboyina?

MEMBER PEDDIBOYINA: Thank you.

I move that we grant the variance in case number PZ18-0022 sought by Scott Lang because the petitioner has shown the practical difficulty for the
variance from City of Novi Code of Ordinance Section 4.19(e), one for a 573 square foot variance to build a 1024 square feet.

Correct?

MS. OPPERMAN: Yes.

MEMBER PEDDIBOYINA: To house a boat and car.

Without the variance, the petitioner will be unreasonably prevented or limited with respect of the use of the property because of the size of the detached and attached garage.

The petitioner did not create the condition as the purpose of the garage is too small to store a large boat so that the property does not keep the boat on his driveway.

The relief granted will not unreasonably interfere with adjacent and surrounding properties because -- the detached garage location is in the back of the property and it does not interfere with the overhead line as mentioned in the property.

The relief is consistent with the spirit and intent of the ordinance because of the neighbors in the subdivision have a similar set of attached and detached garages similar in size.
I approve.

MEMBER FERRELL: Second.

CHAIRPERSON KRIEGER: Very good. We have a motion and a second.

MEMBER PEDDIBOYINA: Thank you.

CHAIRPERSON KRIEGER: Any other comments? Seeing none, if you would call the role.

MS. OPPERMAN: Member Byrwa?

MEMBER BYRWA: Yes.

MS. OPPERMAN: Member Ferrell?

MEMBER FERRELL: Yes.

MS. OPPERMAN: Member Gronachan?

MEMBER GRONACHAN: Yes.

MS. OPPERMAN: Chairperson Krieger?

CHAIRPERSON KRIEGER: Yes.

MS. OPPERMAN: Member Olsen?

MEMBER OLSEN: Yes.

MS. OPPERMAN: Member Nafso?

MEMBER NAFSO: Yes.

MS. OPPERMAN: And Member Peddiboyina?

MEMBER PEDDIBOYINA: Yes.

MS. OPPERMAN: Motion passes.

CHAIRPERSON KRIEGER: Congratulations.
MR. LANG: Thank you.

CHAIRPERSON KRIEGER: Our next case we have PZ18-0024 for Aver Sign, 45501 Twelve Mile Road, east Beck, south of Twelve Mile. The applicant is requesting variance from the City Code of Ordinance Section 28-5(a) for additional sign; 28-5(b), 2a for additional square footage, and 28-7(b)2 for an oversized driveway sign. One 250 square foot sign allowed by code. The property is zoned Office Service Technology.

Are you an attorney?

MR. BROWN: Good evening. No.

CHAIRPERSON KRIEGER: Okay. If you would state your name, spell it for our court recorder and be sworn in.

MR. BROWN: Thank you. My name is Tim Brown. I'm from Aver Sign Company. Brown, B-r-o-w-n.

I'm here in regards to the --

MEMBER NAFSO: Mr. Brown, I need your address.

MR. BROWN: Oh, my address is 460 East 15 Mile in Madison Heights.

MEMBER NAFSO: If you could, raise your right
hand and be sworn in.

Do you swear or affirm to tell the truth in this matter?

MR. BROWN: Yes.

MEMBER NAFSO: Thank you. You may proceed.

MR. BROWN: Yeah. I'm here for Aver Sign Company for Hino Motors. It's a new development. Their headquarters is moving to Twelve Mile and Taft Road as previously approved as a small site plan. But as you can see, the signs are indicated in the red circles. One is off of Twelve Mile. It's a main ID sign. And then the second is a directional sign off of Taft road.

And as I said, this development was approved previously. So I'm here for the signage. The main ID sign.

We had placed a couple of mock signs out. This one is up on Twelve Mile Road. So I don't know if anybody has gone by to see them, but this one is set back, meeting the required setbacks. And it will not be a detriment to the surrounding properties. It's actually very similar to a lot of the office signs in the area. And it is a multi-use facility so they do
need proper identification. It is not -- it's very reasonable what they're asking for. It's also practical as to the location. There's not much room for any other sign location for the main ID sign.

And then off of Taft road is the directional sign. Which here's the two directional signs. The smaller one's within the property. So that's strictly for traffic control directional. And then the same with the "Truck Deliveries" only sign. That's going to help with all of truck deliveries they have.

It's not only an office building but they're also utilizing facilities there. So they're going to have customers and clients and the like coming around. So they definitely need proper identification of this site.

CHAIRPERSON KRIEGER: All set?

MR. BROWN: Yeah. I believe that was it.

There's just the two. I think there was an additional sign variance and that's for the directional sign. So I'm not sure how the square footage is over on the first ground sign, but because it comes in at a 95.6 square feet, when you calculate the whole base of the sign. That's how Novi calculates the total square
CHAIRPERSON KRIEGER: So the total signs would be the wall sign -- well, you have one sign by right and then you wanted to add the one that is on Twelve Mile, the ground sign?

MR. BROWN: Yes.

CHAIRPERSON KRIEGER: And then you'll have the directional sign?

MR. BROWN: Yes. And actually two signs are technically already approved. The wall sign, that would be the wall sign, the logo.

So this would be a request for the additional signage.

CHAIRPERSON KRIEGER: Okay. Any questions from the -- or comments from the audience?

Seeing none.

From the City?

MR. BUTLER: No current.

CHAIRPERSON KRIEGER: Very good.

Correspondence?

MEMBER NAFSO: Yes. There were 19 letters mailed, one letter returned. Zero approvals and zero objections.
CHAIRPERSON KRIEGER: All right. I'll open it up to the board. Any questions?

Yes, Member Gronachan?

MEMBER GRONACHAN: First of all, welcome to Novi. I think that it's important that a building have proper identification. Going out there quite a bit and where this is being built and for the size that is being built, I feel that -- and I'm not a big sign fan. I'll just say that.

But given the lay of this land, if you will, the size of the building, the topography of Twelve Mile, the topography of Taft, plus the fact that you mentioned that some of these signs are within the site itself, right? The directional signs are actually on ground, on campus so to speak?

MR. BROWN: Yeah. One directional within the property.

MEMBER GRONACHAN: Right. So I feel that this, as I said for the size and for the location and for the topography, I feel these are minimal requests. And I think specific to this business, given what they have going on here, I'm in full support and I have no objections for the request.
CHAIRPERSON KRIEGER: Thank you.

MEMBER GRONACHAN: You're welcome.

CHAIRPERSON KRIEGER: I also drove by. And, yes, considering the topography and the speed, you have to be coming down a hill, the train tracks being there, the -- and then you drove by and there wasn't a building, now there's a building. So appropriate identification is needed in that area. So I also would be able to support this request.

Any other questions? Or I'll take a motion.

Member Peddiboyina, do you have a question?

MEMBER PEDDIBOYINA: No.

CHAIRPERSON KRIEGER: Okay.

MEMBER PEDDIBOYINA: Thank you.

CHAIRPERSON KRIEGER: Member Ferrell?

MEMBER FERRELL: Yes, Madame Chair?

CHAIRPERSON KRIEGER: Do you have a question or a motion?

MEMBER FERRELL: No, I do not have a question.

CHAIRPERSON KRIEGER: Can you make a motion?

MEMBER FERRELL: Yes, ma'am, I can.

CHAIRPERSON KRIEGER: Thank you very much.
MEMBER FERRELL: I do have one question, though, first.

CHAIRPERSON KRIEGER: Go ahead.

MEMBER FERRELL: This is for one additional sign. And it's for this drive way sign, correct?

MEMBER GRONACHAN: Un-unh.

MEMBER FERRELL: So why does it say it on my paper that's what this is for?

MEMBER GRONACHAN: So on this it is two additional ground signs -- to the chair.

On this sheet it's two additional ground signs.

MEMBER FERRELL: Well, on that. But I'm saying on this it's different.

MEMBER GRONACHAN: So they posted it differently?

MEMBER FERRELL: I don't know. That's why I'm asking.

MEMBER PEDDIBOYINA: Chairperson, I have a question.

CHAIRPERSON KRIEGER: Go ahead.

MEMBER PEDDIBOYINA: Are these two small signs on your property or not?
MR. BROWN: Just the wall sign and one
directional. And, technically, those two are already
approved. So that is the additional, the additional
sign would be the second directional and then the
ground sign being the main ID.

MEMBER PEDDIBOYINA: Thank you.

CHAIRPERSON KRIEGER: Yes, counsel?

MS. SAARELA: So there's two signs total.

MR. BROWN: That we're requesting.

MS. SAARELA: That are being approved.

MEMBER FERRELL: So what are the -- I guess
for me on this what are the two signs?

MR. BROWN: It would be the two ground signs.

MEMBER FERRELL: Two ground signs?

MR. BROWN: Yeah. One on Taft and one on
Twelve Mile.

MEMBER PEDDIBOYINA: Are they the same size?

MS. SAARELA: One is within parameters and
one is oversized.

MEMBER PEDDIBOYINA: Yeah. I see they are
two feet eight inches and two feet.

CHAIRPERSON KRIEGER: Should we split that
up?
MS. SAARELA: However you can handle it.

MEMBER FERRELL: I'll see what I can do.

MEMBER GRONACHAN: So this one is the oversized.

MEMBER FERRELL: Yeah. That's the one I thought that was being -- that was for tonight was just the one. That's why I was confused.

MEMBER GRONACHAN: So they're allowed two already, the one in the building and the one directional.

MEMBER FERRELL: Yes. Right.

MEMBER GRONACHAN: And here is the ground and one of these.

So this is the directional that has already been approved.

And somebody correct me if I'm wrong.

So this is the other one. So this is the two signs and the oversize of this one.

MEMBER FERRELL: The oversized driveway sign.

MEMBER GRONACHAN: The oversize for Twelve Mile.

MEMBER FERRELL: Okay. And then there's one directional sign.
MEMBER GRONACHAN: No, the directional sign --

MEMBER FERRELL: That one is.

MEMBER GRONACHAN: Okay. We'll call it the directional sign, this one, the training sign. Am I right about that, guys?

MR. BUTLER: Yes.

MEMBER GRONACHAN: Nobody is shaking their head over there.

MS. SAARELA: He already said yes.

MR. BUTLER: I said yes.

MEMBER GRONACHAN: Okay. Sorry. I didn't hear you.

That's how I took it.

MEMBER FERRELL: But I'm not crazy. On the agenda it doesn't have that, right?

MEMBER GRONACHAN: I know.

MEMBER FERRELL: Okay.

MEMBER GRONACHAN: We'll talk about that later.

MEMBER FERRELL: Okay. I move that we grant the variance in case number PZ18-0024 at 45501 Twelve Mile Road, east of beck Road and south of Twelve Mile

Road, parcel number 50-22-16-226-019 sought by the petitioner for variance of two signs; one oversized driveway sign and one directional sign.

The oversized driveway sign is on Twelve Mile and the directional sign is on Campus.

MR. BROWN: Taft.

MEMBER FERRELL: Or it's on Taft. Oh, I'm sorry. On Taft.

The petitioner has shown practical difficulty trying to show the location of their property as it is a multi-functional property that requires different signages to direct traffic to the appropriate location of the building.

Without the variance the petitioner will be unreasonably prevented or limited with respect to the use of the property. The property is unique because it has two locations and it is multi-functional. The petitioner did not create the condition. The relief granted will not unreasonably interfere with adjacent or surrounding properties, and the relieve is consistent with the spirit and intent of the ordinance.

MEMBER GRONACHAN: Second.

MEMBER PEDDIBOYINA: I second.
CHAIRPERSON KRIEGER: Second. And then comment. If you can state about the topography and train tracks like additional ...

MEMBER GRONACHAN: Difficulty.

CHAIRPERSON KRIEGER: Difficulty.

MEMBER PEDDIBOYINA: The site of the property.

MEMBER FERRELL: It says the property and the fact that it is a multi-functional property it needs directional signages.

And for the train tracks, what did you want me to say about that?

CHAIRPERSON KRIEGER: That's another additional environmental issue that could effect visualization.

MEMBER FERRELL: It run on the side of the building. I don't know how that would effect anything.

CHAIRPERSON KRIEGER: Okay.

MEMBER FERRELL: I don't know. I mean, if there's another way you want to say it, I'll add it to the motion.

CHAIRPERSON KRIEGER: Nope. We're good.

MEMBER FERRELL: Okay.
MEMBER PEDDIBOYINA: Second.

CHAIRPERSON KRIEGER: So we have a motion and a second.

And Member Opperman, if you could, call the role.

MS. OPPERMAN: Member Byrwa?

MEMBER BYRWA: Yes.

MS. OPPERMAN: Member Ferrell?

MEMBER FERRELL: Yes.

MS. OPPERMAN: Member Gronachan?

MEMBER GRONACHAN: Yes.

MS. OPPERMAN: Chairperson Krieger?

CHAIRPERSON KRIEGER: Yes.

MS. OPPERMAN: Member Nafso?

MEMBER NAFSO: Yes.

MS. OPPERMAN: Member Peddiboyina?

MEMBER PEDDIBOYINA: Yes.

MS. OPPERMAN: And Member Olsen?

MEMBER OLSEN: Yes.

MS. OPPERMAN: Motion passes.

MR. BROWN: Thank you.

CHAIRPERSON KRIEGER: Congratulations and welcome to Novi.
MR. BROWN: Thank you.

CHAIRPERSON KRIEGER: If we could go back to approval of the minutes. There's a question about the minutes.

MEMBER GRONACHAN: Okay. I found my page, Madame Chair.

MR. LEINEKE: Can I ask a question? I just came in, ladies and gentlemen.

MEMBER GRONACHAN: Point of order.

CHAIRPERSON KRIEGER: Yeah, it would point of order. Do we have a public remark?

MS. SAARELA: At the end. It'll be just a minute, we can have a public hearing.

MR. LEINEKE: When?

MALE SPEAKER: In five minutes.

MR. LEINEKE: Okay.

CHAIRPERSON KRIEGER: All right. Go ahead.

MEMBER GRONACHAN: So it's page 76 and 77 where Member Nafso made the motion and then it also indicated that he second the motion, which I don't think happened.

So you'll have to forgive me because I'll have to get back there. So on 76 he starts making the
motion and 77 it says's -- are you kidding me.

So it's 76 of the notes of the minutes and

so -- okay. Here it is.

It says, "And lastly, the relief is

consistent with the spirit and intent of the ordinance.

For those reasons I move we grant the variance."

And it says "Member Nafso: Second."

But he was the one that was the maker of the

motion. And I'll be honest, I don't remember who made

the motion, but Member Sanghvi moved.

CHAIRPERSON KRIEGER: Do you remember that,

Member Nafso?

MEMBER PEDDIBOYINA: Member Sanghvi also

seconded.

MEMBER NAFSO: There's multiple seconds.

MEMBER PEDDIBOYINA: Yes, multiple seconds.

MS. SAARELA: Which case is it?

MEMBER PEDDIBOYINA: The case number.

CHAIRPERSON KRIEGER: So you couldn't have

made the second.

MS. SAARELA: Well, just accept Member

Sanghvi. It must have been misheard about the latter.

CHAIRPERSON KRIEGER: So disregard line 20?
MS. SAARELA: Yeah.

MEMBER GRONACHAN: Okay. So that's fine. That's the only thing that I found in the minutes. And that's what needs to be addressed.

MEMBER NAFSO: And if the question there is whether or not, I guess it would have be one or the other. I wouldn't have seconded my own motion. So if it's whether I made the motion or made the second, I would have made the motion. I just reread that. So I didn't second it.

MS. SAARELA: So in the minutes that second is not there. You have the second from Member Sanghvi.

CHAIRPERSON KRIEGER: All right. So then we have a motion to approve with amendment. Is there a second?

MEMBER FERRELL: Second.

MEMBER GRONACHAN: Yes.

CHAIRPERSON KRIEGER: All in favor, say "Aye."

MEMBER BYRWA: Aye.

MEMBER GRONACHAN: Aye.

MEMBER FERRELL: Aye.

MEMBER PEDDIBOYINA: Aye.
MEMBER OLSEN: Aye.

CHAIRPERSON KRIEGER: So we have our minutes approved for May.

So, sir, if you want to make a comment come to the podium and spell your name and spell it and go ahead and make your remark.

MR. LEINEKE: My name is Chris Leineke. I live at 2297 Austin Drive here in Novi. I've been a resident for 10 years. I work for a company here in Novi, Oakland Automation. And I travel a lot so sometimes I'm in town and sometimes I'm not. Most of the time I'm not in town.

But I'm here tonight because Robertson Brothers is trying to develop the land that abuts to my property on Austin Drive.

And at first they wanted to build three-story townhouses. So where they want to develop Old Novi Road, I don't know if you guys have seen any of their plans.

Has anybody seen a plan from Robertson Brothers?

CHAIRPERSON KRIEGER: That hasn't been put in front of us.
MR. LEINEKE: Okay. So that's what I'm here to talk about. At first they wanted to build, like, a whole bunch of apartments or whatever you want to call them, townhouses, that were three-story. And now they're down to 11 single family houses. And I just think it's too many houses for the amount of property and the amount of frontage that they have.

So, I mean, if I was to buy property and wanted to build houses, the City requires so much road frontage per house, per residence and they're trying to get around that.

So all's I say is when you guys do see their plan -- which they were supposed to submit tonight is what I was told.

That I'm for them building single family houses. I am not for them building townhouses and I think 11 houses in the area that they're talking about building a single family on Old Novi Road, it's too many houses. It needs to be cut down to five or six houses.

CHAIRPERSON KRIEGER: All right. That's not been put in front of us or sent out yet. So if you could make a point and then when that issue does come
up, there's correspondence that can be done.

MR. LEINEKE: Can I E-mail it in or something?

MS. SAARELA: We don't have to respond to public comment. It's just a comment. It's not a necessary response at this point. We're not even really supposed to respond to public comment.

MR. LEINEKE: Okay. Because it hasn't been talked about?

MS. SAARELA: Well, because it's just for you to comment.

MEMBER GRONACHAN: It's not a debate.

MR. LEINEKE: I got you. So if I'm not here when the do make their proposal, can I send in an E-mail or another -- because I'm out of town.

MR. BUTLER: Excuse me, sir. It will never come before this board unless there's a variance in question they would come before the board for. That goes before the Construction Board and then it goes to Planning. So this board will never really see those drawings.

MR. LEINEKE: It's a variance.

MEMBER BYRWA: I think by law the City mails
out to everybody within 300 feet of the proposed variance. So if you're within 300 feet, you'll definitely be notified by mail.

MR. LEINEKE: But if I'm not here, then what? How do I comment?

MEMBER BYRWA: Well, you could write in a comment.

MR. LEINEKE: Okay.

MEMBER BYRWA: Because you'll be notified by mail of when the date, that hearing date for that variance is. You can write in a comment.

MR. LEINEKE: Okay. Sorry to interrupt everybody.

Thanks.

CHAIRPERSON KRIEGER: So any other additions from our ... That or a motion to adjourn.

MEMBER GRONACHAN: No. I have something to discuss with the board, if we could.

CHAIRPERSON KRIEGER: Go ahead.

MEMBER GRONACHAN: So the agenda of late seems to be causing a lot of confusion at the meeting. And I was wondering if, perhaps, we could talk about
what we could do to help cut down on the confusion
during a meeting.

MS. SAARELA: Would this be something more
appropriate to talk to administration about before?
Because we don't have this scheduled as an agenda item
for discussion. We don't have an additional agenda
item.

MEMBER GRONACHAN: Oh, so I can't talk about
anything?

MS. SAARELA: Well, I mean, what are you
proposing to discuss right now, the formatting of the
agenda?

MEMBER GRONACHAN: No. The way the cases are
presented on the agenda causes confusion as to the
members don't know which is the variance and
which is -- the verbiage on the agenda is confusing.

MS. SAARELA: Maybe the best place to start
would be to call administration and talk about a lot
better way to set up an agenda.

MEMBER GRONACHAN: Okay.

CHAIRPERSON KRIEGER: All right. Very
good.

So I'll take a motion to adjourn, then.
MEMBER FERRELL: So moved.

CHAIRPERSON KRIEGER: All in favor.

MEMBER BYRWA: Aye.

MEMBER GRONACHAN: Aye.

MEMBER FERRELL: Aye.

MEMBER PEDDIBOYINA: Aye.

MEMBER OLSEN: Aye.

CHAIRPERSON KRIEGER: Okay. We're adjourned.

(At 8:03 p.m., meeting adjourned.)
CERTIFICATE

STATE OF MICHIGAN)

) ss

COUNTY OF OAKLAND)

I, Darlene K. May, do hereby certify that I have recorded stenographically the proceedings had and testimony taken in the above-entitled matter at the time and place hereinbefore set forth, and I do further certify that the foregoing transcript, consisting of sixty-two (62) typewritten pages, is a true and correct transcript of my said stenographic notes.

/s/ Darlene K. May
Darlene K. May, RPR/CSR-6479

June 29, 2018
(Date)