



VILLAGE OF BELLAIRE
ZONING BOARD OF APPEALS
MEETING MINUTES
JUNE 13, 2007

Members Present: Short, Damer, Fleet, Schultz Staff Present: Person, and Tom of A & E Signs representing Allen Signs.

Call to Order: Meeting was called to order by Zoning Administrator Person at 5:35 PM

Organization of the Zoning Board:

Motion to nominate Short as Chairperson of the ZBA by Fleet, seconded by Damer and moved that nominations be closed and a unanimous ballot be cast for Joe Short.

At this point the meeting was turned over to Chairperson Short.

Motion to nominate Smalley as Vice - Chairperson of the ZBA by Short, seconded by Fleet and moved that nominations be closed and a unanimous ballot be cast for Vice-chairperson Smalley.

Welcome to the Public: Chairperson had no public to welcome.

Reading of the Public Hearing Notice and Establishment of Hearing Format: Chairman Short stated the following: The Village of Bellaire Zoning Board of Appeals will be holding a Public Hearing on WEDNESDAY, JUNE 13, 2007 AT 5:40 PM at the Village Offices, 202 N. Bridge Street, Bellaire, Michigan. The purpose of this hearing will be to solicit comments and opinions on the variance request by Allen Industries for a sign variance on the proposed Family Dollar Store at 303 South Division, Bellaire, MI 49615

Opening of Public Hearing: Chairman Short opened the public hearing at 5:40 PM.

Applicant Comment on Variance Request: Had nothing to add beyond the permit documents and pictures of signs presented by Allen Sign.

Public Comment Period: No public present

Closing of the Public Hearing: Public Hearing was closed at 5:43 PM

Deliberation by Members and Staff: Allen signs have received a permit for their monument sign at the road which meets the requirements of the ordinance.

Decision on Zoning Variance: General Findings of Fact were approved with a Motion by Damer and seconded by Short. Carried by voice vote.

Question on if this was the standard sign they use on buildings and it was. There is no evidence that sign couldn't be smaller, or the cost of meeting the ordinance. Tom from A & E can't confirm that there are other smaller signs. Fleet is concerned that we have no permanent building site and wants to know what other size signs they make. More general discussion.

Motion by Smalley, seconded by Damer to adjourn the meeting until Planning Commission has approved a site plan. They may re-open at that time with no additional fee being paid. Motion carried by voice vote.

Closing Member and/or Open Public Comment

Adjourn: Meeting adjourned with a call to the chair at 6:05 PM