

**MINUTES AS RECORDED**

**MINUTES OF THE MEETING OF June 2, 2010  
ZONING BOARD OF APPEALS AND ADJUSTMENT**

A meeting of the Zoning Board of Appeals and Adjustment of the City of Wyandotte was called to order by Chairperson Duran at 6:30 p.m., in the Council Chambers of the City Hall, 3131 Biddle Avenue, Wyandotte.

**MEMBERS PRESENT:** Cusson  
Duran  
Gillon  
Lapp  
Nevin  
Olsen  
Trupiano

**MEMBERS ABSENT:** Alderman, DiSanto

**ALSO PRESENT:** Peggy Green, Secretary

---

A motion was made by Member Olsen, supported by Member Trupiano to approve the minutes of the June 2, 2010, meeting.

Yes: Cusson, Duran, Gillon, Lapp, Nevin, Olsen, Trupiano

No: none

Abstain: none

Absent: Alderman, DiSanto

Motion passed

---

**#3110 - GRANTED**

Michael Frost, 2744 – 3<sup>rd</sup> Street, Wyandotte (owner & appellant)

for a variance to obtain a building permit for an addition at 2744 – 3<sup>rd</sup> Street (All of Lot 8 except the South 70', Block 101) in a RM-1 zoning district, where the proposed conflicts with Section 2100 of the Wyandotte Zoning Ordinance.

**SECTION 2100:**

A minimum of a 25' rear yard setback is required for an addition to the home. Proposed 8'x12' side addition would have a 5'-6" rear yard setback.

**Proposed will not hinder or discourage the appropriate development and use of adjacent land and buildings, or impair the value thereof.**

A motion was made by Member Gillon, supported by Member Olsen to grant this appeal.

Yes: Cusson, Duran, Gillon, Lapp, Nevin, Olsen, Trupiano  
No: none  
Abstain: none  
Absent: Alderman, DiSanto  
Motion passed

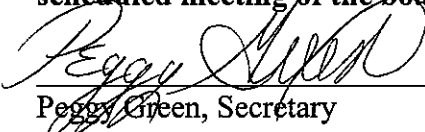
**COMMUNICATIONS:**

A motion was made by Member Gillon, supported by Member Trupiano, to place all communications on file. Motion carried.

**OTHER BUSINESS:**

none

There being no further business to discuss, the meeting adjourned at 6:45 p.m. **The next scheduled meeting of the board will be held on July 21, 2010.**

  
\_\_\_\_\_  
Peggy Green, Secretary

**Appeal #3110**

Chairperson Duran read the appeal and asked that it be explained.

Michael Frost, owner, present.

Mr. Frost explained that he wants to add an addition to the kitchen. The lot line runs north and south, and the house is closer to the lot line than the addition. The addition will be on the north side. The addition will be a little bit further in than the house, it will not be any closer to the lot line than the existing house.

Member Lapp asked if the addition will line up with the house, and will the overhang be past the house. Mr. Frost replied that the addition with the overhang will match the existing house. Member Lapp asked if the water will be directed away from the adjacent property. Mr. Frost replied yes. Member Lapp asked Mr. Frost if he would be doing any more work. Mr. Frost replied that he was putting in a crawl space, plumbing and electrical. Member Lapp asked if the new siding will match the existing house. Mr. Frost replied that it will match the existing house, but it will be vinyl sided, and added that eventually he wants to vinyl side the whole house.

Chairperson Duran confirmed that this is a kitchen addition. Mr. Frost replied yes.

One (1) communication from DTE was received regarding this appeal.

# ZONING BOARD

6-2-10

PAGE 3 OF 4

DTE Energy



RECEIVED  
5-21-10

May 19, 2010

Peggy Green, Zoning Board Secretary  
Zoning Board of Appeals and Adjustment  
3131 Biddle Avenue, City of Wyandotte  
Michigan 48192

**RE: Notice of Public Hearing (Appeal #3110): Variance to obtain a Building Permit for an addition at #2744 - 3<sup>rd</sup>. Street, in a RM-1 Zoning District.**

- Not involved. See Remarks!
- Involved: but asking you to hold action on this petition until further notice.
- Involved but have no objection to the property change - - provided that an easement of the full width of the public right-of-way (street, alley or other public place) is reserved.
- Involved: the nature of our services, and the estimated costs of removing, rerouting or abandonment of such all gas mains and/or services

**REMARKS:**

DTE Energy-MichCon Gas Company has no involvement, nor objection to the Public Hearing Appeal #3110. See enclosed strip print and attached notice of public hearing, for you use and information.

Please abide by Public Act 53, three (3) working days before you dig, dial toll free MISS DIG at: 1 - 800 - 482 - 7171.

Michcon Gas Leak Emergency Phone Number: 1- 800 - 947 - 5000.

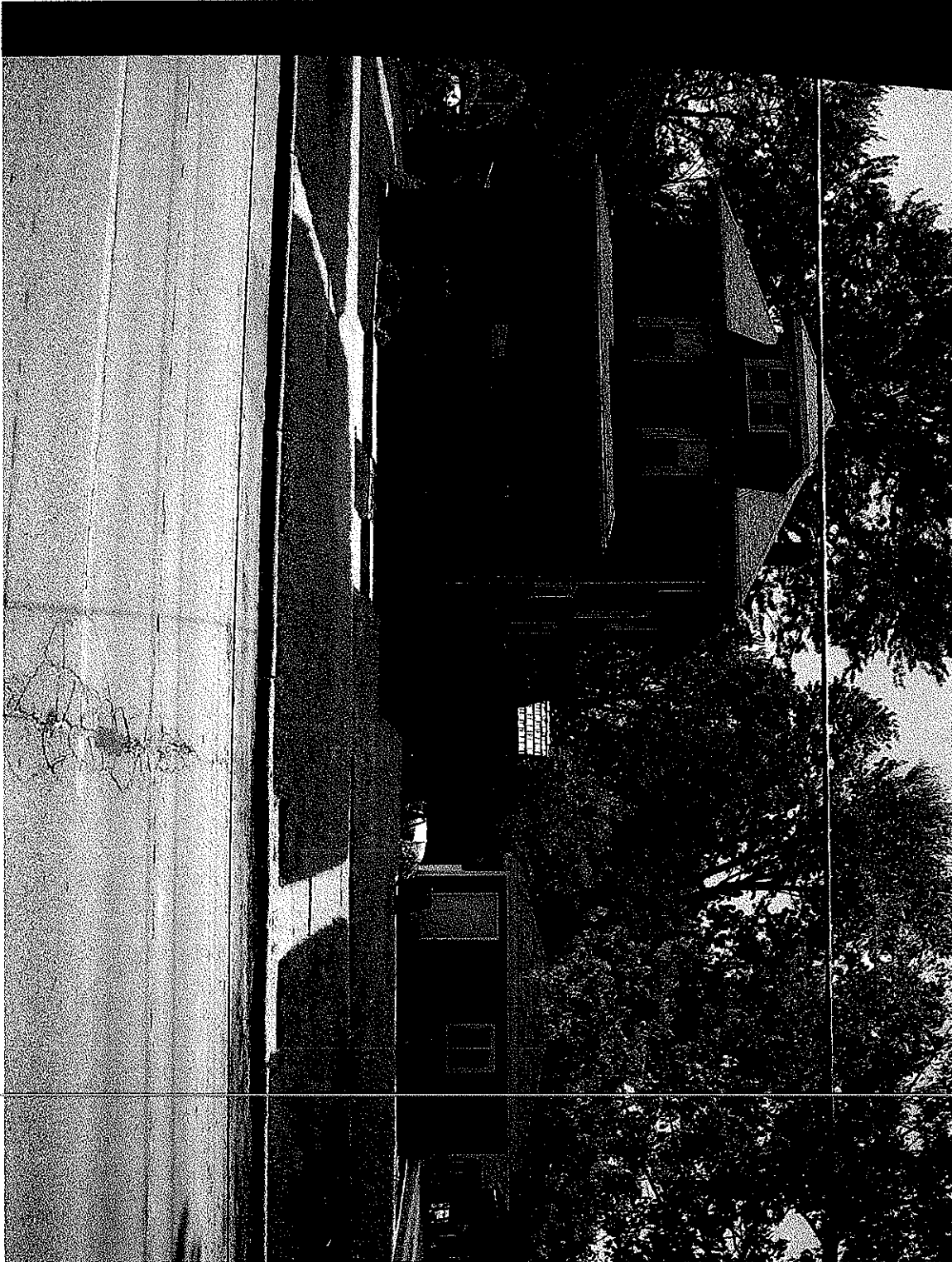
Sincerely,

Eddie A. Reyes  
Senior Drafter  
Data Integrity and Technology

EAR/  
Enclosure

Zoning Board  
6-2-10

PAGE 4 OF 4



(2744-3RD)