

**CITY OF BRIGHTON  
ZONING BOARD OF APPEALS  
AGENDA  
MAY 9, 2013**

**Blue Sky Session – 7:15 p.m.**

Regular Session – 7:30 p.m.

1. Call to Order
2. Roll Call
3. Approval of the March 14, 2013 Meeting Minutes
4. Approval of the May 9, 2013 Agenda

**Old Business**

**New Business**

5. **Greg Garwood (on behalf of the property owner) 8550 W. Grand River (18-30-100-083)** is proposing to occupy the first floor of the existing building at the above address with a medical office use. The above address shares parking with the two neighboring sites (ABC Warehouse & Grand Medical Offices) through a shared parking arrangement. The three sites share 175 existing on-site parking spaces and 7 deferred parking spaces (total of 182). The proposed use will increase the required parking spaces to 211. **Section 98-85 Parking Space Requirements** states that medical office uses require one space for each 100 square feet of GFA. A variance of 29 parking spaces is being requested.
6. **Hugh & Rebecca Munce –125 N. Third Street (18-30-305-047)** is requesting a variance to allow a 6-foot fence 8 feet from the property line, which abuts a public street right of way. **Section 98-38** states in the case of a corner lot, no fence more than 36 inches high shall be constructed that extends beyond the foremost position of the building on the site or within 25 feet of the public street right-of-way line, and it shall be ornamental in design. A variance of 3 feet is being requested to allow a 6-foot fence 8 feet from the public street right-of-way.
7. Staff Updates
8. Call to the Public
9. Adjournment