



**MINUTES
OF
THE REGULAR MEETING OF
SIGN BOARD OF APPEALS
OF
CITY OF ANN ARBOR**

May 10, 2005

The regular meeting of the Housing Board of Appeals was held on Tuesday, May 10, 2005 at 3:00 p.m. in the Fourth Floor Conference Room of City Hall, 100 N. Fifth Avenue, Ann Arbor, Michigan.

I. The meeting was called to order at p.m. by Chairman Steve Schweer.

II. Roll Call:

Members Present: (6) S. Schweer, S. Knight, C. Brummer,
G. Barnett, Jr., H. Corey, S. Olsen

Members Absent: (0) None.

Staff Present: (2) J. Turnbull, L. Bowen

III. Approval of minutes

H. Corey moved, supported by, S. Knight to approve the minutes of December 14, 2004 with corrections. The minutes were approved unanimously.

IV. APPEALS & ACTION - UNFINISHED

None.

V. APPEALS & ACTION – NEW

1. 2004-S-3, 315 S. First St.

Requesting a multiple family residence wall sign totaling 92 sq. ft. overall area.

Chapter 61 Section 5:504(2) allows such signs a maximum area of 12 sq. ft., indicating only the address, the names of the occupants and the name of the building or organization.

The sign as proposed, would require an additional 80 sq. ft. area variance.

Ronald Mucha was present to speak on behalf of this appeal.

Discussion

J. Turnbull gave an overview of the staff report.

R. Mucha explained request. He said that the massing is similar to the Eaton sign. There are no windows in the proposed area, just masonry and gooseneck lighting. He added that the Historic District Commission did not approve it the sign, but rather favored it as a continued element of the building.

Lorri Sipes, architect, explained the diagrams to the Board and passed out information regarding the preservation of historic signs. The proposal is based on the history of the building and is important to the historic fabric of the building. They want the building to read as a large industrial building as it always has.

G. Barnett said that the petitioner is not preserving a historic sign; therefore the information regarding preservation of historic signs would not apply to this request.

After further discussion, G. Barnett moved, supported by S. Olson to grant a variance of 80 sq. ft. to erect a wall sign totaling 92 sq. ft. of a multiple family residence.

The vote to grant the variance was as follows:

Ayes: (1) H. Corey

Nays: (5) S. Schweer, S. Knight, C. Brummer, G. Barnett Jr., S. Olsen

Absent: (0) None.

Motion failed. Variance denied as stated.

VI. UNFINISHED BUSINESS

None.

VII. NEW BUSINESS

None.

VIII. REPORTS & COMMUNICATIONS

None.

IX. AUDIENCE PARTICIPATION - GENERAL

None.

X. ADJOURNMENT

There being no further business to come before the Board. S. Olsen moved that the meeting be adjourned. Chairman Steve Schweer adjourned the meeting at 3:43 p.m.

Respectfully submitted,

Lynn Bowen

Lynn Bowen Secretary
Sign Board of Appeals

Steve Schweer, Chair

Dated May 10, 2005

Drafted by:
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