



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

December 9, 2003

The regular meeting of the Sign Board of Appeals was held on Tuesday, December 9, 2003 at 3:00 p.m. in the Fourth Floor Conference Room of the Larcom Municipal Building, 100 N. Fifth Avenue, Ann Arbor, Michigan.

I. The meeting was called to order at 3:05 p.m. by Chairman Steve Schweer.

II. Roll Call:

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

Members Absent: (1) H. Corey

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

III. Approval of minutes

S. Olsen moved, supported by S. Knight to approve the minutes of April 8, 2003.
The minutes were approved unanimously.

IV. APPEALS & ACTION - UNFINISHED

None.

V. APPEALS & ACTION – NEW

1. 2003-S-, 2, Boulevard Plaza, Stadium Blvd

**Variance from Chapter 61 of the City Ordinance Code;
Section 5:502(3)(c), to allow installation of a 200 sq. ft. Business
Center sign at the S. Maple Road entrance, in addition to a 200
sq. ft. Business Center sign at the W. Stadium Blvd. entrance.**

Ted Barnes, Leo Fox and Bill Short were present to speak on behalf this of request. (Area Business Owners)

Staff Report

A variance from Chapter 61 of the City Ordinance Code; Section 5:502(3)(c), to allow installation of a 200 sq. ft. Business Center sign at the S. Maple Road entrance, in addition to a 200 sq. ft. Business Center sign at the W. Stadium Blvd. entrance.

NOTE: The existing 336 sq. ft. nonconforming pole sign will be eliminated, concurrently with construction of Business Center signage.

Staff

Elimination of existing nonconforming pole sign would provide 200 sq. ft. of Business Center signage per Code. Additional and possible divisions of square footage, between two Business Center signs are appropriately determined by this Board.

History

5/8/79 file records reveal SBA denied variance 79-S-1 to allow a double-faced 15 sq. ft. per face entrance sign at the S. Maple Rd. entrance.

11/9/82 file records reveal SBA denied variance 82-S-24 to allow a 180 Sq. Ft. Business Center pole sign on the basis of no showing of practical difficulty or undue hardship.

Discussion

Jennifer Turnbull explained request.

Hank Bednarz, explained request.

T. Barnes spoke on this request.

L. Fox spoke on this request.

B. Short spoke on this request.

V. Krueger spoke on this appeal.

David Farmer-A Resident, Eagle Ridge Condominiums lives about 50 ft from the intersection and is concerned about the safety factor. He feels that it is a heavily trafficked area especially during rush hour.

Stephen Magee-Also a resident of Eagle Ridge Condominiums is concerned about the lighting at night, and the traffic.

After further discussion;

S. Olsen moved, supported by C. Brummer to deny this request.

Ayes: (0) None

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

Absent: (1) H. Corey

Motion carried. Variance denied as stated.

VI. UNFINISHED BUSINESS

None.

VII. NEW BUSINESS

None.

VIII. REPORTS & COMMUNICATIONS

Pam Stuckman (an advertiser) attended the meeting to discuss cleaning up the appearance of the locations that they have around the area. What she proposes is to accommodate local advertisers share the space on one automated Bill Board that changes periodically from one advertiser to the other. This board would be on a timer that would change within a preprogrammed amount of time. A tri-vision is way to change the face of the sign on a billboard with an automated timer.

IX. AUDIENCE PARTICIPATION - GENERAL

None.

X. ADJOURNMENT

There being no further business to come before the Board, S. Knight moved that the meeting be adjourned. Chairman Steve Schweer adjourned the meeting at 4:15 p.m.

Respectfully submitted,

Lynn Bowen

Lynn Bowen, Secretary
Sign Board of Appeals

