

**City of Keego Harbor  
Zoning Board of Appeals  
Virtual Meeting Agenda  
Wednesday October 27, 2021, 6:00pm**

**Join Zoom Meeting**

<https://zoom.us/j/2486821930?pwd=ci9pbTVpZUhZVTZxRG9lUXMrQjI2QT09>

Meeting ID: 248 682 1930

Passcode: 573419

One tap mobile

+19292056099,,2486821930#,,, \*573419# US

Dial by your location

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**CALL TO ORDER**

**ROLL CALL**

- ☐ Chairman Scott Balutowicz
- ☐ Board Member Nick Michael
- ☐ Board Member Marilyn Svaluto
- ☐ Board Member Corine Streng (Planning Commission Liaison)
- ☐ Board Member Phil Trzos
- ☐ Alternate Board Member Judy Powers

**Requirement:** As per State of Michigan Public Act 254 of 2020 and City of Keego Harbor Resolution 21-24, during roll call, each member of the Zoning Board of Appeals attending the meeting remotely must announce that they are attending remotely. They must also assert for the record the county; city, township, or village; and state where they are currently physically located.

**APPROVAL OF THE AGENDA**

**APPROVAL OF MEETING MINUTES**

- November 24, 2020 ZBA Virtual Meeting Minutes
- February 24, 2021 ZBA Virtual Meeting Minutes

## **PUBLIC COMMENT:**

Keego Harbor Zoning Board of Appeals (ZBA) welcomes public comment limited to three (3) minutes, on items that do not appear on the printed agenda. In accordance with its By-Laws, the ZBA will take no action on or discuss any item not appearing on the posted agenda. Exceptions may be made at the discretion of the chair. The public can speak to agenda items as they occur when the presiding officer opens the floor to the public. When recognized by the presiding officer, please unmute your microphone, state your name for the record, and direct all comments or questions to the presiding officer.

## **NEW BUSINESS**

- Zoning Interpretation Request, Section 2.00, Definitions, Landscaping, and replacement of retaining wall. The City of Keego Harbor Zoning Board of Appeals will hold a public virtual hearing, see ZOOM information below, to exercise their power of interpretation per section 17.03(b) of the Keego Harbor Zoning Ordinance at 6:00 PM on Wednesday, October 27, 2021. The request is for the Zoning Board of Appeals to review the current definition of landscaping provided in Section 2.00 of the Keego Harbor Zoning Ordinance, make a determination on how this definition applies to permeable paver systems, and review retaining wall installation. An example of this is demonstrated on the petitioner's property located at 1862 Cass Lake Front. The applicant requests the following:

REQUEST: INTERPRETATION OF SECTION 2.00, LANDSCAPING, THE TREATMENT OF THE GROUND SURFACE WITH LIVE MATERIALS SUCH AS, BUT NOT LIMITED TO, GRASS, GROUND COVER, TREES, SHRUBS, VINES AND OTHER GROWING HORTICULTURAL MATERIAL. IN ADDITION, THE COMBINATION OR DESIGN MAY INCLUDE OTHER DECORATIVE SURFACING SUCH AS WOOD CHIPS, CRUSHED STONE, OR MULCH MATERIALS NOT TO EXCEED TWENTY (20%) PERCENT OF THE TOTAL FOR ANY LANDSCAPE AREA. STRUCTURAL FEATURES SUCH AS FOUNTAINS, POOLS, STATUES, AND BENCHES SHALL ALSO BE CONSIDERED A PART OF LANDSCAPING BUT SUCH OBJECTS ALONE SHALL NOT MEET THE REQUIREMENTS OF LANDSCAPING. IN ADDITION, ARTIFICIAL PLANT MATERIALS SHALL NOT BE PERMITTED IN REQUIRED LANDSCAPE AREAS. THE PETITIONER WOULD LIKE THE ZBA TO REVIEW THE DEFINITION OF LANDSCAPING RELATIVE TO PERMEABLE PAVER SYSTEMS. FINALLY, THE PETITIONER IS REQUESTING TO AMEND A PREVIOUSLY APPROVED SITE PLAN TO ALLOW FOR A RETAINING WALL REPLACEMENT.

PARCEL NUMBER: 18-02-276-020

PROPERTY ADDRESS: 1862 CASS LAKE FRONT STREET

LOCATION: PROPERTY IS LOCATED ON THE WEST SIDE OF CASS LAKE FRONT STREET, BETWEEN MOSS STREET AND GLENBROKE STREET. CASS LAKE IS TO THE WEST AND THE PROPERTY IS A WATERFRONT PROPERTY.

APPLICANT: ANMAR SARAFA, OWNER

- Appointments of Officers
  - Chairman and Vice Chairman

## **ADJOURNMENT**