

**Robert G. Weed**  
Council District 1  
**Kimberly Hill Knott**  
Council District 2  
**Elois Moore**  
Council District 3  
**Jerry Watson**  
Council District 4  
**Robert E. Thomas**  
Council District 5  
**Robert Roberts**  
Council District 6  
**Anthony Sherman**  
Council District 7  
**Scotty Boman**  
City Wide

**\*Corrected Copy\***



**City of Detroit**  
**Board of Zoning Appeals**  
**Coleman A. Young Municipal Center**  
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**Detroit, Michigan 48226**  
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**JAMES W. RIBBRON**  
Director

**BOARD OF ZONING**  
**APPEALS STAFF:**

**THOMINA DAVIDSON**  
EXECUTIVE ADMINISTRATIVE  
ASSISTANT

**APRIL PUROFOY**  
ZONING INSPECTOR

**REGULAR MEETING OF**  
**APRIL 15, 2024**

In accordance with Section 5(4) of the Michigan Open Meetings Act, MCL 15.265(4),  
The Board of Zoning Appeals will hold its meetings by **ZOOM** you can either call in or join by web.  
We encourage the public to use one of the following:

**The Telephone Numbers Are:**

(312) 626-6799 or (213) 338-8477, Meeting ID: 84422726457

**If You Are Joining By Web The Link Is:**

<https://cityofdetroit.zoom.us/j/84422726457>

If you need additional information regarding this meeting, you can contact either  
James Ribbron: (313) 939-1405 or Thomina Davidson: (313) 224-3432

**MINUTES OF THE BOARD OF ZONING APPEALS**

A public hearing of the Board of Zoning Appeals was held on Monday April 15, 2024 by way of Zoom and in person.

Board Member Watson called the meeting to order and Director Ribbron called the roll at 9:15 a.m.

**BOARD MEMBERS PRESENT:**

- (1) Robert E. Thomas, Board Member
- (2) Robert G. Weed, Board Member
- (3) Robert Roberts, Board Member
- (4) Elois Moore, Board Member
- (5) Scotty Boman, Board Member
- (6) Jerry Watson, Board Member
- (7) Kimberly Hill Knott, Board Member

**BOARD MEMBERS ABSENT:**

- (1) Anthony Sherman, Board Member

**MINUTES:**

Board Member Watson made a motion to approve the minutes for April 8, 2024 with any corrections.

Affirmative: Mr. Weed, Thomas, Roberts, Boman, Watson  
Mrs. Moore  
Negative: None

**PROCEDURAL MATTERS:**

- (A) A motion was made, seconded and carried that the Director of the Board read into the record the notices, reports, letters, or any other information pro or con, on each individual case, and be filed and made a part of the record in each case.
- (B) A motion was made, seconded and carried that the appearance slips, be filled out by property owners or parties of interest who appeared at the public hearing, be filed in the individual case file and be made a part of the record in each case.
- (C) A motion was made, seconded, and carried that the recorded transcript of the proceedings of the various hearings, furnished by **BZA Staff**, be made part of the **MINUTES**.





9:45 a.m. **CASE NO.: 8-24 – Council District #51**

**BZA PETITIONER: GREEN VALLEY PROPERTIES**

**LOCATION: 12621, 12625, 12627 Greenfield, 15775 Glendale, 16000 Fullerton and 12660 Mansfield, between Glendale and Fullerton in a M4 (Intensive Industrial District)**

**LEGAL DESCRIPTION OF PROPERTY: Upon request**

**PROPOSAL: Green Valley Properties appeals the decision of the Buildings Safety and Engineering and Environmental Department (BSEED SLU2023-001114 Decision Date: December 19, 2023, Effective Date: January 9, 2024) which DENIED permission to expand and intensify a very high impact manufacturing or processing facility (Crushing grading and screening of rock, stone, slag or concrete) on a 12.3 acre site utilizing two buildings of 8,700 and 11,300 square feet respectfully in a M4 Zone (Intensive Industrial District). The Board of Zoning Appeals shall hear and decide appeals from and review any order, requirement, decision, or determination that is made by an administrative official in the administration of this Zoning Ordinance, or any decision made by the Buildings and Safety Engineering Department involving Conditional Uses, Regulated Uses, or Controlled Uses, or any denial of a site plan by the Planning and Development Department. AP**

**ACTION OF THE BOARD: Mr. Watson made a motion to Uphold BSEED’s Decision to Deny requested use. Seconded by Board Member Boman.**

Affirmative: Mr. Weed, Roberts, Thomas, Boman, Watson  
Ms. Moore, Hill-Knott

Negative:

**BSEED DENIAL UPHELD**

**ADVISEMENTS CONTINUED INDEFINITELY UNTIL FURTHER NOTICE**

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There being no further business to be transacted, Board Member Hill-Knott motioned that the meeting be adjourned. Board Member Watson seconded this motion which was unanimously carried and the meeting adjourned at 2:10 P.M.

RESPECTFULLY SUBMITTED



JAMES W. RIBBRON  
DIRECTOR

JWR/atp