

## BOARD MEMBERS

**Robert E. Thomas**  
Chairperson  
Council District At Large

**Robert Roberts**  
Vice Chairperson  
Council District 6

**Scott Boman**  
Council District At Large

**Robert G. Weed**  
Council District 1

**Kimberly Hill Knott**  
Council District 2

**Elois Moore**  
Council District 3

**Jerry Watson**  
Council District 4

**Byron Osbern**  
Council District 5



City of Detroit  
Board of Zoning Appeals  
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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 SEPTEMBER 30, 2024

### MINUTES OF THE BOARD OF ZONING APPEALS

A public hearing of the Board of Zoning Appeals was held on Monday September 30, 2024 by way of Zoom and in person.

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

Board Member Roberts called the meeting to order and Director Ribbron called the roll at 9:00 a.m.

### BOARD MEMBERS PRESENT:

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

### BOARD MEMBERS ABSENT:

### MINUTES:

Board Member Watson made a motion to approve the minutes for September 23, 2024 with any corrections.

Affirmative: Mr. Weed, Roberts, Watson, Thomas, Osbern  
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**.

9:15 A.M.

**CASE NO:** 29-24 – Council District # 4

**BZA PETITIONER:** LIFE REMODELED/CHRIS LAMBERT

**LOCATION:** 9404 & 9740 McKINNEY, between Whittier and Courville in an R1 Single-Family Residential District

**LEGAL DESCRIPTION OF PROPERTY:** Available Upon Request

**PROPOSAL:** Life Remodeled/Chris Lambert request dimensional variances to redevelop a former school site by demolishing an existing 10,500 square foot building and expanding the remaining 37,800 square foot building by 22,404 square feet and converting it into a Neighborhood Center Non Profit. APPROVED w/Conditions in BSEED Case No: SLU2024-00067; Decision Date: July 12, 2024 – Effective Date: July 26, 2024. The subject site is within an R1 Single-Family Residential District. The Board shall be authorized to hear dimensional variance requests for matters that are beyond the scope of BSEED’s 10% administrative adjustments for a variance of the minimum setbacks. Prior to issuance of building permits, the applicant shall obtain the following parking waiver from the Board of Zoning Appeals: a) Per Section 50-14-38 (“Community service”), 429 spaces are required for the Neighborhood Center, Non-Profit; 208 parking spaces provided, 221 parking spaces deficient and deficient interior landscaping (Sections 50-4-131 (1) Permitted dimensional variances and 50-4-121 Approval Criteria). AP

**ACTION OF THE BOARD:**

Mr. Watson made a motion to Grant dimensional variances to redevelop a former school site by demolishing an existing 10,500 square foot building and expanding the remaining 37,800 square foot building by 22,404 square feet and converting it into a Neighborhood Center Non Profit. APPROVED w/Conditions in BSEED Case No: SLU2024-00067; Decision Date: July 12, 2024 – Effective Date: July 26, 2024. Seconded by Board Member Moore.

Affirmative: Mr. Thomas, Sherman, Weed, Watson, Roberts, Boman, Osbern  
Mrs. Moore, Hill-Knott

Negative:

**DIMENSIONAL VARIANCE GRANTED**





**ADVISEMENTS CONTINUED INDEFINITELY UNTIL FURTHER NOTICE**

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

RESPECTFULLY SUBMITTED



JAMES W. RIBBRON  
DIRECTOR

JWR/atp