

CITY OF FENTON
BOARD OF ADJUSTMENT
June 17, 2008 - 7:30 P.M.
AGENDA

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL - INTRODUCTION OF CITY OFFICIALS

I. APPROVAL OF MINUTES – *April 29, 2008*

II. CHAIRPERSON'S STATEMENTS:

A. RECORD OF MEETING:

A recording secretary will take the minutes. A court reporter will be present at the hearing. Also, the concurring vote of four (4) members of the Board shall be necessary to reverse any order, requirement, decision or determination of the Community Development Director.

B. CONDITIONS OF APPROVAL:

The variance is granted to relieve unnecessary hardship in the way of carrying out the strict letter of the Municipal Zoning Code as determined from the facts presented and is not to be construed to be setting a precedent for future variance requests. Approval is subject to written acceptance of the terms, herein, by the petitioner within thirty (30) days after receipt of the written notice of approval from the City of Fenton.

C. OATHS FOR TESTIMONY:

(Administered by Chairperson Brandt) Persons wishing to address the Board at this Public Hearing regarding a petition will be asked to attest to the truth of their testimony.

III. OLD BUSINESS: None

IV. NEW BUSINESS:

- A. CASE 2008-V-04:** A Petition for Variance by Marshall Scott Enterprises, Inc. d/b/a Kentucky Fried Chicken, via Warren Sign Company, to increase the allowable sign area when more than one side of the building is used for signage from 5%, or 26.26 square feet, to 9.9%, or 52.94 square feet, on the 532 square foot front building elevation, per Section 485.080 (13.c) of the Zoning Code. The property is addressed as 641 Gravois Road and is zoned "OT-2" Olde Towne Family Entertainment/Commercial Zone District.

- B. CASE 2008-V-05:** A Petition by Grey Hawk Management, LLC, (R.J. DeRouin), to appeal, per

Section 410.030(A) of the Zoning Code, the decision by the Community Development Director that a 20-foot wide strip of land that serves as an access for two properties is a private street. The property is addressed as 1518 Bowles Avenue and is zoned "R-1" Single-Family Residential District.

V. OTHER BUSINESS: None

ADJOURNMENT: _____ p.m.

**CITY OF FENTON
625 NEW SMIZER MILL RD.
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636-343-2080**

DATE POSTED: MONDAY, JUNE 2, 2008