



To: CCRA Zoning Committee, Board Members and Neighbors

From: Veronica Aplenc and Janice Woodcock, Co-Chairs, CCRA Zoning Committee

Re: Public Zoning Committee Zoom Meeting Agenda

Date: Tuesday, January 25, 2022 at 7:00 pm

1. 1529 South Street (CMX2)

ZBA# MI-2021-005249; Hearing date 3/23/22 @ 2 p.m.

Application for use as a body art studio on the first floor of an existing structure.
(No signs on this permit)

<u>Referral</u>	<u>Code Section(s)</u>	<u>Code Section Title(s)</u>	<u>Reason for Referral</u>
	Table 14-602-2	Uses Allowed in Commercial Districts-Referral	Whereas the proposed use, Body art studio, requires special exception approval from the Zoning Board of Adjustment in the Cmx-2 commercial zoning district.

2. 1430 Walnut Street (CMX5)

ZBA# MI-2021-005026; Hearing date 3/16/22 @ 2 pm

Application for the removal of one (1) statically illuminated wall sign and the erection of one (1) statically illuminated wall sign. Accessory to a business and professional office use. Size and location as shown in application/plans.

<u>Refusal</u>	<u>Code Section</u>	<u>Reason for Refusal</u>
	Table 14-904-1	The proposed zoning is refused for maximum height of the proposed wall sign: Allowed: 25'-7" Proposed: 60'-2"

3. 407 S. 20th Street (CMX1 BWRM-1)

ZBA# MI-2021-004632; Hearing date: 3/16/22 @ 9:30 am

Application for use as two (2) dwelling units in an existing structure

<u>Refusal</u>	<u>Code Section</u>	<u>Code Section Title</u>	<u>Reason for Refusal</u>
	14-602-1(1)(a)	Minimum 360 sq. ft. of lot area is required per dwelling unit for the first 1,440 sq. ft. of lot area	Lot area for 2 Dwelling units: Required: 720 sq. ft. Proposed: 643 sq. ft.

