On November 20, 2012, at 7:30 p.m., in the Council Chambers of Troy City Hall, Chair Kneale called the Zoning Board of Appeals meeting to order.

1. ROLL CALL

Present:
Michael Bartnik
Glenn Clark
Kenneth Courtney
William Fisher
Allen Kneale
David Lambert
Thomas Strat

Also Present:
R. Brent Savidant, Planning Director
Allan Motzny, Assistant City Attorney

2. APPROVAL OF MINUTES – October 16, 2012

RESOLVED, to approve the October 16, 2012 meeting minutes.

Moved by Clark
Seconded by Fisher

Yes: Clark, Courtney, Fisher, Kneale, Lambert
Abstain: Bartnik, Strat

MOTION PASSED

3. APPROVAL OF AGENDA – No changes

4. HEARING OF CASES

A. VARIANCE REQUEST, JOSEPH MANIACI FOR MONDRIAN PROPERTIES, PROPOSED BEACHVIEW ESTATES SITE CONDOMINIUM, WEST SIDE OF BEACH ROAD, 1000 FEET SOUTH OF LONG LAKE ROAD – For a proposed One-Family Cluster Option site condominium, in order to be eligible for a density bonus consideration, as determined by City Council, a variance from the requirement that 50 percent of the property shall be dedicated open space held in common ownership. The applicant proposes 41 percent of the property be dedicated open space held in common ownership.

Moved by Courtney
Seconded by Bartnik

RESOLVED, to postpone the item to the December 18, 2012 Zoning Board of Appeals meeting so that the developer can provide the Board information on the removal of lot 6, with or without the addition of land, and that a tree preservation plan be provided.

Yes: All

MOTION PASSED

5. COMMUNICATIONS – None

6. MISCELLANEOUS BUSINESS – None

7. PUBLIC COMMENT – One person spoke.

8. ADJOURNMENT – The Zoning Board of Appeals meeting ADJOURNED at 9:01 p.m.

Respectfully submitted,

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Allen Kneale, Chair

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Paul Evans, Zoning and Compliance Specialist

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