

CHARTER TOWNSHIP OF ORION ZONING BOARD OF APPEALS AGENDA
MONDAY, AUGUST 26, 2024– 7:00 PM
ORION TOWNSHIP MUNICIPAL COMPLEX BOARD ROOM
2323 JOSLYN RD.
LAKE ORION, MICHIGAN 48360

1. OPEN MEETING

2. ROLL CALL

3. MINUTES

A. 08-12-2024 ZBA Meeting Minutes

4. AGENDA REVIEW AND APPROVAL

5. ZBA BUSINESS

A. AB-2024-28, Orion Crossing LLC, 1115 S. Lapeer Rd., 09-14-226-004

The applicant is seeking 8 variances from Zoning Ordinance #78 – Zoned GB

Article XIV, Section 14.03(C)(3)

1. A 12-ft. parking area setback variance from the required 20-ft., for the parking area along the north property line to be 8-ft. from the property line.
2. A 2-ft. parking area setback variance from the required 20-ft., for the parking area along the east property line to be 18-ft. from the property line.
3. A 12-ft. parking area setback variance from the required 20-ft., for the parking area along the south property line to be 8-ft. from the property line.

Article XXVII, Section 27.04(A)(3)(a)

4. A 2-ft. parking space length variance from the required 19-ft., for parking spaces to be 17-ft. in length.

Article XXVII, Section 27.04(A)(3)(b)

5. A 2-ft. maneuvering lane width variance from the required 22-ft. for a two-way maneuvering lane to be 20-ft. wide.

Article XXVII, Section 27.04(A)(3)(f)

6. A variance to eliminate the requirement to install wheel stops or bumper guards where required.

Article XXVII, Section 27.14(F)(3)

7. A 98-ft. spacing variance between driveways from the required 230-ft. for the spacing to be 132-ft. between the north and south driveways.

Article XXVII, Section 27.14(F)(9)

8. A 2-ft. width variance from the required 20-ft., for the northern driveway to be 18-ft. wide (to match MDOT/RCOC requirements).

6. PUBLIC COMMENTS

7. COMMUNICATIONS/EDUCATION

A. Memo from Lynn Harrison regarding the 9-9-24 ZBA meeting.

8. COMMITTEE REPORTS

9. MEMBER COMMENTS

10. ADJOURNMENT

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In the spirit of compliance with the Americans with Disabilities Act, individuals with a disability should feel free to contact the Township at least seventy-two hours in advance of the meeting when requesting accommodations.
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