



**ADA TOWNSHIP ZONING BOARD OF APPEALS  
MINUTES  
THURSDAY DECEMBER 4, 2012, 4:30 P.M.  
ADA TOWNSHIP OFFICES  
7330 THORNAPPLE RIVER DR. SE, ADA, MICHIGAN**

**MEMBERS PRESENT:** Lowry, Hartley, Boman, and Fields  
**STAFF PRESENT:** Kushion  
**COMMUNITY PRESENT:** 0  
**ABSENT:** Burton

- I. CALL MEETING TO ORDER-4:32 pm**
- II. APPROVAL OF AGENDA-Moved by Member Lowry and supported by Member Fields**  
Yes: 4 No: 0 Absent: 1
- III. APPROVAL OF THE NOVEMBER 13, 2012 Meeting Minutes.** Moved by Member Fields  
and supported by Member Lowry. Yes: 4 No: 0 Absent: 1
- IV. OLD BUSINESS-None**
- V. NEW BUSINESS-**
  - 1. Request for Variance from Sec. 78-744. Permitted Signs, to allow a 40 Sq. Ft. free-standing business sign, 5 Ft. high and 5 Ft. from the front lot line (Auto Body Repair in the Rural Residential District), Nate and Dan Roelofs for Ada Body Shop, 5363 Fulton St., 41-15-30-251-005.**

Nate Roelofs presented the request to the board. Nate stated that he had contacted past clients about the visibility of the business and they overwhelmingly said that Ada Body Shop was difficult to find.

Roelofs provided photos to the board from both the East and West on M-21 showing the visibility issues with the site.

Member Lowry stated that the left turn near Carl Dr. was a very difficult one to make when headed eastbound on M-21.

Opened to Board Discussion.

Member Fields stated that he was more comfortable with this request as opposed to the previous request involving expansion of a non-conforming use. He believes that this will not open the door for a flood of requests.

Fields moved to approve the variance with the following conditions:

1. The pavement and the stenciled sign on the pavement that was added between the two driveways must be restored to its previous configuration.
2. The sign shall be located in the restored green space, 5 feet from the property line, with a maximum height of 5 feet, and a maximum sign size of 40 square feet, surrounded by landscape plantings to be approved by the Ada Township Planner.
3. 2 of the 3 wall signs on the building and the mailbox sign must be removed prior to installation of the freestanding sign.

Supported by Member Lowry, motion carried Y:4 N:0 Absent:1

**VI. PUBLIC COMMENT-None**

**VII. ADJOURNMENT-** 4:46 pm Moved by Member Fields and supported by Member Hartley. Yes: 4 No: 0 Absent:1 Motion carried.

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Susan Burton  
Ada Township Clerk

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Date

**RS/DT**