



BUILDING CODE BOARD OF APPEALS REGULAR MEETING AGENDA

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Gary Abitheira, Chair, Teresa Brooks
Matthew Dziurman, Sande Frisen, Mark F. Miller,

July 7, 2021

3:00 PM

Public Comment may be communicated to the Building Code Board of Appeals via telephone voice mail by calling 248-524-3546 or by sending an email to BCBAPublicComments@troymi.gov. All comments will be provided to the BCBA Board members. All comments must be received by 9 am the day of the meeting.

1. ROLL CALL
2. RESOLUTION TO ALLOW PUBLIC TO ADDRESS ELECTRONIC MEETINGS
3. APPROVAL OF MINUTES –June 2, 2021
4. HEARING OF CASES:
 - A. VARIANCE REQUEST, SASI GOWNIWARI, 1682 BURR OAK DRIVE – This property is an interior lot of the R-1C Zoning district. Per the City of Troy Code Chapter 83 Fences section (2) Fence Construction in residential areas, item (A) It indicates that in residential areas no fence shall be constructed to a height of more than six (6') feet above the existing grade of the land. The petitioner is requesting a variance to install 280 feet of vinyl privacy fence at a height of seven (7') feet in the back yard, where City Code limits the height to six (6') feet

CHAPTER: 83
 - B. VARIANCE REQUEST, RAJESH KUMAR VARAKALA, 5369 GREENDALE DRIVE – This property is a double front corner lot. Per the City of Troy Zoning Ordinance, it is in the R1-C use district. As such per Chapter 83 of the City of Troy Code, it has 30 feet required front setback along both Greendale Dr. Drive and Orchard Crest Drive. The petitioner is requesting a variance for an existing fence that is 4 feet high, 124 feet obscuring & 66 (30/70) non-obscuring vinyl fence that is one (1') foot from the sidewalk along the Orchard Crest Drive side where City Code limits to 30 inches high obscuring fences due to the fact that there isn't a back-to-back relationship to the rear neighboring lot. The total length of the fence requested by the petitioner to be permitted by the Building Department is 190 feet, which 69 feet of the fence do not require a variance

CHAPTER: 83
 - C. VARIANCE REQUEST, CHRIS MAZUR, 2683 DAYTON DRIVE – This property is a double front corner lot. Per the City of Troy Zoning Ordinance, it is in the R-1C use district. As such per Chapter 83 of the City of Troy Code it has 30 feet

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required front setback along both Dayton Drive (N-S) and Dayton Drive (E-W). The petitioner is requesting a variance to install a 6-foot high, 89 feet long obscuring wood fence 15 feet from the property line along the Dayton Drive (N-S) side where City Code limits to 30 inches obscuring high fences due to the fact that there isn't a back-to-back relationship to the rear neighboring lot

CHAPTER 83

D. VARIANCE REQUEST, MICHAEL BOOKER SR. & LYNETTE BOOKER, 2026

BLUE SPRUCE – This property is a double front corner lot. Per the City of Troy Zoning Ordinance, it is in the R-1C use district. As such per Chapter 83 of the City of Troy Code it has 30 feet required front setback along both John R & Blue Spruce Dr. The petitioner is requesting a Building Permit to install 103.5 feet of a 6-foot high, vinyl obscuring fence at the rear property line perpendicular to John R. Out of the 103.5 feet of fence, the petitioner is requesting a variance for the 30 feet that encroach into the John R 30 feet required setback. Where the City Code limits obscuring fences to 30 inches in height; due to the fact that there isn't a back-to-back relationship to the rear neighboring lot

CHAPTER 83

5. COMMUNICATIONS
6. PUBLIC COMMENT
7. MISCELLANEOUS BUSINESS
8. ADJOURNMENT