



**CITY OF GARDEN CITY
NOTICE OF PUBLIC HEARING**

NOTICE IS HERBY GIVEN that the Garden City Zoning Board of Appeals will hold a Public Hearing on **Wednesday, February 26, 2020 at 6:30 p.m.** in the Council Chambers, at the Civic Center, 6000 Middlebelt Road, Garden City, Michigan. At the hearing, all interested persons shall have an opportunity to be heard on the following agenda items.

- 1. Addition of Drive-Thru – 31051 Ford Road** (Parcel ID#s 35-017-02-0473-000, 35-017-02-0474-000, 35-017-02-0475-000, and 35-017-02-0476-000). The applicant is seeking variances from the following sections of the Garden City Zoning Ordinance:
 - a. Section 154.140 (A).** Buildings shall have a 150' minimum frontage. The existing site layout has a 100' lot frontage.
 - b. Section 154.140 (B).** The minimum distance between driveways providing off-site ingress or egress shall be at least 65 feet measured from the two closest driveway curbs. The existing site has a 19-foot distance between the two closest driveway curbs.

- 2. Construction of a new parking lot – 29901 Ford Road** (Parcel ID# 35-016-01-0016-000, 35-016-01-0015-000, and 35-016-01-0051-002). The applicant is seeking variances from the following sections of the Garden City Zoning Ordinance:
 - a. Section 154.372 (A) (9).** A 10-foot setback shall be provided between the side or rear property line and the edge of the parking lot. A 5'5" setback is proposed between the rear property line and the edge of the parking lot.
 - b. Section 154.372 (A) (9).** A 10-foot setback shall be provided between the side or rear property line and the edge of the parking lot. A 8'6" setback is proposed between the side property line and the edge of the parking lot.
 - c. Appendix A footnote (E).** The minimum setback on side yards facing a street where no other housing units in the block face the side street shall be 9 feet. A 8'6" setback is proposed between Brandt Street and the parking lot.

Written comments may be submitted prior to the public hearing and should be addressed to: The Office of Community Development, City of Garden City, 6000 Middlebelt Rd., Garden City, MI 48135.

NOTICE IS FURTHER GIVEN that the applications and supporting materials may be examined at the Building Department Offices in the Civic Center, 6000 Middlebelt Road, Garden City, Michigan 48135 during regular office hours until the date of the hearing.

***If you are receiving this notice and you are the owner of a building that has space occupied by tenants, please post this notice at the primary entrance to your building and/or provide each tenant with a copy.*