



**CITY OF MADISON HEIGHTS**  
**COUNCIL CHAMBERS - CITY HALL, 300 W. 13 MILE ROAD**  
**ZONING BOARD OF APPEALS AGENDA**  
**SEPTEMBER 07, 2023 AT 7:30 PM**

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**CALL TO ORDER**

**ROLL CALL**

**ADDITIONS/DELETIONS**

**APPROVAL OF MINUTES**

1. August 3rd, 2023 - Regular Meeting Minutes
2. August 17th, 2023 - Special Meeting Minutes

**PUBLIC HEARING**

**3. PZBA 23-11: 876 Horace Brown Drive**

REQUEST: The petitioner, 876 Horace Brown LLC, requests approval under Section 10.503(6)(c) of the Zoning Ordinance to modify an existing non-conforming use. The petitioner intends to repurpose an existing nonconforming event space into a banquet facility. The subject property is located at 876 Horace Brown Drive (tax parcel # 44-25-11-201-032) and is zoned O-1, Office.

**4. PZBA 23-12: 1044 E. 11 Mile Road**

REQUEST: The petitioner, John Joannidis, requests two (2) dimensional variances from the Zoning Ordinance: (1) A variance from Section 10.504(1)(c) pertaining to required detached accessory building location; and (2) a variance from Section 10.504(1)(h) pertaining to required detached accessory building setbacks. The subject property is located at 1044 E. 11 Mile Road (tax parcel # 44-25-24-129-036) and is zoned M-1, Light Industrial.

**MEETING OPEN TO THE PUBLIC: Items not listed on agenda**

**UNFINISHED BUSINESS**

**NEW BUSINESS**

**ADJOURNMENT**

NOTICE: Persons with disabilities needing accommodations for effective participation through electronic means in this meeting should contact the City Clerk at (248) 583-0826 or by email: [clerks@madison-heights.org](mailto:clerks@madison-heights.org) at least two working days in advance of the meeting. An attempt will be made to make reasonable accommodations.