



City of Hamtramck - Zoning Board of Appeals
City Hall Council Chambers
3401 Evaline St., Second Floor
Hamtramck, MI 48212
313-800-5233 ext. 818

AGENDA

REGULAR MEETING OF THE HAMTRAMCK ZONING BOARD OF APPEALS

TUESDAY, AUGUST 20, 2024

6:00 P.M.

1. **Call to Order**
2. **Pledge of Allegiance**
3. **Roll Call:**
 - A. **Regular Members:** Moammer Alghazali, Asim Alshahri, Tom Habitz, Malek Hussein, Gias Talukder, Khalid Qsaimi, Nayeem Choudhury.
 - B. **Alternate Members:** Abdullatif Dagenah, Hemyar Al-Jamali
4. **Approval of Minutes:**
 - A. July 18, 2024
5. **Public Comment** (3 Minutes per Person)
6. **Public Hearings**
 - A. 10026 Conant – parcel number 41008020099302
Applicant Sharaf Alzokary is requesting a use variance subject to section 155.024(11)b. Request is for a variance from Multi-Use District (C2) ordinance 155.065 (B)(2)(g) to allow for processing and sale of live farm animals.
 - B. 11815 Conant Street – parcel number 41007130288000
Applicant Adnan Agobah is requesting a variance subject to section 155.024. Request is for a variance from Multi-Use District (C2) ordinance 155.065(F) which requires a maximum of a 1-foot front setback, ordinance 155.118 which requires landscaping for all new buildings over 500 square feet, 155.065(F)(8), which requires parking to be in the rear 30 feet of property, and 155.065(F)(5)(a) to allow black blocks as a primary façade material. The two-story mixed-use building would be 7,200 square feet. Variances requested would allow for a front setback of 60 feet, remove the requirement for landscaping, and allow a parking lot in front of the main building.
 - C. 9350 Joseph Campau - parcel number 41006040022000
Applicant Florian East Hamtramck LC is requesting a variance subject to 155.024. Request is for a variance from Hamtramck Sign Ordinance 155.152 (9)(d) & 155.152 (9)(e) in order to erect a projecting sign of 12.5 square feet and which has a location greater than 6 inches from the primary face of the building to the signboard.
 - D. 2661 Neibel - parcel number 41004010055000
Applicant Salma Begum is requesting a variance subject to section 155.024. Request is for a variance from Residential (R) 155.050 (E)(5) which requires a 30-foot rear setback. Variance requested would allow for a rear setback of 16-feet 6-inches.
 - E. 2609 Botsford - parcel number 41004010151000
Applicant Nadya Alnwisi is requesting a variance subject to section 155.024. Request is for a variance from Residential (R) ordinance 155.050(E)(5) which requires a 30-foot rear setback. Variance requested would allow for a rear setback of 17 feet.

7. **Old Business**
8. **New Business**
9. **Board Member Announcements**
10. **Staff Announcements**
11. **Public Comment** (3 minutes per person)
12. **Adjournment**

PLEASE NOTE: This notice is posted in compliance with PA 267 of 1976 as amended (Open Meetings Act), MCLA 41.71 a (2)(3) and the Americans with Disabilities Act (ADA). City of Hamtramck will provide necessary reasonable auxiliary aids and services, such as signers for the hearing impaired and audio tapes of printed materials being considered at the Meeting to individuals with disabilities at the Meeting or Public Hearing upon 10-day notice to the City Clerk's Office. Individuals with disabilities requiring auxiliary aids or services should contact the Hamtramck City Clerk by writing or calling the Clerk's Office at (313) 800-5233 x821.