

**ZONING BOARD  
PUBLIC HEARING AND REGULAR MEETING  
MINUTES  
Thursday, April 8, 2021 – 7:00pm**

---

**A Public Hearing and Regular Meeting of the Zoning Board was held on Thursday, April 8, 2021, in the Council Chambers, at Trenton City Hall, 2800 Third Street, Trenton, MI 48183.**

- 1. Pledge of Allegiance: Meeting was called to order at 7:00pm by Chairman Mazzella.**
- 2. Members Present: Commissioners Fredricks, Gorno, Mazzella, Pifer, and Scott.**
- 3. Members Absent: Commissioners Warner and Stewart.**

**Excused Absence: Moved by Commissioner Gorno and supported by Commissioner Pifer to excuse the absence of Commissioner Warner and Stewart.**

**Motion carried unanimously.**

**Others Present: William (Bill) Bissland, Building Official  
Wesley Pomroy, 3499 Benson Street, Trenton, MI 48183**

- 4. Communications: None**
- 5. Approval of Minutes: Moved by Commissioner Gorno and seconded by Commissioner Pifer to approve the minutes of March 25, 2021.**

**Carried unanimously.**

- 6. Approval of Agenda: Moved by Commissioner Pifer and supported by Commissioner Gorno to approve the agenda as written.**

**Carried unanimously.**

**7. Public Comment: None**

**8. Public Hearing: CASE NO 1827 – 3499 BENSON  
(48 Notices mailed – 0 Responses)  
Mailing date of 3/19/2021**

**Case No. 1827 – 3499 Benson, is located in the R-2 One-Family Residential Zoned district. Trenton Zoning Ordinance Sec. 110-511 (b) Schedule of Regulations states: In the case of a rear yard abutting a side yard, the exterior side yard setback abutting a street shall not be less than the minimum front yard setback of the district, which is 25-feet. The applicant proposes to erect a 6-foot high privacy fence 15-feet off of the side property line creating a 10-foot side yard setback variance from the ZBA.**

**Commissioner Fredricks read into the record the official Notice of Public Hearing.**

**Mr. Wesley Pomroy addressed the Zoning Board.**

**A motion was made by Commissioner Gorno and Supported by Commissioner Fredricks to close the Public Hearing.**

**Carried unanimously.**

**Chairman Mazzella questioned if there was any public Comment? None**

**A motion was made by Commissioner Gorno to have a Roll call vote taken whether to approve or deny the Application for Variance, Case 1827 – 3499 Benson St.**

**In a R-2 zoned district. The Trenton Zoning Ord. Sec. 110-115 (b) Schedule of Regulations. The exterior side yard setback, abutting a street is 25'. The applicant proposes to construct a fence 15' off the exterior side yard creating a 10' side yard setback variance.**

**Motion was seconded by Commissioner Fredricks.**

**A roll call vote was called for Case 1827 – 3499 Benson St.**

**The roll call vote cast by Commissioners.**

**A vote of five (5) yes/approved for the Application of  
Variance for Case No. 1827 – 3499 Benson St.**

**Commissioners Stewart and Warner were absent.**

**9. Public Comment**

**10. Remarks by Commissioners: None**

**11. New Business: None**

**12. Old Business: None**

**13. Adjournment: A motion to adjourn was made by Commissioner Gorno and  
supported by Commissioner Fredricks at 7:15pm.**

**Motion was carried unanimously.**

**Typed and distributed by: Virginia Skwiera, Secretary to the City Engineer.**

**WB/LF/vls  
4/14/2021**