

CHARTER TOWNSHIP OF MONITOR
TO ALL RESIDENTS AND PROPERTY OWNERS OF THE
CHARTER TOWNSHIP OF MONITOR
NOTICE OF PUBLIC HEARING
VARIANCE REQUEST OF GARSKE HEWITT PLC

PLEASE TAKE NOTICE THAT a Public Hearing shall be held before the Zoning Board of Appeals of the Charter Township of Monitor, on Thursday, December 19, 2024 at 6:30 p.m. in the meeting room of the Township Hall at 2483 E Midland Rd, Bay City, Michigan 48706, to consider the request of Garske Hewitt PLC to allow them to remove and reconstruct signage in the same location at their facility located at 708 S Euclid Avenue, Bay City, Michigan 48706.

The applicant is requesting the permission to remove the existing sign and replace it with an electronic message board sign in the same setback from the road right of way and within the same cement planter box. The ordinance requires that all signage within the commercial zone district, which this property is zoned, shall be set back from the road right of the line and all property lines a distance equal to the height of the sign.

Based upon current information, the road right of way for S. Euclid is one hundred (100) feet being fifty (50) feet either side of the center line. The existing sign at 708 S Euclid Avenue is 51.5 feet from the center of the roadway meaning there is a setback of 1.5 feet. However, the decorative planter is only approximately fifty (50) feet from the center of the roadway and would be on the right of way line.

The proposed sign to replace the existing sign would be eight (8) feet in height which would ordinarily require it to be another eight (8) feet west of the road right of way line, even though the Highway Department has not exercised dominion and control over the entire right of way.

You are welcome to attend and express your opinions at the hearing or have others represent you at said hearing. Additionally, the application and documents are available for your inspection in the Monitor Township Hall, 2483 E Midland Rd., Bay City, Michigan 48706 between the hours of 9:00 a.m. and 11:00 a.m. and 1:30 p.m. to 3:30 p.m. Monday through Thursday, excluding holidays. During these hours, written comments will be received at the Monitor Township office, prior to the date of the hearing, for consideration by the zoning board of appeals.

The Charter Township of Monitor will provide necessary reasonable auxiliary aids and services, such as, signers for the hearing impaired and readers for printed materials being considered at the hearing, to individuals with disabilities who are present at the hearing, upon ten days' notice. Individuals requiring auxiliary aids or services should contact the township by writing or calling: Linda Ferguson, Township Clerk, Charter Township of Monitor, Bay City, Michigan 48706, Telephone: (989) 684-7203, Fax: (989) 684-9234.

MONITOR TOWNSHIP ZONING BOARD OF APPEALS

Jim Horen, Chairperson