

Zoning Board of Appeals

Brian Tideswell, Chair

Chuck Bayly
Michael Bembas
John Bolf

Rick Erdmann
Chari Lawton
Adam Ragsdale

CITY OF ALGONAC AGENDA FOR ZBA MEETING Thursday, August 7, 2025 6:00 p.m.

City Council Chambers, 805 St. Clair River Drive
Algonac, MI 48001

- 1) Meeting called to Order
- 2) Roll Call
- 3) Pledge of Allegiance
- 4) Citizens to be Heard
- 5) Approval of Minutes
 - a. ZBA Meeting Minutes of November 21, 2024
- 6) Communications and Notices
- 7) Unfinished Business
- 8) New Business
 - a. ZBA Case #2025-01, 379 Center
- 9) Adjournment

You may be called to order by the chair or a board member if you:

- Attempt to engage the board or any member in debate
- Fail to address the board on matters germane to city business
- Use vulgarity
- Make personal attacks on persons or institutions
- Disrupt the public meeting

If you are called to order, you will be required to take your seat until the chair determines whether you will be permitted to continue

This notice is posted in compliance with PA267 of 1976 as amended (Open Meetings Act), MCLA 41.72a (2) (3) and the Americans with Disabilities Act. Individuals with disabilities requiring auxiliary aids or services should contact the City of Algonac City Clerk at P.O. Box 454, Algonac, Michigan 48001 or (810) 794-9361 x6 or cityclerk@cityofalgonac.org.



Business of the city of Algonac Zoning Board of Appeals

Item No: 5
Meeting: 8.7.2025

Agenda Statement

Item Title: To approve ZBA meeting minutes.

Submitted by: Lisa Borgacz, City Clerk

Summary

ZBA Minutes from November 21, 2024 are attached for your review.

Suggested Action:

Motion by _____; supported by _____ to approve ZBA meeting minutes as presented.

APPROVED/Denied

ZONING BOARD OF APPEALS

Brian Tideswell, Chair

Chuck Bayly
Michael Bembas
John Bolf

Chari Lawton
Rick Erdmann
Adam Ragsdale

**CITY OF ALGONAC
Zoning Board of Appeals Meeting
Council Chambers, 805 St. Clair River Drive
Algonac, MI 48001
Thursday, November 21, 2024
6:00 p.m.
PROPOSED MINUTES**

Meeting called to Order

Chairman Tideswell called the meeting to order at 6:00 p.m.

Roll Call

Present: Bayly, Bembas, Bolf, Erdmann, Ragsdale

Absent: Lawton, Tideswell

Others: Lisa Borgacz, City Clerk and applicant Nicholas Daugherty.

Pledge of Allegiance

Vice Chairman Bayly led the Pledge of Allegiance.

Citizens to be Heard

There were none.

Approval of Minutes

Motion by Bembas, supported by Ragsdale to approve ZBA Meeting Minutes of July 18, 2024. Motion carried.

Communications and Notices

There were none received.

Unfinished Business

There was no unfinished business.

New Business

ZBA Case #2024-02 REVISED, 379 Center

Motion by Ragsdale, supported by Erdmann to open the public hearing at 6:03 p.m. Motion carried.

Vice Chairman Bayly explained the petitioner's request as submitted would require a rear-yard setback variance of 25 feet, front-yard setback variance of 5 feet, and lot coverage variance of 2.5%.

Mr. Daugherty reviewed the changes that were made with this proposed plan, taking into consideration the comments from the Board during the June 20th meeting regarding parking and storage. This proposed plan includes an attached garage (to add parking, a driveway, and storage), the house is a small 2-story and meets the 1,000 sq. ft. requirement.

Vice Chairman Bayly stated, based on the concerns addressed with the previous plan at the last meeting, this revised proposal complies with those concerns.

Motion by Bembas, supported by Ragsdale to close the public hearing at 6:08 p.m.

Commissioner Bembas stated the petitioner made a good faith effort with this plan, and he feels it is win for all, and well within reason.

Motion by Bembas, supported by Ragsdale in the case of #2024-02 REVISED, 379 Center, to APPROVE the request for variances for 379 Center with the following conditions:

1) That the petitioner agrees to abide by and comply with all applicable rules and regulations and orders of every lawful agency or governing authority having jurisdiction; and 2) that the decision of the board will remain valid and in force only as long as the facts and information presented to the board in public hearing are found to be correct and that the conditions upon which the motion is based are maintained as presented to the board. In addition:

- (1) Such variances will not be detrimental to adjacent property or the surrounding neighborhood;
- (2) Such variances will not impair the intent and purpose of this article;
- (3) Circumstances create a practical difficulty because of unique physical conditions;
- (4) Such variances are necessary for the preservation and enjoyment of a substantial property right similar to that possessed by other properties in the same zoning district and vicinity;

- (5) This situation is not of so general or recurrent a nature as to make reasonably practicable the formulation of a general regulation for such conditions or situation;
- (6) This situation is not the result of actions of the property owner;
- (7) That strict compliance with ordinances would unreasonably prevent the owner from using the property for a permitted purpose;
- (8) That the variances requested mitigate the hardship;
- (9) That the variances will relate only to property under the control of the applicant.

This motion includes the following conditions:

- a. The variance shall expire, without need for action by this Board, if the appropriate approvals are not sought and obtained within one (1) year.
- b. The approval of this variance shall not be rationale for any future variance requests.
- c. Any additional variance requests may be grounds for revocation or revision of any variance that is granted.
- d. Any violation of the terms and conditions of the ZBA decision or of any requirements of the City's Ordinances may be grounds for revocation of the variance.
- e. The appropriate permits must be applied for and obtained prior to installation.
- f. *The variances are approved based upon submitted two-story plan, and construction will include a paved, concrete driveway for at least two vehicles.*

Roll Call Vote:

Ayes: Bayly, Bembas, Bolf, Erdmann, Ragsdale

Nays: None

Absent: Lawton, Tideswell

Motion carried.

Adjournment

Motion by Bayly, supported by Bolf to adjourn the meeting at 6:13 p.m. Motion carried.

Signed: _____; respectfully submitted _____
Vice Chair Chuck Bayly City Clerk Lisa Borgacz



Business of the city of Algonac Zoning Board of Appeals

Item No: 8a
Meeting: 8.7.2025

Agenda Statement

Item Title: ZBA Case #2025-01, 379 Center, Sidwell #74-01-145-0045-000 (V250001)

Submitted by: Denice A. Gerstenberg, City Manager; Tracy Kallek, Building Official.

Summary

On November 11, 2024 ZBA approved variances for this property. The variances only relate to the property under the control of the applicant. The property was since sold, so the new owner must re-apply to the ZBA for variances. The owner is requesting multiple variances.

Property Owner Request	
1. Rear yard setback variance of 23'6".	1. Sec. 50-398 requires a minimum 35-foot rear yard setback. New home proposed with 11'4" rear yard setback.
2. Front yard setback variance of 5 feet.	2. Sec. 50-398 requires a minimum 25-foot front yard west lot line setback. New home proposed with a 20-foot front yard setback.

Ordinance permits a two-story home with at least 760 square feet on the ground floor, total floor space 1,000 square feet. Even though this lot is smaller (3,400 sf) than the typical minimum lot size (6,000sf), city ordinance permits construction on existing non-conforming lots if variances to yard requirements are approved by the ZBA. The proposed two-bedroom home on a crawl space has a one car garage. Parking is not allowed on the grass, so consideration should be given to requiring a paved parking area with at least two parking spaces.

Per Ordinance, the ZBA may only approve a variance if ALL the following conditions are met:

- (1) Such variance will not be detrimental to adjacent property and the surrounding neighborhood.
- (2) Such variance will not impair the intent and purpose of this article.
- (3) Exceptional or extraordinary circumstances or conditions apply to the property in question or to the intended use of the property that do not apply generally to other properties in the same zoning district. Such circumstances shall create a practical difficulty because of unique circumstances or physical conditions such as narrowness, shallowness, shape, or topography of the property involved, or to the intended use of the property.
- (4) Such variance is necessary for the preservation and enjoyment of a substantial property right like that possessed by other properties in the same zoning district and vicinity. The possibility of increased financial return shall not of itself be deemed sufficient to warrant a variance.
- (5) The condition or situation of the specific piece of property or of the intended use of said property, for which the variance is sought, is not of so general or recurrent a nature as to make reasonably practicable the formulation of a general regulation for such conditions or situation.
- (6) The condition or situation of the specific piece of property or of the intended use of said property, for which the variance is sought, shall not be the result of actions of the property owner. In other words, the problem shall not be self-created.
- (7) That strict compliance with area, setbacks, frontage, height, bulk, or density would unreasonably prevent the owner from using the property for a permitted purpose or would render conformity unnecessarily burdensome.

(8) That the variance requested is the minimum amount necessary to overcome the inequality inherent in the particular property or mitigate the hardship.

(9) That the variance will relate only to property under the control of the applicant.

(Ord. No. 96-5, § 1907, 3-5-1996; Ord. No. ZOA-2015-03, § 1907, 4-21-2015)

Suggested Option #1:

MOVED BY:

SUPPORTED BY:

RESOLVED, in the case of #2025-01, 379 Center, to deny the requested variances because the conditions of ordinance variance have not been met.

APPROVED/Denied

Suggested Option #2:

MOVED BY:

SUPPORTED BY:

RESOLVED, in the case of #2025-01, 379 Center to approve the request for variances for 379 Center with the following conditions: 1) that the petitioner agrees to abide by and comply with all applicable rules and regulations and orders of every lawful agency or governing authority having jurisdiction; and 2) that the decision of the board will remain valid and in force only as long as the facts and information presented to the board in public hearing are found to be correct and that the conditions upon which the motion is based are maintained as presented to the board. In addition:

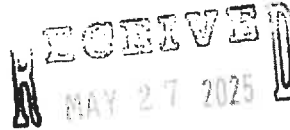
- (1) Such variances will not be detrimental to adjacent property or the surrounding neighborhood.
- (2) Such variances will not impair the intent and purpose of this article.
- (3) Circumstances create a practical difficulty because of unique physical conditions.
- (4) Such variances are necessary for the preservation and enjoyment of a substantial property right similar to that possessed by other properties in the same zoning district and vicinity.
- (5) This situation is not of so general or recurrent a nature as to make reasonably practicable the formulation of a general regulation for such conditions or situation.
- (6) This situation is not the result of actions of the property owner.
- (7) That strict compliance with ordinances would unreasonably prevent the owner from using the property for a permitted purpose.
- (8) That the variances requested mitigate the hardship.
- (9) That the variances will relate only to property under the control of the applicant.

This motion includes the following conditions:

- a. The variance shall expire, without need for action by this Board, if the appropriate approvals are not sought and obtained within one (1) year.
- b. The approval of this variance shall not be rationale for any future variance requests.
- c. Any other variance requests may be grounds for revocation/revision of any variance that is granted.
- d. Any violation of the terms and conditions of the ZBA decision or of any requirements of the City's Ordinances may be grounds for revocation of the variance.
- e. The appropriate permits must be applied for and obtained prior to installation.
- f. *The variances are approved based upon submitted two-story plan, and construction will include a paved, concrete driveway for at least two vehicles.*

APPROVED/Denied

ZBA Application



Appeal No. V250001

1. APPLICANT

☒ is the owner ☐ has an option to purchase ☐ is buying on land contract

BY:

Name Cliff Belleau Street Address 8220 Dixie Hwy
379 Center St.

City Fair Haven State MI Zip Code 48023 Cell Phone 586-549-0583

Home Phone 586-549-0583 Email Address cliffbelleau123@yahoo.com

2. PROPERTY DESCRIPTION

☒ Corner Lot ☐ Interior Lot ☐ Waterfront Lot

Property Address: Lot 51- 379 Center Sidwell No: 74-01-145-0045 Size: 50'x68'

Square footage of lot 3400 # of buildings on lot 0 % of lot covered by buildings 0

Describe Type/Use/Size of each building NEW SINGLE FAMILY RESIDENCE

3. EXPLAIN REASONS FOR APPEAL

Reason for appeal, unique hardship, why such change will not be detrimental to public welfare nor the property of any other persons in the vicinity.

EXIST'G VACANT PROPERTY SIZE W/ SETBACKS IS AN UNBUILDABLE LOT

4. DESCRIBE APPEAL

Describe proposed project Build single family house

Dimensions: Height 25' Width: 25' Length: 30' Setbacks after project completion: Front 20' Side 10' Rear 15'

% of lot that will now be covered by buildings 22% Project Timeline: Start Date July Completion Date Jan

5. LEGAL OWNER, IF NOT APPLICANT

Name _____ Street Address _____

City _____ State _____ Zip Code _____ Cell Phone _____

Home Phone _____ Email Address _____

City of Algonac

ZBA Application

805 St. Clair River Drive, PO Box 454,

Algonac, MI 48001.

810-794-9361. www.cityofalgonac.org.

Appeal No. V250001

6. MAY ZBA MEMBERS VISIT SITE? ☒ Yes ☐ No

7. ATTACHMENTS REQUIRED

☒ 8 1/2" x 11" legible and reasonably accurate location sketch TO SCALE. North shall point up.

8. SIGNATURES REQUIRED

I hereby depose that all the information provided with this application are true and correct, to the best of my knowledge and belief.

Applicant Signature: Cliff Bottoms / Cliff Bottoms Date: 7-28-25

Subscribed and sworn to before me this 28th day of July, 2025. My commission expires 02-18-2031.

Notary Public in ST. CLAIR MI, acting in St. Clair County, MI.

LYNDA J. GLEASON
Printed Name of Notary

Lynnda J. Gleason
Signature of Notary

9. INFORMATION

- ☐ ZBA meetings are held the 3rd Thursday of the month when necessary.
- ☐ Incomplete applications will not be considered. A legal survey may be required by the Building Official.
- ☐ Complete applications with \$200 application fee must be submitted at least 20 business days prior to meeting date.
- ☐ Applicant will be required to reimburse the city for any consultant fees plus an administrative charge.
- ☐ All property owners within a radius of 300 feet of the subject property will be notified by the city of the ZBA meeting.
- ☐ The request for appeal must be published by the city in a qualified newspaper at least ten (10) days prior to the ZBA meeting.
- ☐ If the appeal is granted, a building permit must be obtained within one year.
- ☐ More information about the Zoning Board of Appeals can be found online at https://library.municode.com/mi/algonac/codes/code_of_ordinances?nodeId=PTIICOOR_CH50ZO_ARTXIXBOAP.

LYNDA J GLEASON
Notary Public, State of Michigan
County of Saint Clair
My Commission Expires 02-18-2031
Acting in the County of ST. CLAIR

Request for Variance Approval

Submitted by Cliff Belleau on 4/28/2025

Property Address: 379 Center St., Algonac, MI 48001 (Lot 51)
Sidwell No: 74-01-145-0045-000

RECEIVED
MAY 27 2025

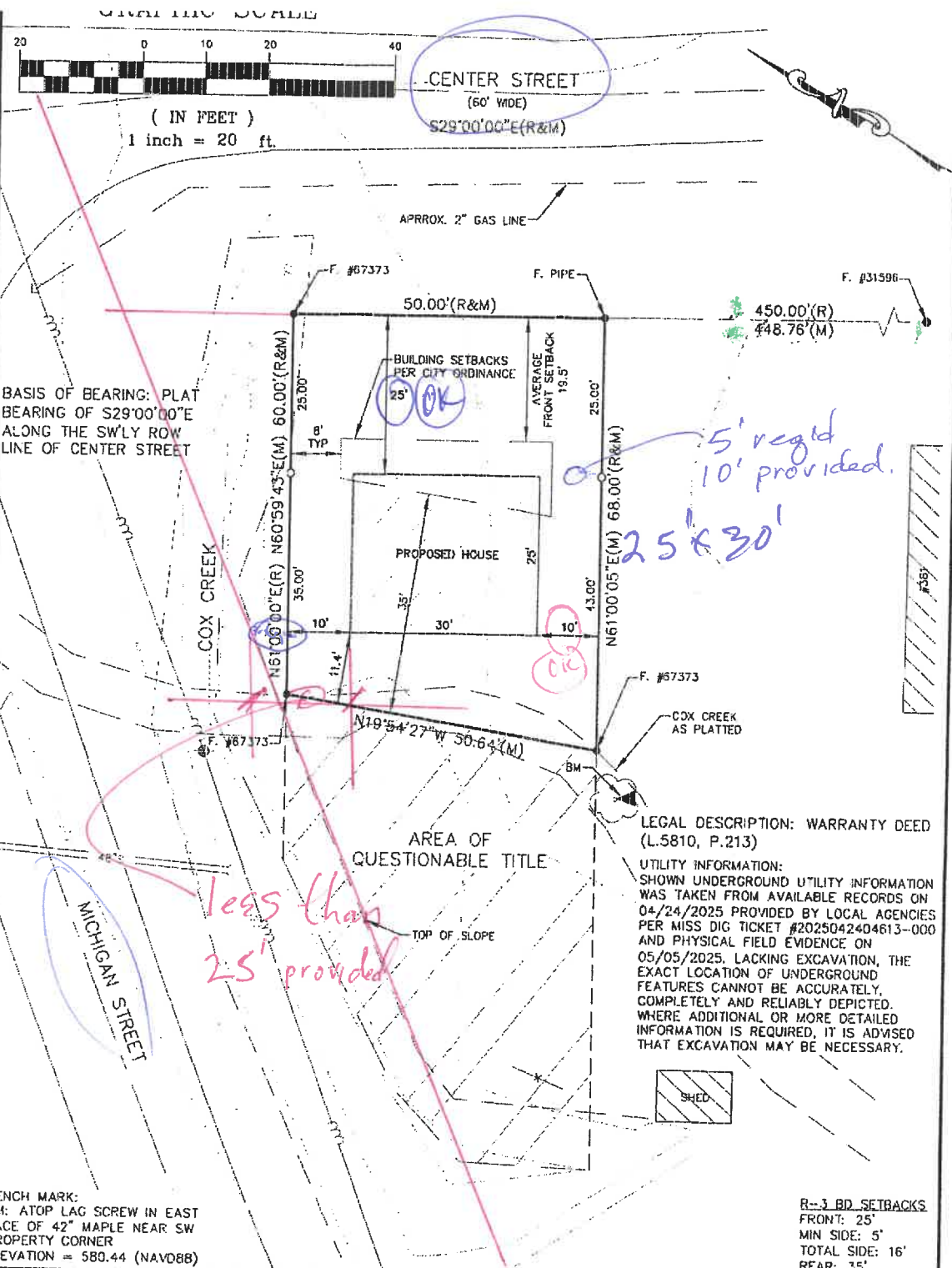
BY: *en*

Lot Details: This is unusually shaped lot within the city. The lot is zoned as residential. The lot is 50 ft wide by depth 60 ft on east side and 68 ft on west side. The lot is 3,400 square feet on the corner of Michigan St. and Center St., which also borders Cox Creek to the West. The lot is relatively flat with little vegetation. The surrounding areas have one and two story houses. The lot width is similar to neighboring lots at 50 ft. The lot depth is slightly smaller then neighboring lots due to an area of questionable title to the South.

About the Surrounding Area: There are several lots with newly constructed and existing homes in the area with similar lot widths and with large home to yard ratios. The houses at 371 Center St., and 361 Center St. are built on 50 ft wide lots with large home to yard ratios. The house at 2122 Michigan St. is a pie shaped lot with large house to yard ratio.

Proposal: The applicant is requesting to build a 30 ft. wide by 25 ft. deep single family home with an attached garage. The house will take 750 sq ft of the lot with 22% of the lot covered by the building. The two story house with attached garage will have two bedrooms, two bathrooms, kitchen, and a joined living room dining area. The total livable area is 1,200 sq ft. The front yard would be 20 ft, side yards 10 ft, and rear yard 15 ft.

Hardship: A variance is required because the lot does not comply with all the normal setback circumstances. If unable to build the lot will be of zero value and deemed not usable. Labeling the lot as not build-able by not allowing the variances to adapt to its irregularities in lot size will create a hardship for the lot owner.



BENCH MARK:
BM: ATOP LAG SCREW IN EAST
FACE OF 42" MAPLE NEAR SW
PROPERTY CORNER
ELEVATION = 580.44 (NAVD88)

LEGAL DESCRIPTION: WARRANTY DEED
(L.5810, P.213)

UTILITY INFORMATION:
SHOWN UNDERGROUND UTILITY INFORMATION
WAS TAKEN FROM AVAILABLE RECORDS ON
04/24/2025 PROVIDED BY LOCAL AGENCIES
PER MISS DIG TICKET #2025042404613-000
AND PHYSICAL FIELD EVIDENCE ON
05/05/2025. LACKING EXCAVATION, THE
EXACT LOCATION OF UNDERGROUND
FEATURES CANNOT BE ACCURATELY,
COMPLETELY AND RELIABLY DEPICTED.
WHERE ADDITIONAL OR MORE DETAILED
INFORMATION IS REQUIRED, IT IS ADVISED
THAT EXCAVATION MAY BE NECESSARY.

R--3 BD SETBACKS
FRONT: 25'
MIN SIDE: 5'
TOTAL SIDE: 16'
REAR: 35'

- LEGEND**
- SET 1/2" IRON WITH REF CAP
 - SET CONCRETE MONUMENT
 - FOUND PROPERTY IRON
 - FOUND CONCRETE MONUMENT
 - FENCE LINE
 - GOVERNMENT CORNER
 - CENTERLINE
 - RIGHT-OF-WAY LINE
 - (R) RECORDED DATA
 - (M) MEASURED DATA
 - (C) CALCULATED DATA



SURVEYOR'S CERTIFICATE

AS A PROFESSIONAL SURVEYOR IN THE STATE OF MICHIGAN, I HEREBY STATE
THAT I HAVE CAUSED TO BE SURVEYED THE PARCEL OF LAND DESCRIBED AND
DELINEATED HEREON, THAT SAID PLAT IS A TRUE REPRESENTATION OF THE
SURVEY AS DIRECTED BY ME, AND THE RELATIVE POSITIONAL PRECISION OF THE
CORNERS IDENTIFIED FOR THIS SURVEY AND SHOWN ON THE MAP ARE WITHIN THE
LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING. I CERTIFY THAT
THE REQUIREMENTS FOR 1970 PA 132, MCL 54.213 HAVE BEEN MET.

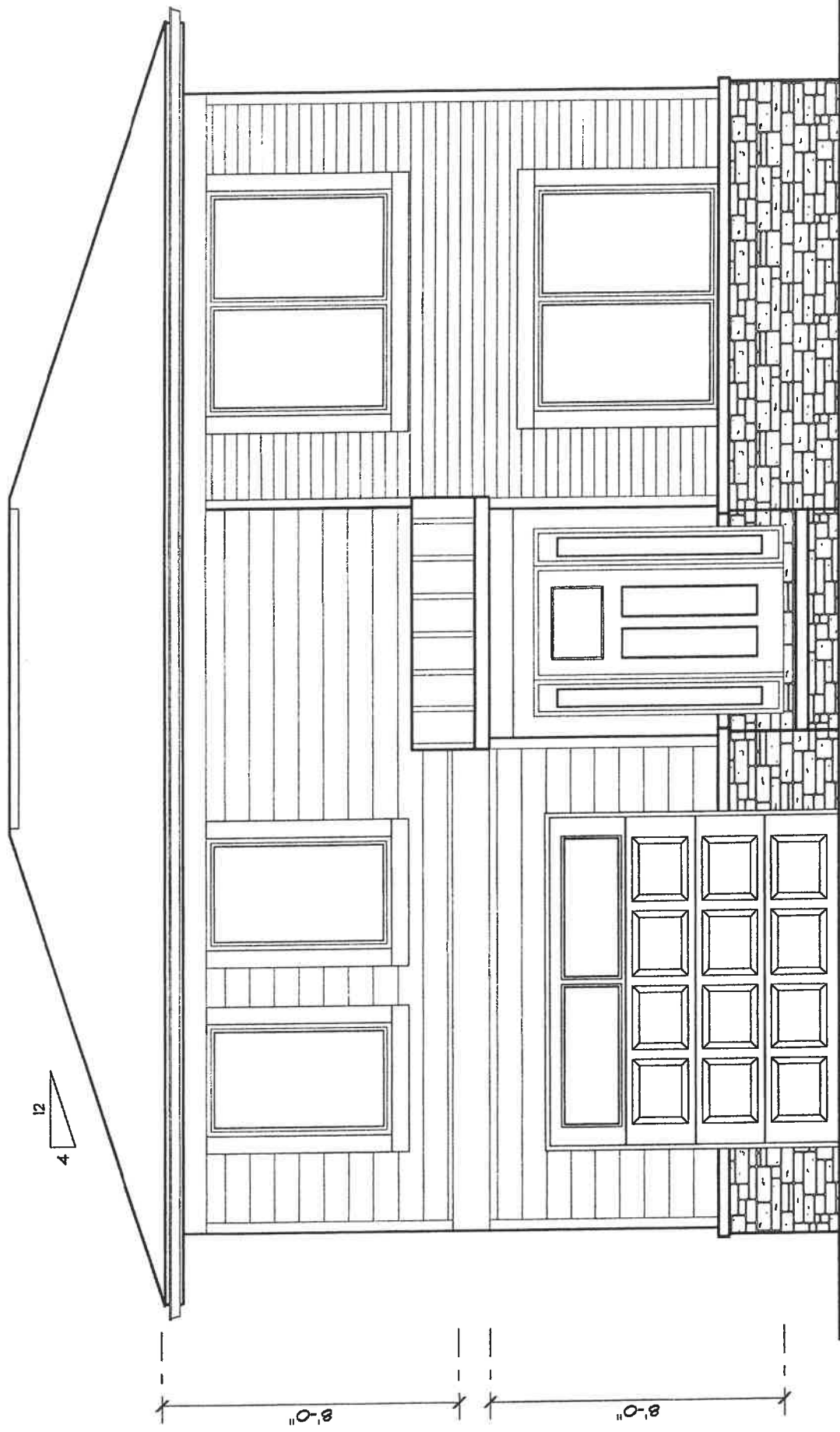
Andrew M. Bollaert
Andrew M. Bollaert, P.S. No. 67373

CERTIFICATE OF SURVEY

BOUNDARY SURVEY AND SITE PLAN OF
PARCEL #74-01-145-0045-000 BEING
LOT 51 "KENDALL FARM SUBDIVISION"
(L.17, P.162), CITY OF ALGONAC,
ST CLAIR COUNTY, MICHIGAN
FOR: CLIFF BELLEAU

BMLJ
ENGINEERS & SURVEYORS, INC.
CIVIL ENGINEERS & LAND SURVEYORS
519 HURON AVE. PORT HURON, MI 48060
TEL: 810-884-5596 FAX: 810-884-9760
Web Page: www.bmljinc.com
Email: mail@bmljinc.com

SCALE: 1"=20'	DATE: 05-05-2025
SURVEYED: AMB	DRAWN: CMC
JOB NO. 2504-22	CHKD: AMB
PAGE 1	OF 1



FRONT ELEVATION
SCALE: 1/4" = 1'-0"

ZBA Application

Appeal No. V250001

FOR CITY OF ALGONAC USE ONLY

Property Address: **379 CENTER ST. ALGONAC MI. 48001**

Current Zoning Classification: **R3**


☐ Conforming ☒ Non-Conforming

Zoning Ordinance (s) being Appealed:

Section Number	Article Number	Ordinance
50	398	A REAR YARD SET BACK WILL BE NEEDED, A REDUCTION IS BEING SOUGHT OF THE 35' REQUIRED TO A LESSER AMOUNT OF 11.4'
50	398	A WEST LOT LINE SET BACK MAY BE NEEDED 10.0' HAS BEEN PROVIDED, THIS IS THE MICHIGAN ST SIDE AND AS SUCH ALSO A FRONT YARD. MICHIGAN ST RUNS ON A HARD ANGLE PROVIDE AN EVER EXPANDING SET BACK. BY SCALING THE DWG PROVIDED I ESTIMATE IT TO BE APPROX 20.0', 25.0' IS REQUIRED.

Additional Comments/Information


Building Official


Date
By

Routing	Approval	Comments
Building		
City Clerk		
DPW		
Fire		
Sheriff		
Water		

ZBA Application

Appeal No. _____

ZONING BOARD OF APPEALS DECISION

A hearing was held at the City of Algonac, 805 St. Clair River Drive, Algonac, MI 48001

on the _____ day of _____, 20____.

Upon consideration, it is hereby ordered:

Motion By: _____ Seconded By: _____

Motion:

AYES:

NAYS:

A majority of the total membership is necessary to 1) reverse any administration decision, 2) grant a non-use variance, or 3) make a decision in favor of applicant.

ZBA Chairman

City of Algonac Zoning Board of Appeals



July 17, 2025

Dear Resident:

This is to notify you that the Algonac Zoning Board of Appeals will meet on **Thursday, August 7, 2025 at 6:00 p.m.** at city hall located at 805 St. Clair River Drive, Algonac, Michigan, to hold a public hearing regarding Zoning Board of Appeals case **#2025-01**. This meeting is open to the public.

Notice of this public hearing has been sent via first class mail to all property owners of record within the 300-foot radius of **379 Center, Algonac, Michigan** to give them an opportunity to attend the hearing where pertinent information will be presented regarding the consideration of the following request:

The applicant requests the following variance(s) from the Code of Ordinances:

Property Owner Request:	
1. Rear yard setback variance of 23'6".	1. Sec. 50-398 requires a minimum 35-foot rear yard setback. New home proposed with a 11'4"-foot rear yard setback.
2. Front yard setback variance of 5 feet.	2. Sec. 50-398 requires a minimum 25-foot front yard west lot line setback. New home proposed with a 20-foot front yard setback.

Anyone wishing to comment on this request may do so at the meeting during public comment, or in writing prior to the meeting. Written comments can be emailed to the City Clerk at cityclerk@cityofalgonac.org, or delivered to City Hall at 805 St. Clair Drive, Algonac, MI 48001, to the attention of the City Clerk.

If you have any questions, please contact the City Clerk at the email above, or by calling 810.794.9361 x6.


Lisa Borgacz
City Clerk

74011450023001
HAGGERTY RUBEN JUNIOR
351 CENTER ST
ALGONAC, MI 48001

74011450027000
EIFERT DONALD/SHARON
355 NORTH AVE
ALGONAC, MI 48001-1128

74011450031000
DUPREE KYLE
370 CENTER ST
ALGONAC, MI 48001

74011450034000
AHL PATRICIA ANNE
373 CENTER ST
ALGONAC, MI 48001

74011450037000
AZAR WALID M TRUST
2201 ST CLAIR RIVER DR
ALGONAC, MI 48001

74011450041000
PERHOGAN DONALD J JR
378 CENTER ST
ALGONAC, MI 48001

74011450044000
BOCHY NICHOLAS, BOCHY KELLI
380 CENTER ST
ALGONAC, MI 48001

74011450047000
WILLIAMS LISA LUANN
382 CENTER ST
ALGONAC, MI 48001

74011450050000
CITY OF ALGONAC
805 ST CLAIR RIVER DR
ALGONAC, MI 48001-1555

74011450053000
PRUITT ROGER, PRUITT PATTY
411 CENTER ST
ALGONAC, MI 48001

74011450025000
KICKNOSWAY DON JAY
354 CENTER ST
ALGONAC, MI 48001

74011450029000
GILLIS BRIAN/RENEE
361 CENTER ST
ALGONAC, MI 48001

74011450032000
SAELEN CHRISTOPHER
359 NORTH AVE
ALGONAC, MI 48001

74011450035000
GILLIS ROCKY
381 CENTER ST
ALGONAC, MI 48001

74011450039000
WILLIAMS SHERRY L, WILLIAMS DALE W
376 CENTER ST
ALGONAC, MI 48001

74011450042000
WALKER STEPHANIE
371 NORTH AVE
ALGONAC, MI 48001

74011450048000
LONERGAN DARLENE M
391 NORTH AVE
ALGONAC, MI 48001

74011450051000
PRUITT ROGER, PRUITT PATRICIA
411 CENTER ST
ALGONAC, MI 48001

74011450054000
PRUITT ROGER ALLEN/PATRICIA
411 CENTER ST
ALGONAC, MI 48001

74011450026000
RIX TROY, WILKEY SCOTT
7313 PARKLANE DR
CLAY, MI 48001

74011450030000
AHL PATRICIA, GILLIS ROCKY
373 CENTER ST
ALGONAC, MI 48001

74011450033000
DEBOYER SHANNON, DEBOYER JACOB
372 CENTER ST
ALGONAC, MI 48001

74011450036000
PATTI RANDY R
45541 BANKS ST
CHESTERFIELD TWP, MI 48047

74011450040000
GILLIS ROCKY B
381 CENTER ST
ALGONAC, MI 48001

74011450043000
ALESI BRYAN
375 NORTH AVE
ALGONAC, MI 48001

74011450046000
CITY OF ALGONAC
805 ST CLAIR RIVER DR
ALGONAC, MI 48001-1555

74011450049000
CITY OF ALGONAC
805 ST CLAIR RIVER DR
ALGONAC, MI 48001-1555

74011450052000
RICHARDS ANTHONY F TRUST
926 15TH ST
PORT HURON, MI 48060

74011450055000
AL KHATIB M MAZEN
7929 LANTERN WAY
MOBILE, AL 36619

74011450056000
SCC
200 GRAND RIVER STE 101
PORT HURON, MI 48060

74011450066000
GALLAGHER TIMOTHY
2153 MICHIGAN ST
ALGONAC, MI 48001

74011290072000
LITTLE JOSEPH C, LITTLE SANDY A
4305 PTE TREMBLE RD
ALGONAC, MI 48001

74011310001000
GENAW MARILYNN G TRUST
2240 MICHIGAN ST
ALGONAC, MI 48001-1168

74011310005050
GAPEN TERRY/KAY
372 NORTH AVE
ALGONAC, MI 48001-1129

74010023002000
KLOEFFLER WILLIAM JR/GAIL
9691 LEE ST
ALGONAC, MI 48001

RESIDENT
351 NORTH AVE
ALGONAC, MI 48001

RESIDENT
411 NORTH AVE
ALGONAC, MI 48001

RESIDENT
390 CENTER
ALGONAC, MI 48001

74011450062000
GREEN KAREN/KEITH/CYNTHIA
10217 ST JOHN
ALGONAC, MI 48001

74011450068000
FURTAU WILLIAM
597 CLOVERLAWN ST
EAST CHINA, MI 48054

74011290073000
SIKORSKI PATRICIA ANN
2157 MICHIGAN ST
ALGONAC, MI 48001

74011310003000
DIPAULO JAYME, DUBRUL LINDSAY
378 NORTH AVE
ALGONAC, MI 48001

74011310006000
LANE RACHAEL
370 NORTH AVE
ALGONAC, MI 48001

74010023003000
CITY OF ALGONAC
805 ST CLAIR RIVER DR
ALGONAC, MI 48001-1555

RESIDENT
374 CENTER
ALGONAC, MI 48001

RESIDENT
417 NORTH AVE
ALGONAC, MI 48001

RESIDENT
2139 MICHIGAN
ALGONAC, MI 48001

74011450064000
CITY OF ALGONAC
805 ST CLAIR RIVER DR
ALGONAC, MI 48001-1555

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DEMIST DAWN
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ALGONAC, MI 48001

74011310004000
FELGENAUER JAMES/ELARUTH M
376 NORTH AVE
ALGONAC, MI 48001

74011310007000
LHEUREUX KIMBERLY
358 NORTH AVE
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RESIDENT
365 NORTH AVE
ALGONAC, MI 48001

RESIDENT
419 NORTH AVE
ALGONAC, MI 48001

*Ad published in
The Voice Newspaper
July 23, 2025*

SPECIAL MEETING CITY OF ALGONAC Zoning Board of Appeals

A public hearing of the Algonac Zoning Board of Appeals will be held on **Thursday, August 7, 2025** in the Algonac City Council Chambers at 805 St Clair River Drive, Algonac, Michigan 48001 at 6:00 p.m.

The purpose of the meeting is to hear **ZBA Case #2025-01, 379 Center**, Algonac, Michigan, requesting a variance to Zoning Ordinance Article XIV-Schedule of Regulations, Sec. 50-398, for rear yard setback, front yard setback and lot coverage variance for new residential construction.

Anyone wishing to comment on this request may do so at the meeting or in writing. This meeting is open to the public and questions prior to the meeting can be directed to cityclerk@cityofalgonac.org. Written comments can be emailed or delivered to City Hall at 805 St. Clair Drive, Algonac, MI 48001.

Lisa Borgacz, City Clerk
City of Algonac

Published: July 23, 2025 – *The Voice*