

**AGENDA**  
**ZONING BOARD OF APPEALS MEETING**  
**CITY OF FARMINGTON HILLS**  
**July 8, 2025, 7:30 p.m.**  
**FARMINGTON HILLS CITY HALL-COUNCIL CHAMBER**  
**31555 W. ELEVEN MILE ROAD**  
**FARMINGTON HILLS, MI**  
[www.fhgov.com](http://www.fhgov.com)

1. Call Meeting to Order
2. Roll Call
3. Approval of Agenda

**4. NEW BUSINESS:**

**A. ZBA CASE: 7-25-5756**

**LOCATION:** 29510 Orchard Lake Rd.

**PARCEL I.D.:** 23-02-351-005

**ZONE:** B-3

**REQUEST:** In order to redevelop a service station, the following variances are requested: 1. A 2-foot variance to permit a maneuvering lane to be 18-feet in width for two-way traffic where 20-feet is the minimum width permitted for two-way traffic. 2. A 5.917-foot variance to permit a pump canopy to have a 19.083-foot front yard setback along Orchard Lake Road where a minimum 25-foot setback is required. 3. A 7-foot variance to permit a pump canopy to have an 18-foot front yard setback where a minimum 25-foot setback is required.

**CODE SECTION:** 34-5.3.3.A, 34-3.1.25.E

**APPLICANT:** Farmington Fuel Mart Inc.

**OWNER:** Fadi Naserdean

**B. ZBA CASE: 7-25-5757**

**LOCATION:** 34650 Eight Mile Rd.

**PARCEL I.D.:** 23-33-376-040

**ZONE:** B-3

**REQUEST:** In order to redevelop a carwash and to permit a vacuuming area associated with the car wash, the following variance is requested. 1. A 47.9-foot variance to permit a vacuuming area associated with a vehicle car wash to be located 52.1-feet from a residentially zoned and used property where a 100-foot setback is required.

**CODE SECTION:** 34-4.40.B

**APPLICANT/OWNER:** MCW Farmington Hills, LLC

**C. ZBA CASE: 7-25-5758**

**LOCATION:** 28352 Quail Hollow Rd.

**REQUEST:** In order to construct a new attached accessory building and two new additions that expand the principal residence, the following variances are requested:  
1. A 1.4.-foot variance to permit the addition to have an 8.6-foot side yard setback where a minimum 10-foot setback is required. 2. A 9.5-foot variance to permit an attached accessory structure building (garage) to have a 5.5-foot side yard setback where a minimum 15-foot setback is required.

**PARCEL I.D.:** 23-09-402-007

**ZONE:** RA-1

**CODE SECTION:** 34-3.1.4.E

**APPLICANT:** Blake Hattermann

**OWNER:** Gregory M. Fawcett

**5. Public Questions and Comments**

**6. Approval of Minutes: May 13, 2025**

**7. Adjournment**

Brian Rich, Secretary

Staff Contact:

Dennis Randt, Zoning Division Supervisor

248-871-2520, [drandt@fhgov.com](mailto:drandt@fhgov.com)

A site visit may be held on Sunday, July 6, 2025 9 a.m.

**No action is taken on site visits**

**NOTE: Anyone planning to attend the meeting who has need of special assistance under the Americans with Disabilities Act (ADA) is asked to contact the City Clerk's Office at 248-871-2410 at least two (2) business days prior to the meeting, wherein necessary arrangements/accommodation will be made. Thank you.**