

**LODI TOWNSHIP**  
3755 Pleasant Lake Road  
Ann Arbor, MICHIGAN 48103

**RECEIVED**  
#2025-004  
FEB 10 2025

**Lodi Township**

*NOTICE TO ALL PETITIONERS AND APPLICANTS*

**FILING APPLICATIONS OR PETITIONS**

You must call and schedule an appointment with the Township Clerk to file a petition or application. This includes special use petitions, rezoning petitions, site plan review application, etc. Applications or petitions cannot be filed or accepted without an appointment.

**AGENDA DEADLINES (PLANNING COMMISSION ONLY)**

Agenda deadlines are 12:00 noon on Monday four (4) weeks prior to the meeting date. In order to be eligible for inclusion on the agenda, you must file prior to the deadline. Filing prior to the deadline does not necessarily ensure placement on the agenda if the agenda is lengthy.

**COMPLETENESS OF APPLICATION**

You are hereby advised that it is your responsibility as a petitioner to review all applicable sections of the Lodi Township Zoning Ordinance and the Land Use Development Plan. It is also the responsibility of the petitioner to supply all information required by the applicable Ordinance sections.

Your comprehensive understanding of the Ordinance and the Land Use Development Plan, and your submission of all required information, will help expedite review of your application or petition.

The Planning Commission or Zoning Board of Appeals cannot take action on incomplete submission.

**APPLICATION FEES**

Processing and review fees must be paid when you file your petition, application or appeal. Fees are applied to the Township's costs for publication of legal notices, professional reviews, etc., and are non-refundable. The Lodi Township Fee Schedule lists the base fees required for each application/petition. Petitions and applications that require professional reviews in excess of the number of base hours provided for in the base fee shall be billed for additional hours as outlined in the Fee Schedule.

*Zoning Text Amendment \$1,000.00 application fee, \$3000.00 escrow deposit, hourly billing applies*  
*Zoning Land (map) Amendment \$1,000.00 application fee, \$3000.00 escrow deposit, hourly billing applies*

**SITE VISITS**

Filing a petition or application gives implied consent for Township Officials and/or consultants to visit the subject site.

**PETITIONER'S ACKNOWLEDGEMENT**

*I hereby acknowledge that I have read the above, and that I have been given a copy of this notice and a copy of the appropriate fee schedule.*

**Upon receipt of this signed application, access to subject property is hereby granted to Lodi Township and/or their agents.**

\_\_\_\_\_  
Signature of Owner

12-5-24  
\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Owner

12-5-24  
\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Owner  
*Any additional Owners please attach signature and date signed to application.*

\_\_\_\_\_  
Date

**INFORMATION REQUIRED TO BE SUBMITTED WITH APPEAL**

The following must be attached and submitted with the appeal:  
(check that attached)

- Ten (10) sets of drawings, all on sheets 8 ½ by 11 inches or 8 ½ by 14 inches, drawn to scale and showing all measurements, features and structures including the general location of all-natural features on the property, measurements to show distances between structures, measurements between structures and property lines, measurements for lot width and lot area, and height of structures. Rights of way and easements must also be shown.
- A letter of authority, or power of attorney, in the event the appeal is being made by a person other than the actual owner of the property.
- A complete legal description of the premises (as stated on the property deed or property tax bill)
- Fees: Application \$650.00, Escrow Deposit \$400.00. Hourly billing rate may apply if necessary for Township Planner and/or Attorney to review.

**APPLICANT'S DEPOSITION – MUST BE COMPLETED BY APPLICANT**

I Hereby depose and state that all of the above statements and the statements and information contained in the papers submitted herewith are true and correct:

**Upon receipt of this signed application, access to subject property is hereby granted to Lodi Township and/or their agents.**

Signature of Applicant *Serravallo* Date 2-7-25  
~~*Serravallo* Date 12-5-24~~

Address of applicant (street, city, state and zip) 10636 Bouldercrest Dr  
South Lyon, Mi. 48178 Phone 248-755-7609

**NOTARY PUBLIC – APPLICANT'S SIGNATURE MUST BE NOTARIZED**

Sworn to before me this 7<sup>th</sup> day of February 2025

Signature of Notary Public *Tyler Noble*

Acting in the County of Livingston  
My Commission expires January 3rd, 2027

**Tyler Noble**  
Notary Public, State of Michigan  
County of Livingston  
My Commission Expires 01-03-2027  
Acting in the County of Livingston

**THIS SECTION FOR TOWNSHIP USE ONLY**

Present zoning of parcel PVD

Date of filing 2/10/2025 Filing fee received \$ 1050.00

Signature of Clerk of Zoning Official *[Signature]*

Remarks:

**LODI TOWNSHIP**

3755 Pleasant Lake Road, Ann Arbor, Michigan 48103

**AN APPEAL TO VARY, MODIFY OR TO COMPLY  
WITH CERTAIN PROVISIONS OF THE ZONING ORDINANCE**

*(This form must be typewritten or neatly printed)*

**TO THE ZONING BOARD OF APPEALS**

**I HAVE DISCUSSED WITH THE SUPERVISOR THE NEED FOR A VARIANCE.**

Request is hereby made to (check all that apply)

- Appeal the decision of a Township Official (name) \_\_\_\_\_
- Appeal the decision of Township Board or Commission (name) \_\_\_\_\_
- Expand a non-conforming building
- Substitute a non-conforming use
- Obtain a variance from the requirements of the following Zoning Ordinance  
Sections(s) 42.003-rear yard setback

Name of owner Erica Newman Phone # 734-834-7970

Address of Owner 2273 Kimberwick Ct., Ann Arbor 48103

Email if Owner EANEWMAN@MED.UMICH.EDU

Location of property Riding Oaks Subdivision

Tax Code Number 14-13-04-210-019

Size of property 381 x 235' 89,535 sq. ft.

Size of proposed building or addition, if any 860 sq. ft.

Proposed use of building and/or premises Recreational swimming pool.

Has the Township Building Department examined the plans for the proposed building? Yes

Yes  No  No Building Proposed

Has the Township Building Department denied a building permit?  Yes  No

Has there been any previous appeal involving these premises?  Yes  No

If "Yes" to above, state date of filing, character of appeal and disposition of appeal:

Give a brief description of what you wish to appeal: That the construction of the swimming pool and spa start 25' from the back property line.

**REASONS FOR YOUR APPEAL**

**INFORMATION TO APPLICANT:**

Your appeal will be reviewed in compliance with all applicable sections of the Lodi Township Zoning Ordinance. *You are advised to carefully review the Zoning Ordinance prior to filing your appeal with the Zoning Board of Appeals. You will need to cite the Ordinance you wish to appeal; the Township is NOT responsible for citing the ordinance. If you DO NOT cite the specific Ordinance, you wish relief from your application will be returned, and you will need to reapply.* The Zoning Board of Appeals must make specific findings, which are detailed in the Zoning Ordinance, in their deliberations to grant, modify or deny an appeal.

*\*If your application is reviewed and denied by the Township Board of Appeals, you cannot reapply for 1 year, as stated in the Lodi Township Zoning Ordinance.*

**DESCRIBE THE REASONS FOR YOUR APPEAL:**

1. Lodi Township Zoning Ordinance # for Appeal \_\_\_\_\_

2. Detailed reason for Appeal The pool and spa construction if started 50' from back property line becomes too close to the house, it would also mean eliminating a large paver patio, pergola, and fire pit.

YOU MAY WISH TO ASK YOUR NEIGHBORS TO SIGN THE FOLLOWING SECTION IF THEY HAVE NO OBJECTION TO THE APPEAL YOU ARE MAKING.

We the undersigned, as owners of property any part of which is located within 300 feet of any part of the property involved in this appeal, have no objections to the granting of the request made in this appeal:

**NAME (PLEASE PRINT)**

**SIGNATURE**

**STREET ADDRESS**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



## Lodi Township Board of Appeals Public Notice

Lodi Township Board of Appeals will meet on March 18, 2025, at 7:00 p.m. at Lodi Township Hall 3755 Pleasant Lake Road, Ann Arbor to review a request by Robert & Erika Newman, 2273 Kimberwicke Ct. Dr, Ann Arbor, MI 48103, Lodi Township Parcel # M-13-04-210-019. Public hearing for a variance of Lodi Township Zoning Ordinance Section 42.003 Regulatory Flexibility in a PUD - Rear Yard Setback to construct a swimming pool and spa 25' from the rear lot line (25' variance). Questions, comments, and or requests for auxiliary aids or services for individuals with disabilities should be made to the Lodi Township Offices during working hours, Monday-Thursday 9:00am – noon.

Jane Chronis  
Zoning Board of Appeals Chair

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Publish March 5 and 12, 2025  
Please provide affidavit.

