

**CHARTER TOWNSHIP OF BANGOR
ZONING BOARD OF APPEALS**

MINUTES OF NOVEMBER 18, 2025, MEETING

A regular meeting of the Charter Township of Bangor Zoning Board of Appeals was held on the 18th day of November 2025 at the Bangor Township Administrative Building, 180 State Park Drive, Bay City, Michigan, pursuant to notice of said meeting.

REGULAR MEMBERS PRESENT: DeShano, LaPlant

MEMBER(S) ABSENT: Covaleski, Thomas, Weidner

ALTERNATE MEMBER PRESENT: Willard

ALSO PRESENT: Building Official Tim Mark

Ms. DeShano called the meeting to order at 6:00 p.m. Roll call was taken. The Pledge of Allegiance was recited.

The first item on the agenda was approval of the minutes of October 21, 2025, regular meeting. *Mr. LaPlant moved to approve the minutes as presented. Mr. Willard seconded the motion. All members were in favor. Three (3) ayes, no (0) nays, three (3) absent. The motion passed.*

The next item was a petition filed by Kye Sugden for property at 4001 N. Euclid (01001710005000) for a variance to allow site light fixtures to be mounted at 25' measured to the center of fixture (20' height is allowed). Property is zoned Commercial.

Kye Sugden of MacMillan Associates represented the request. He stated the proposed lighting is for the thoroughfare across the property. The lights would be the same height as the Chick-Fil-A and Applebee lights. The existing pole lights on the property are 30'.

Ms. DeShano stated the light height will match the two restaurants' lighting. Mr. LaPlant stated new lighting systems are more direct and have less light trespass. Mr. Willard added there were no residential properties affected.

No comments were received from the Bay County Department of Water & Sewer.

The Bay County Road Commission wrote they had no comments on the petition. Lighting is defined under township ordinances, with variances associated with lighting being governed by the township.

The Fire Marshal's office had no objection to the petition.

MDOT had no comments.

Mr. LaPlant stated he felt lighting was less of an issue than signage. There will be fewer light poles than what existed. He didn't find the request an issue.

A discussion took place on what the hardship was.

Mr. LaPlant moved to approve the petition requested by Kye Sugden for property at 4001 N. Euclid (01001710005000) for a variance to allow site light fixtures to be mounted at 25' measured to the center of fixture (20' height is allowed). Property is zoned Commercial. The variance would allow for fewer light poles with better coverage, lower connected wattage with a reduction in height for the existing 30' poles.

APPROVED

Ms. DeShano seconded the motion. Three (3) ayes, no (0) nays, three (3) absent. The motion passed. The petitioner has six months to pull a permit or the variance is null and void.

Having no other business before the Board, *Mr. LaPlant moved to adjourn the meeting. Mr. Willard seconded the motion. All members were in favor. Three (3) ayes, no (0) nays, three (3) absent.* The motion passed and the meeting adjourned at 6:10 p.m.

Respectfully submitted,



Barbara A. Potts
Zoning Board of Appeals Coordinator

APPROVED