

City of Southgate
Board of Zoning Appeals
AUGUST 11, 2025

A meeting of the Board of Zoning Appeals of the City of Southgate was held in the Municipal Council Chambers, 14400 Dix-Toledo Highway, Southgate, Michigan on Monday, August 11, 2025 and called to order by Pat Poirier, Vice Chairperson at 5:30 p.m.

PRESENT: Pat Poirier, Jill Stephan, Tim Foucher, Patricia Anderson

ABSENT: Tom Coombs, Jake Orman

ALSO PRESENT: City Planner Joe Pezzotti, Building Official Tim Leach, City Attorney Ed Zelenak

Minutes:

Moved by Foucher, supported by Anderson, to approve the minutes of the Board of Zoning Appeals Meeting dated July 14, 2025. Motion Carried Unanimously.

Public Hearing/New Business:

1. Southgate Superior Hospitality, LLC, 12790 Reeck Road, Southgate MI, Variance to Section 1289.05(b), Required Conditions (Hotel Overlay District). BZA 06-2025

A PUBLIC HEARING WAS HELD FOR SOUTHGATE SUPERIOR HOSPITALITY, LLC, 12790 REECK ROAD, SOUTHGATE, MI, VARIANCE TO SECTION 1289.05(b), REQUIRED CONDITIONS (HOTEL OVERLAY DISTRICT).

Notices were sent out.

Moved by Anderson, supported by Foucher, to open the Public Hearing.

The applicant is requesting a variance from section 1289.05(b), Required Conditions (Within the Hotel Overlay District) to allow for a greater building height than allowed for a new hotel establishment located at 12790 Reeck Road. Section 1289.05(b) states "The maximum height shall be 40 feet, with no maximum story requirement."

We believe the requested variance is reasonable and based on the criteria of section 1264.06, we recommend approval of the requested variance to allow the additional seventeen (17) feet of building height.

The applicant stated that are very excited for this project and very proud to be building another hotel in the City of Southgate. The variance request is needed to comply with the Homewood Suites brand.

No public comments were received.

Moved by Foucher, supported by Anderson, to close the Public Hearing.

Moved by Foucher, supported by Anderson, to approve the request by Southgate Superior Hospitality, LLC, 12790 Reeck Road, Southgate, MI, for a variance from Section 1289.05(b), Required Conditions (Hotel Overlay District). Motion Carried Unanimously.

Old Business:

The BZA would suggest the Planning Commission and the City look at revising the Ordinance on the maximum height required for a new hotel establishment. Section 1289.05(b), Required Conditions.

Moved by Foucher, supported by Stefan, to elect Mr. Pat Poirier, to serve as Chairperson of the Board of Zoning Appeals, for the remainder of the year 2025. Motion Carried Unanimously.

Moved by Anderson, supported by Stefan, to elect Mr. Tim Foucher, to serve as Vice Chairperson of the Board of Zoning Appeals, for the remainder of the year 2025. Motion Carried Unanimously.

Announcements:

None.

Moved by Foucher, supported by Stefan, that this meeting of the Board of Zoning Appeals be adjourned at 5:52 p.m. Motion Carried Unanimously.

Angie Shurkus
Recording Secretary
August 11, 2025