

CHARTER TOWNSHIP OF MERIDIAN
REGULAR MEETING ZONING BOARD OF APPEALS 2026
5151 Marsh Road, Okemos MI 48864-1198
517.853.4000, Township Hall Room
Wednesday, February 18th, 6:30 pm

PRESENT: Chair Mansour, Vice-Chair Koenig, Member Benoit, Member Trezise, Member Nahum

ABSENT: None

STAFF: Associate Planner Chapman
Director Schmitt

1. CALL MEETING TO ORDER

Chair Mansour called the January 21, 2026, regular meeting for the Meridian Township Zoning Board of Appeals to order at 6:31 pm. Chair Mansour called the roll of the Board.

2. APPROVAL OF THE AGENDA

Member Trezise moved to approve the agenda for the February 18, 2026, regular meeting for the Meridian Township Zoning Board of Appeals. Seconded by Member Nahum.

ROLL CALL VOTE YEAS: Chair Mansour, Vice-Chair Koenig, Member Benoit, Member Trezise, Member Nahum

NAYS: None

Motion carried: 5-0

3. CORRECTIONS, APPROVAL AND RATIFICATION OF MINUTES

NONE

4. COMMUNICATIONS

- A. Joel Buczkowski, 564 Piper, RE: ZBA #26-04
- B. Brent Carpenter, 5360 Van Atta, RE: ZBA #26-04

5. UNFINISHED BUSINESS

A. ZBA CASE NO.: 26-01 (2403 Haslett), Konstantinos Marselis, 1289 Creek Pointe, Rochester, MI 48307

LOCATION: 2403 Haslett Road

PARCEL ID: 09-302-011

ZONING DISTRICT: RR (Rural Residential)

The variance requested is to two new parcels that are under the minimum lot width of 200 feet at 2403 Haslett Road.

Associate Planner Chapman gave an overview of the application.

Nicole Kitzmiller, 6290 Quail Ridge., realtor, provided an overview of the scope of the work and discussed the state of the current house and the need for two lots to make the project viable.

Kosta Marselis, 1289 Creek Pointe, Owner, described how he acquired the property and the need for the additional parcel is to cover the cost of not being able to use the existing house.

Chair Mansour stated that the request meets criteria one.

Chair Mansour stated that the request does not meet the second criteria.

Chair Mansour stated that the request meets criteria three.

Chair Mansour stated that the request meets criteria four.

Chair Mansour stated that the request meets criteria five.

Member Trezise moved to deny the variance from Section 86-368 (d)(2), Minimum interior lot width. 200 feet requested for ZBA Case No. 26-01 (2403 Haslett), Konstantinos Marselis, 1289 Creek Pointe, Rochester, MI 48307. Seconded by Member Nahum.

ROLL CALL VOTE

**YEAS: Chair Mansour, Vice-Chair Koenig, Member Hershisier, Member Nahum
NAYS: Member Benoit**

Motion carried: 4-1

6. NEW BUSINESS

A. **ZBA CASE NO.: 26-02 (2843 Grand River), Foresight Supersign, 1200 Marquette Street, Lansing, MI 48906**

LOCATION: 2843 Grand River Ave.

PARCEL ID: 17-379-010

ZONING DISTRICT: C-2 (Commercial)

The variance requested is to add a freestanding sign that exceeds the permitted size and does not meet the required setbacks at 2843 Grand River.

Associate Planner Chapman gave an overview of the application.

Ron Holsworth of Foresight Supersign, provided an overview of the scope of the work.

Chair Mansour stated that the request meets criteria one.

Chair Mansour stated that the request meets criteria two.

Chair Mansour stated that the request meets criteria three.

Chair Mansour stated that the request meets criteria four.

Chair Mansour stated that the request meets criteria five.

Member Koenig moved to grant the variance from Section 86-687 (2)(c) and Section 86-687 (2)(a) requested for ZBA Case No. 26-02 (2843 Grand River), Foresight Supersign, 1200 Marquette Street, Lansing, MI 48906. Seconded by Member Trezise.

ROLL CALL VOTE

**YEAS: Chair Mansour, Vice-Chair Koenig, Member Benoit, Member Nahum, Member Trezise
NAYS: None**

Motion carried: 5-0

B. ZBA CASE NO.: 26-03 (5288 Haversham), Cheryl A. Schubel, 5288 Haversham Drive, Haslett, MI 48840

LOCATION: 5288 Haversham Drive

PARCEL ID: 15-280-008

ZONING DISTRICT: RA (Single Family)

The variance requested is to construct a three seasons room that does not meet the required rear yard setback at 5288 Haversham Drive.

Associate Planner Chapman gave an overview of the application.

Cheryl Schubel, the applicant, provided an overview for the scope of the work.

Nick Lipinski, the builder, spoke about the construction of the three seasons room

Chair Mansour stated that the request meets criteria one.

Chair Mansour stated that the request meets criteria two.

Chair Mansour stated that the request meets criteria three.

Chair Mansour stated that the request meets criteria four.

Chair Mansour stated that the request meets criteria five.

Member Nahum moved to grant the variance requested for ZBA Case No. 26-03 (5288 Haversham), Cheryl A. Schubel, 5288 Haversham Drive, Haslett, MI 48840. Seconded by Member Brooks.

ROLL CALL VOTE

**YEAS: Chair Mansour, Vice-Chair Koenig, Member Benoit, Member Nahum, Member Trezise
NAYS: None**

Motion carried: 5-0

C. ZBA CASE NO.: 26-04 (5384 Van Atta), January Chvala, 5384 Van Atta Road, Haslett, MI 48840

LOCATION: 5384 Van Atta Road

PARCEL ID: 13-100-035

ZONING DISTRICT: RR (Rural Residential)

The variance requested is to create two lots from one existing lot. One proposed lot does not meet the minimum lot width requirement at 5384 Van Atta Road.

Associate Planner Chapman gave an overview of the application.

Jim Giguere, the applicant's representative, provided an overview for the scope of the work.

Kathy at 809 Piper, Kalen 630 Piper, and Christian 703 Piper all spoke in opposition to the variance.

Chair Mansour stated that the request meets criteria one.

Chair Mansour stated that the request does not meet criteria two.

Chair Mansour stated that the request does not meet criteria three.

Chair Mansour stated that the request possibly meets criteria four.

Chair Mansour stated that the request possibly meets criteria five.

Member Trezise moved to deny the variance requested for ZBA Case #26-04 (5384 Van Atta), January Chvala, 5384 Van Atta Road, Haslett, MI 48840. Seconded by Member Benoit.

ROLL CALL VOTE

**YEAS: Chair Mansour, Vice-Chair Koenig, Member Benoit, Member Nahum, Member Trezise
NAYS: None**

Motion carried: 5-0

7. OTHER BUSINESS

A. 2026 Election of Officers

Member Koenig moved to reappoint Chair Mansour. Seconded by Member Trezise.

ROLL CALL VOTE

**YEAS: Chair Mansour, Vice-Chair Koenig, Member Benoit, Member Nahum, Member Trezise
NAYS: None**

Motion carried: 5-0

Chair Mansour moved to reappoint Vice-Chair Koenig. Seconded by Member Trezise.

ROLL CALL VOTE

**YEAS: Chair Mansour, Vice-Chair Koenig, Member Benoit, Member Nahum, Member Trezise
NAYS: None**

Motion carried: 5-0

8. PUBLIC REMARKS

NONE

9. BOARD MEMBER COMMENTS

NONE

10. ADJOURNMENT

Chair Mansour adjourned the February 18th, 2026 regular meeting for the Meridian Township Zoning Board of Appeals. Approved unanimously.

Meeting adjourned at 9:21 pm.