

Agenda

Zoning Board of Appeals



City of Kalamazoo

Thursday, October 9, 2025

7:00 PM

City Commission Chambers – 241 West South Street

A. CALL TO ORDER/ROLL CALL

B. APPROVAL OF MINUTES

1. Approval of minutes from the Zoning Board of Appeals meeting on September 11, 2025

C. COMMUNICATIONS AND ANNOUNCEMENTS

D. PUBLIC HEARINGS

1. ZBA #25-10-16: 209 and 219 W. Cedar Street. AVB Inc. is requesting a use variance from Chapter 50-4.4 C(11)(b), to allow a commercial parking lot on a corner lot in the LW-1 District, where a stand-alone parking lot is not permitted on corner lots in the LW-1 District.
2. ZBA #25-10-17: 411 W. Kalamazoo Avenue. CD Arena, LLC is requesting the following for the Parking Deck:
 1. A dimensional variance from Chapter 50, 50-9.5, to allow the total square footage of wall signs to exceed the maximum allowance of signage on an individual wall or building elevation. This variance is for the electronic message display (EMD), which is a wall sign, on the east side of the Parking Deck.
 2. A dimensional variance from Chapter 50, 50-9.5, to allow wall signs that exceed the maximum size allowed per wall sign of 200 square feet. This is for the EMD on the east side of the Parking Deck
 3. A dimensional variance from Chapter 50, 50-9.3G(1)(a), to allow EMD wall signs that exceed the 25% maximum allowance of wall sign area that can be comprised of changeable copy or EMD square footage. This is for the EMD on the east side of the Parking Deck.
 4. A dimensional variance from Chapter 50, 50-9.3G(1)(a) and (b), to allow for full motion video on the EMD located on the east side of the Parking Deck

The applicant is also requesting the following for the Event Center:

1. A dimensional variance from Chapter 50, 50-9.5, to allow the total square footage of wall signs to exceed the maximum allowance of signage on an individual wall or building elevation. This variance is for the wall signs on the

west side of the Event Center.

2. A dimensional variance from Chapter 50, 50-9.5, to allow wall signs that exceed the maximum size allowed per wall sign of 200 square feet. This includes the two electronic message displays (EMD) on the north side of the Event Center along with three large static signs on the Event Center.

3. A dimensional variance from Chapter 50, 50-9.3G(1)(a), to allow EMD wall signs that exceed the 25% maximum allowance of wall sign area that can be comprised of changeable copy or EMD square footage. This is for the EMD's on the north side of the Event Center.

E. DISCUSSION/ACTION ITEMS

F. REPORTS

G. ADJOURNMENT