



**CHARTER TOWNSHIP OF MERIDIAN  
BUILDING BOARD OF APPEALS HEARING  
AGENDA**

**February 7, 2023  
8:30 a.m.**

**Meridian Municipal Building  
5151 Marsh Road  
Town Hall Room**

**Special Meeting Regarding: The Parkwood YMCA- Childcare Toilet Room  
Note: Request in relation to Plumbing Code interpretation**

1. Call meeting to order
2. Approval of Agenda
3. Approval of Minutes  
June 29, 2020
4. Hearing- The Parkwood YMCA located at 2306 Haslett Road, East Lansing, recently constructed a new communal toilet room to serve the Childcare program and during the final plumbing inspection the project was flagged for Non-compliance.
5. Public Remarks
6. Adjournment



DRAFT

Meridian Township Building Board of Appeals Hearing Minutes

June 29, 2020

2874 East Lake Lansing Road, Walnut Hills Country Club

Zoom Virtual Meeting

Present: Members Chair Wallin, Vice-Chair Potterpin and Premoe

Staff: Mark Kieselbach, Director Community Planning and Development, Peter Menser, Principal Planner, Joe Wade, Senior Code Enforcement Officer, John Heckaman, Chief Building Inspector, and Matthew Kuschel, Meridian Township Attorney.

Property Owner: Steven Schafer, Summer Park Realty, LLC.

1. Call meeting to order

Chair Wallin called to order the meeting at 10:04 a.m.

2. Approval of Agenda

Member Premoe moved to approve the agenda as written.

Seconded by Vice-Chair Potterpin.

VOICE VOTE: Motion approved unanimously.

3. Approval of Minutes

Member Premoe moved to approve the meeting minutes from August 26, 2017.

Seconded by Vice-Chair Potterpin.

VOICE VOTE: Motion approved unanimously.

4. Hearing

Public Hearing opened by Chair Wallin at 10:08 a.m.

Attorney Matthew Kuschel noted confirmation notices of the hearing were received via Certified mail to all three business addresses of the property owner Steven Schafer (on file).

Senior Code Enforcement Officer Joe Wade provided an overview at the hearing and included photographs during his presentation (on file).

- October 8, 2018 a complaint was filed #E181H17 Nuisance Violation
- Upon inspection the clubhouse, pool house, maintenance building and shed by the tennis courts had opened doors and broken windows. The residential house on Lake Lansing Road had a hole in the roof, doors and windows were open to easily accessible to vagrants and animals.
- A letter was sent to Summer Park Realty stating all the windows and doors needed to be boarded up, the pool needed to be drained, and the house needed repair to meet Meridian Township code or would need to be demolished.



DRAFT

- On October 19, 2018, a follow-up inspection of the buildings, pool and house were conducted by Joe Wade and no repairs had been made so he contacted Summer Park Realty.
- On October 24, 2018, the pool was cleaned out and drained.
- Four follow-up inspections took place between October 24, 2018 to December 18, 2018 and slow but steady progress was made to board up and make the buildings safe.
- On January 24, 2019, an inspection found no further progress had been made so Joe Wade issued a Civil Infraction, ticket #2776 on January 25, 2019. Joe Wade conducted a follow-up inspection five days later and found nothing had been done or no attempt was made to contact Meridian Township by Summer Park Realty.
- On February 1, 2019 Joe Wade issued Informal Appearance Ticket #M90675 for Summer Park Realty to appear in 55<sup>th</sup> District Court. A ruling in favor of Summer Park Realty to contract agreement with Meridian Township stating all structures were to be removed during the first phase of construction and to make all buildings secure in the meantime however no work was done to the house on Lake Lansing other than to have utilities disconnected. A demo permit was never received by Meridian Township.
- On July 10, 2019 Joe Wade filed another Nuisance Violation as all buildings were vandalized again-doors opened and windows broken.
- On July 22, 2019, a follow-up inspection found no repairs had been made at the property. Joe Wade issued Appearance Ticket #M90446.
- On August 26, 2019 Summer Park Realty appeared at 55<sup>th</sup> District Court for an informal hearing and the ruling was in favor of Meridian Township requiring Summer Park Realty to make all the structures safe and secure. All work was completed on structures except for the house on Lake Lansing Road on September 9, 2019.
- The current state of the house on Lake Lansing Road is that it is a safety hazard with the property falling apart- broken windows, doors ajar, foundation crumbling, holes in the roof and overgrown vegetation which is aesthetically concerning to the neighbors in the local subdivisions of Skyline, Heritage Hills and The Greens.
- Numerous pictures were taken of the structures on June 6, 2020 and found to have more vandalism, broken windows and graffiti and the pool is full of water and debris.
- Senior Code Enforcement Officer Joe Wade recommended all buildings, the house, and the pool should be demolished because of safety concerns and the ongoing vandalism.

Steve Schafer noted he did not hear from Meridian Township Police or Joe Wade over the past six months so until he received notice of the hearing, he was not aware there were problems. Steve Schafer stated the property has been secured as of this afternoon, June 29, 2020.



DRAFT

Additional comments by Steve Schafer, Summer Park Realty, LLC, Property Owner

- He agreed the house should be demolished and the maintenance building and the small building next to the tennis courts.
- He agreed to have the pool water removed with a pump within 48 hours.
- He has not prosecuted anyone who was arrested in the past for vandalism and has worked with Code Enforcement and the Meridian Township Police Department.
- He is securing the clubhouse and pool building to be safe
- Development delays have been due to COVID19 and his partners focus on his business involving the largest skilled nursing homes in the country
- Date for the demos to begin in approximately 45 days as contractor bids are due in and asbestos test results are forthcoming.
- He asked about demolition of the pool and John Heckaman, Chief Building Inspector told him if the structure is to remain underground then all surface materials down to a depth of two feet below grade are to be removed and the bottom of the pool must be pulverized and perforated then filled in.

There was member discussion and questions for the property owner.

Matt Kuschel, Meridian Township Attorney provided a re-cap of the orders following the discussion and failure to comply with the order will subject the property owner to enforcement provisions of the Charter Meridian Township Dangerous Buildings Ordinance.

Member Premoe moved to adopt the order.

Supported by Vice-Chair Potterpin.

MOTION CARRIED: 3-0

The order as approved by the Board will be posted with the minutes.

Chair Wallin closed the public hearing at 11:41 a.m.

#### 5. Public Remarks

Township Trustee Dan Opsommer encouraged the demolition of the pool and clubhouse in addition to the structures discussed as well as the house. The buildings and the pool cause a safety concern for the community and the property owner should not wait until they begin the development of the property as it may be delayed due to the COVID19 financial impact of the economy.

Nita Campbell, 6049 Skyline Drive, and past president of the Skyline Hills Neighborhood Association noted she agreed under the first phase of development that all buildings must be demolished. She also asked if there would be a cash penalty if Summer Park Realty LLC does not comply and was told the Township Board would make sure the owner complies with everything that needs to be done.



DRAFT

**6. Adjournment**

**Member Premoe moved to adjourn the meeting.  
Supported by Vice-Chair Potterpin.  
VOICE VOTE: Motion approved unanimously.**

**Chair Wallin adjourned the hearing at 11:43 a.m.**

January 5, 2023

Mr. John Heckaman  
Township Building Official  
Charter Township of Meridian  
Dept. of Community Planning and Development  
5151 Marsh Road  
Okemos, MI 48864

Re: YMCA of Metropolitan Lansing Parkwood Branch – Childcare Toilet Room  
Request for Building Board of Appeals Hearing

On behalf of the YMCA of Metropolitan Lansing, I am writing to present the case for a hearing in front of the Building Board of Appeals regarding the recently constructed new Toilet Room serving the Childcare program at the Parkwood Branch YMCA located at 2306 Haslett Road in East Lansing.

The intent of the project was to create additional toilet facilities supporting the Childcare program which would allow the YMCA to increase the capacity of their preschool program under current LARA Childcare Licensing rules. To provide a space for effective supervision and education of young children, the space was envisioned as a communal toilet room, allowing staff to monitor/assist a single group of children in a dedicated space independent of other areas in the building. It should be noted the facility provides compliant quantities of separated toilet fixtures for other users on both the lower and main levels.

As illustrated in the enclosed construction drawing set, dated May 3, 2022, an existing lower-level space was renovated as a new toilet room comprising (4) water closets, (2) urinals, (4) lavatories and (1) sink supporting a baby changing station. All plumbing fixtures, except the sink, were specified and installed at preschool height. Access to the space is limited for the sole use of preschool-aged children under the supervision of licensed Childcare staff.

This drawing set was submitted for plan review in May, and the enclosed Building Permit (PB22-0312) was issued on June 3, 2022. Concurrent with the Township plan review, the drawings were also submitted to LARA and received approval as noted on the enclosed Plan Review Report. Construction work was then completed, per the submitted and approved drawings.

At the time of final Plumbing inspection, the project was flagged for non-compliance because it did not provide facilities separated by gender. During ensuing discussions with Township code officials, the YMCA presented its interpretation of the 2018 Michigan Plumbing Code, noting that Section 403.1, Exception 4 (enclosed) refers to the LARA Child Care Licensing Rules. Rule 400.8350 (enclosed) does not specify a requirement for separate facilities and specifically indicates that privacy requirements apply to "school-age children."

**MAYOTTE**group

Subsequent correspondence from the Plumbing inspector indicated that the absence of specific comment in the Child Care Licensing Rules regarding the need for separate facilities is cause for Section 403.2 of the 2018 MPC to take precedence and require the facilities to be separated. The YMCA is requesting an opinion from the Building Board of Appeals regarding this decision.

In relation to the above noted code interpretation, the YMCA received the following statement in support of the project from Karen Woodman, Childcare Licensing Consultant with the LARA Childcare Licensing Bureau, via email on December 20, 2022:

*"There is no rule in childcare licensing that says bathrooms must be separated. The only rule for toileting, R400.8350(7), says that toilet rooms for school-age children must provide for privacy. These bathrooms are for preschool-aged children so they would not need to provide for privacy."*

Thank you for the opportunity to submit this request for a hearing. We look forward to discussing the project in further detail with the Building Board of Appeals members.

Respectfully Submitted,

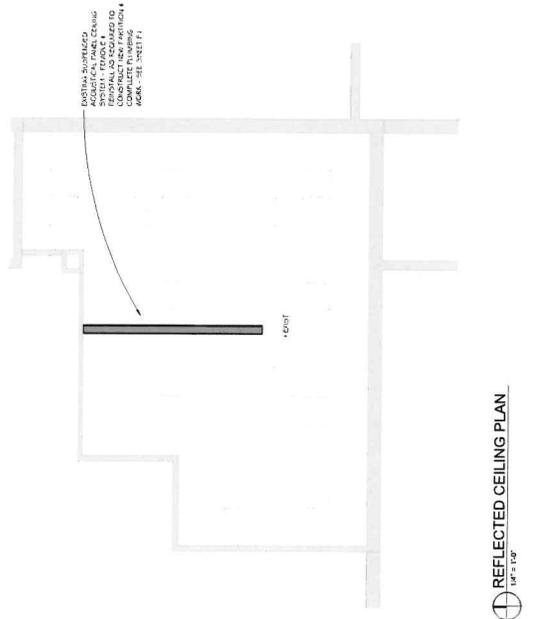
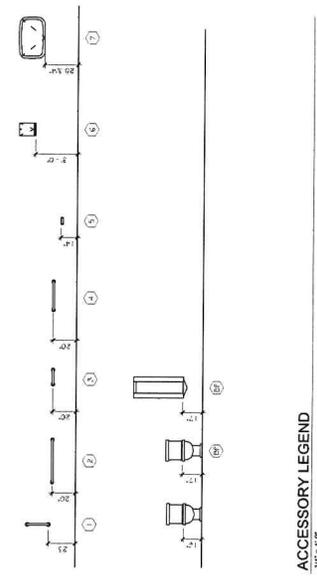
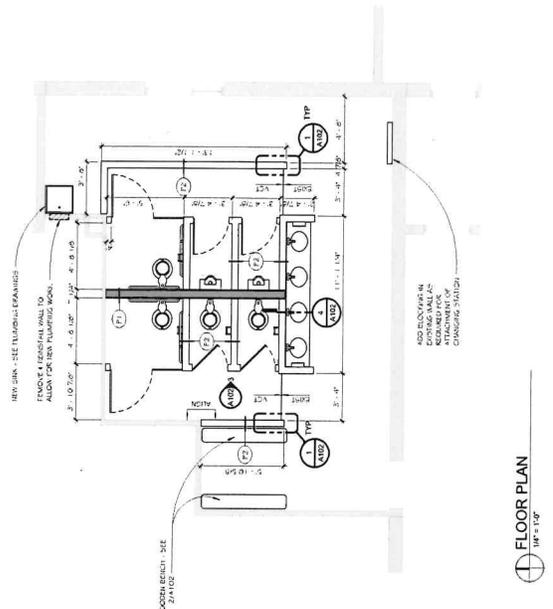
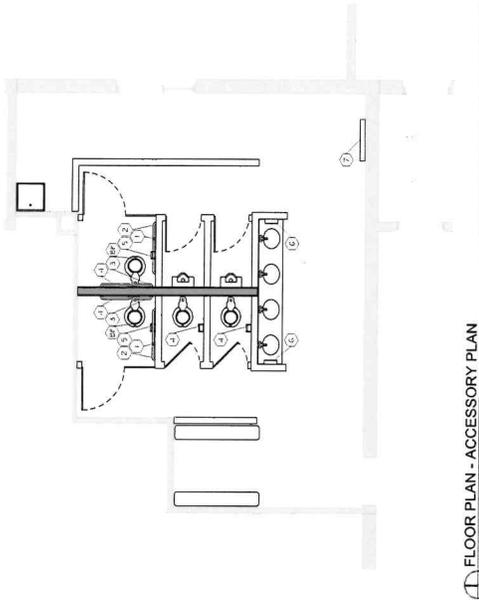


Matthew J. McGaughey, AIA, NCARB  
Principal

Enclosures: Construction Drawing set, dated May 3, 2022  
Building Permit PB22-031, dated June 3, 2022  
LARA Plan Review Report, dated June 22, 2022  
2018 MPC Section 403.1  
LARA Child Care Licensing Rule R400.8350



LOWER LEVEL FLOOR PLAN



**ACCESSORY SCHEDULE**

1	12" PROFESSIONAL GRADE BAY
2	12" PROFESSIONAL GRADE BAY
3	12" PROFESSIONAL GRADE BAY
4	12" PROFESSIONAL GRADE BAY
5	TOILET TUBS ON BENCH
6	PAPER TOWEL DISPENSER
7	HOOP CHANGING STATION

	SUPPLY FIXTURE
	RETURN IN CHALLE
	EXHAUST GRILLE
	HOPPER LIGHT FIXTURE

**CEILING FIXTURE LEGEND**  
 1/4" = 1'-0"

**REFLECTED CEILING PLAN**  
 1/4" = 1'-0"

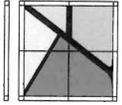
**FLOOR PLAN**  
 1/4" = 1'-0"

**FLOOR PLAN - ACCESSORY PLAN**  
 1/4" = 1'-0"

Parkwood YMCA  
 Childcare Toilet Rooms  
 2306 Haslett Rd  
 East Lansing, MI 48823

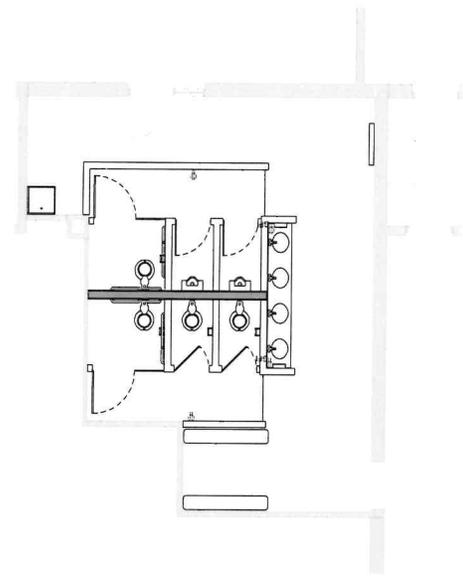
2021-076  
 9/16/21

A101

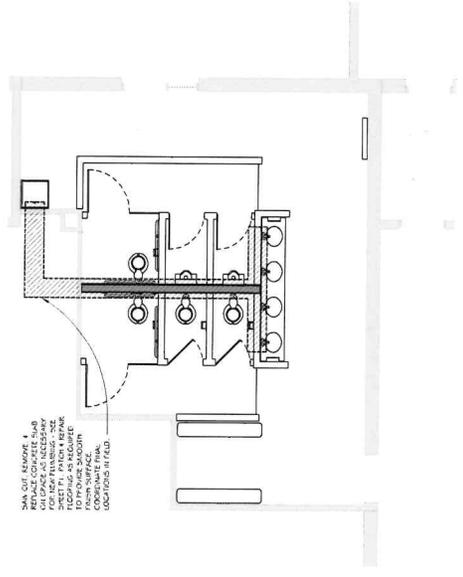


**MANOTTEgroup**  
 ARCHITECTS  
 6540 W. M. Road  
 Lansing, MI 48917  
 517.323.8577  
 www.manottegroup.com

DATE: 05/03/22  
 DRAWN BY: MJM  
 CHECKED BY: SWL  
 PROJECT: Childcare Toilet Rooms  
 SHEET: A101



FLOOR PLAN - ELECTRICAL  
 1/4" = 1'-0"



FLOOR PLAN - PLUMBING  
 1/4" = 1'-0"

SWA OUT REMOVE 4  
 FROM EXISTING  
 TOILET ROOMS  
 FOR NEW FLOORING - SEE  
 PLUMBING AS REQUIRED  
 FROM SURFACE  
 TOILET ROOMS  
 LOCATIONS IN FIELD







PB22-0312

**Charter Township of Meridian  
Commercial Building Application  
Cover Sheet for Permit Application**  
(To be completed by applicant)

Address of structure: 2306 Haslett Road East Lansing, MI 48823

Name of owner: YMCA of Metropolitan Lansing

Address of owner: 900 Long Blvd Lansing, MI 48911

Name of Contractor: Sentinel Restoration

Address of Contractor: 1175 Rickett Road Brighton, MI 48169

Contact Person/number: John Rogers 517-643-2556

Use and Occupancy: (per Chapter 3) A3

Type of Construction: (per Chapter 6) IIB

Design Occupancy Load: \_\_\_\_\_

Is an Automatic Sprinkler System provided? N/A

This cover sheet must be completed prior to review beginning on your project. Any questions may be directed to the Building Department at (517) 853-4500.

**CHARTER TOWNSHIP OF MERIDIAN  
BUILDING DEPARTMENT**

Phone: Building Div (517) 853-4500 Fax: (517) 853-4095

**BUILDING PERMIT NO. PB22-0312**

5151 Marsh Road, Okemos, MI 48864-1198  
Hours: Monday-Friday 8:00-5:00

2306 HASLETT RD EAST LANSING	Location 33-02-02-09-176-005	YMCA	Owner
Issued: 06/03/22      Expiration Date: 11/30/22		900 LONG BLVD LANSING	MI      48911
CALL (517) 853-4500 FOR AN INSPECTION CALL 24 HOURS IN ADVANC		SENTINEL RESTORATION 1175 RICKETT ROAD BRIGHTON	Contractor MI      48169 (517) 643 2556

Work Description: COMM- REMODEL  
INTERIOR TOILET ROOM RENOVATION FOR CHILDCARE AREA RESROOMS

Permit Item	Work Type	Item Total
REMODEL/ADDITION	COMMERCIAL	\$525.00

  
\_\_\_\_\_  
Building Official

  
\_\_\_\_\_  
Director of Community Planning

Fee Total: \$525.00  
Amount Paid: \$525.00

**Balance Due: \$0.00**

I agree this permit is only for the work described and does not grant permission for additional or related work which requires separate permits. I understand that this permit may become null and void if work is not started within 180 days, or if work is suspended or abandoned for a period of 180 at any time after work has commenced, and that I am responsible for assuring all required inspections are requested in conformance with the applicable code.

I hereby certify that the proposed work is authorized by the owner, and that I am authorized by the owner to make this application as his authorized agent. I agree to comply to all applicable laws of the State of Michigan and the local jurisdiction. All information on the permit application is accurate to the best

**Payment of permit fee constitutes acceptance of the above terms.**

**POST THIS PERMIT SO IT IS VISIBLE FROM THE STREET**

Inspection Record

- |          |          |
|----------|----------|
| 1. _____ | 4. _____ |
| 2. _____ | 5. _____ |
| 3. _____ | 6. _____ |

Payment Validation



**BUILDING PERMIT APPLICATION**  
**CHARTER TOWNSHIP OF MERIDIAN**  
 5151 MARSH ROAD, OKEMOS, MI 48864-1198  
 BUILDING DIVISION PHONE: (517) 853-4500 FAX: (517) 853-4095  
 meridian.mi.us

*PB22-0312*  
*\* call when permit is issued*

PLEASE PRINT

Date: 05.03.2022		Description of Work: Interior Toilet Room Renovation	
Project Name: Parkwood Y Childcare Toilet Rooms		Project Address: 2306 Haslett Road East Lansing, MI 48823	
Lot No.	Subdivision		
Owner Name: YMCA of Metropolitan Lansing	Mailing Address if different than job address: 900 Long Blvd Lansing, MI 48911	Telephone: 517-827-9700	
Contractor Name: Sentinel Restoration	Contractor Phone: 517-643-2556	Contractor License #	
Contractor Street Address, City, State, Zip: 1175 Rickett Road Brighton, MI 48169			
Engineer/Architect: MAYOTTEgroup Architects	Street Address, City, State, Zip, Phone, Registration Number: 6240 W. Mount Hope Lansing, MI 48917 <i>323-0897 Spencer</i>		
Size of Structure: 528 S.F.	Valuation of Work \$: \$50,000	Permit Fee \$: \$525	

NOTICE: This permit becomes null and void if work or construction is not commenced within six months, or if work or construction is suspended or abandoned for a period of six months at any time after work is commenced.  
 A true copy of the plans of said building is attached. It is understood that all provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction.  
 "Section 23a of the state construction code act of 1972, 1972 PA 230, MCL 125.1523A, prohibits a person from conspiring to circumvent the licensing requirements of this state relating to persons who are to perform work on a residential building or a residential structure. Violators of Section 23a are subjected to civil fines."

Applicant Signature: *Matthew McCaughey* Date: 05.03.2022  
 Federal I.D Number \_\_\_\_\_ Insurance Name/Policy Number \_\_\_\_\_

Parcel No.	Zoning District	Occupancy Group: <b>A-3</b>	Code: <b>2015 MBC</b>
Water/Sewer: <input type="checkbox"/> Private <input type="checkbox"/> Public Permit No. _____ Driveway Permit No. _____			
Soil Erosion Permit No. _____			
Existing Structure or Use <input type="checkbox"/> Conforming <input type="checkbox"/> Non Conforming		Proposed Structure <input type="checkbox"/> Conforming <input type="checkbox"/> Non Conforming	
If Non Conforming Assessed Value of Structure _____		Variance Granted/Date _____	

Application accepted by: <i>[Signature]</i>	Date: <i>5.4.22</i>	Building Permit Number: <i>PB22-0312</i>
Fee Received: <i>525</i>	Receipt No: <i>80122</i>	Date: <i>5.4.22</i> By: <i>[Signature]</i>
<input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	Building Official: <i>[Signature]</i>	Date: <i>6.3.22</i>
Special Conditions: <i>SEE ENGINEERING NOTES ON CONN SHEET REGARDING HYDRANTS; FIREWAY WORK PER'S</i>		

NOTE: Separate applications must be completed for Plumbing, Electrical and Mechanical permits.



**Building Permit Inspections**  
**Charter Township of Meridian**  
Community Planning & Development  
Building Division (517) 853-4500

**Commercial Permits**

Permit # 2-0312, issued to YMCA, for work to be completed at 2306 HASLET, requires that the following inspections be completed and approved in accordance with Section 110, of the Michigan Building Code, 2015 Edition.

- 1. Footing or foundation inspection
- 2. Concrete slab or under-floor inspection
- 3. Lowest floor elevation (if required)
- 4. Frame inspection (after elec, mech, plumb approvals)
- 5. Lath or gypsum board inspection
- 6. Fire-resistant penetrations
- 7. Energy efficiency inspections
- 8. Other inspections: \_\_\_\_\_
- 9. Special inspections (required per code, Chapter 17)
- 10. Plans are required on thumbdrive in PDF format before Final Inspection
- 11. Final Inspection (after elec, mech, plumb approvals)

**\*Failure to schedule trade inspections thru Meridian Township offices may result in delays. The lack of evidence documenting final trade approvals at time of Building Final will result in a failure and will delay occupancy.**

**\*Securing all trade finals prior to scheduling an occupancy inspection is the responsibility of the General Contractor.**

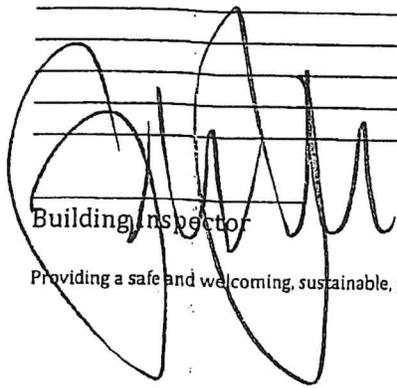
Inspection requests must be received at least 24 hours in advance: however, requests received before 9:00 a.m. will be considered same day as the inspector's schedule allows.

To schedule an inspection, please contact the Building Department at (517) 853-4508/4512.

Failure to schedule a required inspection may result in the issuance of a Municipal Civil Infraction violation notice. The minimum fine for a violation notice is \$75.

Special Conditions, as listed on the permit: \_\_\_\_\_

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

  
Building Inspector

P022-0312



CHARTER TOWNSHIP OF MERIDIAN  
Community Planning & Development  
Building Division (517) 853-4500

**CHECKLIST FOR SUBMITTING APPLICATIONS FOR COMMERCIAL REVIEW AND APPROVAL**

The review process will begin after all required documents and payments are submitted

- Y  N  NA COMPLETED BUILDING PERMIT APPLICATION AND FEE ARE PAID
- Y  N  NA TWO SETS OF STAMPED/SIGNED DRAWINGS AND SPECIFICATIONS
- Y  N  NA COMMERCIAL COVER SHEET COMPLETED
- Y  N  NA STATEMENT OF SPECIAL INSPECTIONS PER CHAPTER 17, 2015 MBC
- Y  N  NA APPROVAL OF A SPECIAL USE PERMIT AS NECESSARY
- Y  N  NA SITE PLAN APPROVAL AS NECESSARY.
- Y  N  NA APPROVAL BY ZONING BOARD OF APPEALS IF NECESSARY.
- Y  N  NA WATER AND SEWER PERMIT ISSUED BY MERIDIAN TOWNSHIP ENGINEERING
- Y  N  NA PATHWAY/SIDEWALK PERMIT FROM MERIDIAN TOWNSHIP ENGINEERING
- Y  N  NA RIGHT OF WAY PERMIT FROM INGHAM COUNTY OR MDOT AS NECESSARY
- Y  N  NA SOIL EROSION PERMIT FROM MERIDIAN TOWNSHIP ENGINEERING
- Y  N  NA ENERGY CODE COMPLIANCE AS PER 2015 MICHIGAN ENERGY CODE, 2013  
ASHRAE 90.1  
<https://www.energycodes.gov/compliance>





# PLUMBING PERMIT APPLICATION

Charter Township of Meridian  
 Community Planning and Development  
 5151 Marsh Road  
 Okemos, MI 48864  
[www.meridian.mi.us](http://www.meridian.mi.us)

John Pomaville, Plumbing Inspector

For inspections call: (517) 853-4508 or (517) 853-4512

## OFFICE USE ONLY

Permit Number	PP22-0330
Permit Fee	\$470 <sup>00</sup>
Payment Type	
Received By	Joune

### JOB LOCATION/PROPERTY INFORMATION

JOB LOCATION/ADDRESS 2306 Haslett Rd.	IS PROPERTY A RENTAL? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
NAME OF OWNER Parkwood YMCA	PHONE/CELL # (WITH AREA CODE) 517 898 4074

### APPLICANT INFORMATION

WHO IS APPLYING FOR PERMIT? <input type="checkbox"/> OWNER <input checked="" type="checkbox"/> CONTRACTOR	NAME Precision Piping LLC		
PHONE/CELL # (WITH AREA CODE) 517 898 4074	EMAIL Gordy gbeachnau@precisionpipingllc.com		
ADDRESS 2410 Renfrew Way	CITY Lansing	STATE MI	ZIP CODE 48911
FEDERAL EMPLOYER I.D. # (OR REASON FOR EXEMPTION) 270795389	CONTRACTOR LICENSE # 8003798	EXPIRATION DATE 4/30/25	
WORKERS COMPENSATION INSURANCE CARRIER (OR REASON FOR EXEMPTION) Travelers	MESC EMPLOYEE # 1646083		

### TYPE OF JOB/PROJECT INFORMATION

<input type="checkbox"/> SINGLE FAMILY <input checked="" type="checkbox"/> OTHER	<input type="checkbox"/> NEW <input checked="" type="checkbox"/> ALTERATION	HAS A BUILDING PERMIT BEEN ISSUED FOR THIS PROJECT? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> N/A
WORK DESCRIPTION childcare toilet rooms		

### PLAN REVIEW REQUIREMENTS

Plans must be submitted with an application for plan examination before a permit can be issued, except as listed below.

#### PLANS ARE NOT REQUIRED FOR THE FOLLOWING:

- One- and two-family dwelling containing not more than 3,500 square feet of building area.
- Alterations and repair work determined by the plumbing official to be of a minor nature.
- Buildings with a required fixture count less than 12.
- Work completed by a governmental subdivision or state agency costing less than \$15,000.00.

If work is being performed as described above, check box below "Not Required"

PLANS ARE REQUIRED FOR ALL OTHER BUILDING TYPES and shall be prepared by or under the direct supervision of an architect or engineer licensed pursuant to 1980 PA 299 and shall bear that architect's or engineer's seal and signature.

HAVE PLUMBING PLANS BEEN SUBMITTED  YES  NO  NOT REQUIRED  SUBMITTED WITH BUILDING PERMIT APPLICATION

### HOMEOWNER AFFIDAVIT

I hereby certify the plumbing work described on this permit application shall be installed by myself in my own home in which I am living or about to occupy. All work shall be installed in accordance with the applicable Plumbing Code and shall not be enclosed, covered up, or put into operation until it has been inspected and approved by the City of East Lansing Plumbing Inspector. I will cooperate with City of East Lansing Plumbing Inspector and assume the responsibility to arrange for necessary inspections.

### APPLICANT SIGNATURE

Section 23A of the State Construction Code Act of 1972, 1972 PA 230, MCL 125.1523A, prohibits a person from conspiring to circumvent the licensing requirements of this state relating to persons who are to perform work on a residential building or residential structure. Violators of Section 23A are subject to civil fines. I agree this permit is only for the work described, and does not grant permission for additional or related work which requires separate permits. I hereby certify that the proposed work is authorized by the owner, and that I am authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of the State of Michigan and the local jurisdiction. All information on this permit application is accurate to the best of my knowledge.

SIGN HERE

*John V. Beach*

DATE

8-9-22

Signature of Contractor or Homeowner (Homeowner signature indicates compliance with Homeowner Affidavit)

APPLICATION CONTINUED ON NEXT PAGE

PP22-0330

**FEE CHART**

Enter the number of items being installed, multiply by the unit price and add each for the total fee		# OF ITEMS	UNIT PRICE	TOTAL
<b>PERMIT ISSUANCE</b>				
001	Application Base Fee (non-refundable - no inspections included)	1	\$50.00	\$50.00
<b>UNIT FEE INSPECTION</b>				
002	Each plumbing fixture or set of fixtures on 1 trap (including drainage piping and backflow protection)	11	\$10.00	110
<b>SEWERS AND DRAINS</b>				
003	Building sewer, each		\$60.00	
004	Back water valve installation, each		\$20.00	
005	Rainwater systems, per drain (in building)		\$15.00	
<b>WATER EQUIPMENT, APPLIANCES AND DEVICES</b>				
006	Water heater and/or vent		\$15.00	
007	Installation, alteration or repair of water piping and/or water treatment equipment, each fixture	11	\$10.00	110
008	Lawn sprinkler system or meter and backflow devices		\$20.00	
<b>BACKFLOW PROTECTIVE DEVICES OTHER THAN ATMOSPHERIC TYPE VACUUM BREAKERS</b>				
009	2 inch diameter or smaller		\$20.00	
010	Over 2 in diameter		\$40.00	
<b>STACKS, VENTS AND CONDUCTORS</b>				
011	3 stories or less	1	\$20.00	20
012	4 <sup>th</sup> level or more, per story		\$15.00	
013	Repair or change of drainage or vent piping, each fixture		\$10.00	
<b>GAS PIPING</b>				
014	Each gas piping system of 1-4 outlets		\$25.00	
015	Each gas piping system of 5 or more outlets, each outlet		\$10.00	
<b>OTHER INSPECTIONS AND FEES</b>				
016	Inspection Outside Normal Business Hours, per hour (one hour minimum)		\$115.00	
017	Re-inspection Fee		\$60.00	
018	Investigation Fee		\$90.00	
019	Additional Inspection	2	\$60.00	120
020	Final Inspection (REQUIRED)	1	\$60.00	\$60.00
<b>TOTAL PERMIT FEES:</b>			<b>\$ 470</b>	

**INSTRUCTION OR SUBMITTING APPLICATION**

Incomplete or illegible forms will not be accepted. Plumbing work shall not be started until the application for the permit has been filed with our office. All installations shall be in conformance with the applicable Plumbing Code. No work shall be concealed until it has been inspected and approved.

Permit applications can be submitted to the Charter Township of Meridian Department of Community Planning and Development by mail or in person. We do NOT accept scanned, faxed or e-mailed copies at this time.

We accept payment by cash or check  
Make checks payable to "Charter Township of Meridian".

Permit applications not submitted with the required documents or payments cannot be issued until such is provided.

**PERMIT EXPIRATION**

A permit becomes invalid if the authorized work is not commenced within 180 days after issuance of the permit or if authorized work is suspended or abandoned for a period of 180 days after the time of commencing the work. A permit will be expired and closed when no inspections are requested and/or conducted within 180 days of the date of issuance, or the date of a previous inspection. Closed permits cannot be refunded.

**COMMENTS**


**DATE STAMP**

**OFFICE USE ONLY**

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**PLAN REVIEW REPORT**  
**DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS**  
 Bureau of Community and Health Systems - Environmental Health and Safety Section  
 Child Care and Camps Unit – 611 West Ottawa Street, Lansing, MI 48933

<b>TYPE OF FACILITY:</b> Child Care Center	<b>PROJECT DESCRIPTION:</b> We would like to take a current classroom and turn it into a bathroom with 4 toilets, 2 Urinals, and 4 sinks		
<b>TYPE OF REVIEW/PROJECT:</b> Remodel			
<b>ARCHITECT / ENGINEER/CONTRACTOR:</b> Matthew McGaughey Mayotte Architects 6240 W. Mount Hope Lansing, MI 48917 517-323-0577 mcgaughey@mayottearchitects.com	<b>FACILITY:</b> Parkwood YMCA Kids Time Preschool 2306 Haslett Rd East Lansing, MI 48823 517-827-9680 kvaughn@lansingymca.org Kimberly Vaughn		<b>DATE:</b> Wednesday, June 22, 2022
			<b>PROJECT NUMBER</b> CCC-2022-062
	<b>REGION/COUNTY:</b> Ingham	<b>FIRE DEPARTMENT</b> Fire Dept.	<b>LICENSE # / JOB #</b>
			DC330017559
<p>The plans and specifications for the above project have been reviewed for compliance with the applicable FIRE SAFETY RULES.                  The review does not reflect structural or engineering matters outside the matter of fire safety.                  Field inspection approval will be required before occupancy.</p> <p><input type="checkbox"/> Approved    <input checked="" type="checkbox"/> Approved contingent upon compliance with following:    <input type="checkbox"/> Not approved for the reasons listed:</p>			

PLEASE REFERENCE OUR NUMBER PROJECT #: Enter Number. ON FUTURE CORRESPONDENCE, ADDENDA, BLUEPRINTS, ETC., CONCERNING THIS PROJECT, AND NOTIFY ANY OTHER ARCHITECT/ENGINEER, COMPANY, SUB-CONTRACTOR, ETC. INVOLVED.

1. This project has been reviewed under the Licensing Rules for Child Care Centers became effective on December 18, 2019.
2. This project is reviewed only for the specific items mentioned on the scope of the project. It is the responsibility of the firm to ensure compliance with all other applicable laws, codes and rules.
3. Comply with Rule 525. (10) For new construction, additions and remodeling, an exit door shall be not less than 36 inches in width. Doors to multiple-use bathrooms shall not be less than 32 inches wide.  
**Verify door width.**
4. Comply with Rule 535. (2) In centers of more than 4 child-occupied rooms, excluding bathrooms, or in centers licensed for more than 60 children, an approved fire alarm system shall be installed and maintained in compliance with NFPA-72. **If fire alarm modifications are required to accommodate renovations – submit shop drawings.**

Requests for inspection shall be made in writing to the Bureau of Community and Health Systems, 611 W. Ottawa Street, Lansing MI 48909, or e-mail at [BCHS-CCCCampFireInsp@michigan.gov](mailto:BCHS-CCCCampFireInsp@michigan.gov) at least three weeks prior to the desired inspection date. Please provide the project number, type of inspection requested, and contact information for the responsible party on the request for inspection.

Adam Krouse  
 Plan Reviewer  
 517-930-5584  
 krousea@michigan.gov

cc: Fire Department

Facility Name

Project #: Enter Number.

Facility Representative  
Child Care Centers, BCHS/LARA  
File

## CHAPTER 4

# FIXTURES, FAUCETS AND FIXTURE FITTINGS

**User note:**

*About this chapter: Plumbing fixtures are required to be installed for nearly every building as toilet facilities (water closets and lavatories) are needed by the occupants of a building. Additional fixtures for washing, bathing and culinary purposes are also necessary where occupants dwell in buildings. Chapter 4 specifies the minimum number and type of plumbing fixtures for buildings based on the description of use of the building. Because fixture design and quality are paramount to ensure that plumbing fixtures operate properly, this chapter also specifies numerous product and material standards for plumbing fixtures.*

### SECTION 401 GENERAL

**401.1 Scope.** This chapter shall govern the materials, design and installation of plumbing fixtures, faucets and fixture fittings in accordance with the type of *occupancy*, and shall provide for the minimum number of fixtures for various types of occupancies.

**401.2 Prohibited fixtures and connections.** Water closets having a concealed trap seal or an unventilated space or having walls that are not thoroughly washed at each discharge in accordance with ASME A112.19.2/CSA B45.1 shall be prohibited. Any water closet that permits siphonage of the contents of the bowl back into the tank shall be prohibited. Trough urinals shall be prohibited.

**401.3 Water conservation.** The maximum water flow rates and flush volume for plumbing fixtures and fixture fittings shall comply with Section 604.4.

### SECTION 402 FIXTURE MATERIALS

**402.1 Quality of fixtures.** Plumbing fixtures shall be constructed of *approved* materials, with smooth, impervious surfaces, free from defects and concealed fouling surfaces, and shall conform to standards cited in this code. Porcelain enameled surfaces on plumbing fixtures shall be acid resistant.

**402.2 Materials for specialty fixtures.** Materials for specialty fixtures not otherwise covered in this code shall be of stainless steel, soapstone, chemical stoneware or plastic, or shall be lined with lead, copper-base alloy, nickel-copper alloy, corrosion-resistant steel or other material especially suited to the application for which the fixture is intended.

**402.3 Sheet copper.** Sheet copper for general applications shall conform to ASTM B152 and shall not weigh less than 12 ounces per square foot (3.7 kg/m<sup>2</sup>).

**402.4 Sheet lead.** Sheet lead for pans shall not weigh less than 4 pounds per square foot (19.5 kg/m<sup>2</sup>) and shall be coated with an asphalt paint or other *approved* coating.

### SECTION 403 MINIMUM PLUMBING FACILITIES

**403.1 Minimum number of fixtures.** Plumbing fixtures shall be provided for the type of occupancy and in the minimum number shown in Table 403.1. Types of occupancies not shown in Table 403.1 shall be considered individually by the code official. The number of occupants shall be determined in accordance with the Michigan building code. Occupancy classification shall be determined in accordance with the Michigan building code.

**Exceptions:**

1. The actual number of occupants determined by a supporting affidavit from the owner or agency.
2. Hand washing sinks in food service establishments shall be provided in accordance with regulation no. 553, food establishments, R 285.553.1 to R 285.553.26 of the Michigan department of agriculture and rural development.
3. Toilet facilities for public swimming pools shall be provided in accordance with public swimming pools, R 325.2111 to R 325.2199 of the Michigan department of environmental quality.
4. Toilet facilities for child care center, day care center, and nursery school facilities shall be provided in accordance with child day care licensing – child care centers, R 400.8101 to R 400.8840 of the Michigan department of licensing and regulatory affairs.
5. Toilet facilities for children's camps shall be provided in accordance with children's and adult foster care camps, R 400.11101 to R 400.11413 of the Michigan department of licensing and regulatory affairs.

R 408.30758

- (7) Milk and other beverages furnished in a multi-day supply must be labeled with the child's first and last name and the date of opening and be returned to the parent or discarded 7 days after opening.
- (8) Non-perishable food items furnished in a multi-day supply must be labeled with the date of opening and when applicable, the first and last name of the child for whom its use is intended.
- (9) Beverages and food must be fed only to the child for whom the item is labeled.
- (10) Breast milk, formula, and milk must be refrigerated until used.
- (11) Other perishable beverages and food items must be refrigerated or otherwise kept at a safe temperature until used. Fresh, whole fruits and vegetables may be unrefrigerated for up to 3 calendar days in a clearly labeled and dated container.

History: 2013 AACS; 2019 AACS.

**R 400.8345 Water supply; plumbing.**

Rule 345.

- (1) The water system must comply with the requirements of the local health department.
- (2) Plumbing must be designed, constructed, installed, and maintained to prevent cross-connection with the water system.
- (3) Sinks, lavatories, drinking fountains, and other water outlets must be supplied with safe water sufficient in quantity and pressure to meet conditions of peak demand.
- (4) All plumbing fixtures and water and waste pipes must be properly installed and maintained in good working condition.
- (5) Each water heater must be equipped with a thermostatic temperature control and a pressure relief valve, both of which must be in good working condition.

History: 2013 AACS; 2019 AACS.

**R 400.8350 Toilets; hand washing sinks.**

Rule 350.

- (1) A center shall provide toilet and hand washing sinks as follows:
  - (a) A center operating with children in attendance less than 5 continuous hours a day shall provide at least 1 toilet and 1 hand washing sink for every 20 children or fraction thereof.
  - (b) A center operating with children in attendance 5 or more continuous hours a day shall provide at least 1 toilet and 1 hand washing sink for every 15 children or fraction thereof.
- (2) After December 6, 2006, any center that is new, adds an infant and toddler component, or increases the licensed infant and toddler capacity shall have a diapering area with a readily accessible, designated hand washing sink.
- (3) After December 6, 2006, a separate hand washing sink is required in the kitchen for all of the following:
  - (a) A new center with a food service component.
  - (b) A center with a food service component that remodels the kitchen.
  - (c) Any center that adds a food service component.
- (4) Hand washing sinks for children must be accessible to children by platform or installed at children's level.
- (5) Hand washing sinks must have warm running water not to exceed 120 degrees Fahrenheit.
- (6) Soap and single service towels or other approved hand drying devices must be provided near hand washing sinks.
- (7) Toilet rooms for school-age children must provide for privacy.

History: 2013 AACS; 2019 AACS.



Meridian Charter Township  
Community Planning & Development

MONIES RECEIVED

COMPANY NAME: Parkwood YMCA  
NAME: Casey Thompson  
ADDRESS: 2306 Haslett Rd  
E. Lansing, MI 48823  
REGARDING: Parkwood YMCA

**BUILDING PERMIT FEES**

Permit application ..... 101-000.000-476.000 \$ 75.00

**COPIES**

Maps/ drawings..... 101-000.000-675.000 \$ \_\_\_\_\_

Copy charges ..... 101-000.000-675.000 \$ \_\_\_\_\_

First Page (\$1.00) \$ \_\_\_\_\_

Additional Pages @ \$.25 each \$ \_\_\_\_\_

PERFORMANCE GUARANTEE. ... 101-000.000-283.000 \$ \_\_\_\_\_

**PERFORMANCE GUARANTEE**

**Non-refundable site restoration**

for cell towers..... 101-000.000-283.500 \$ \_\_\_\_\_

PLANNING ADMIN FEES .....101-000.000-616.000 \$ \_\_\_\_\_

PLANNING ESCROW FEES..... 101-000.000-255.000 \$ \_\_\_\_\_

MOBILE FOOD VEND. UNITS .... 101-000.000-479.500 \$ \_\_\_\_\_

TOTAL ..... \$ 75.00

*Board of Appeals  
Application Fee  
Re: PB22-0312*

Treas Ofc Received: Initials: Kf Date: 1-16-23 Receipt: 190030

UPDATED: 7.07.22



**MAYOTTEgroup Architects**

6240 W. MT. HOPE  
LANSING, MI 48917  
PHONE (517) 323-0577



74-1345/724



1/5/2023

PAY TO THE  
ORDER OF Meridian Charter Township

\$\*\*75.00

Seventy-Five and 00/100\*\*\*\*\*

DOLLAR

Meridian Charter Township  
5151 Marsh Road  
Okemos MI 48864



*Matthew McCaughey*  
AUTHORIZED SIGNATURE

MEMO

2021-076 YMCA Parkwood- Board of Appeals applic

⑈053122⑈ ⑆072413450⑆ 305⑈ 276⑈ 7⑈

CHARTER TOWNSHIP OF MERIDIAN  
PLANNING DIVISION  
5151 MARSH ROAD, OKEMOS, MI 48864  
(517) 853-4560

**BUILDING BOARD OF APPEALS HEARING APPLICATION**

- A. Applicant Casey Thompson, President & CEO  
Address of Applicant 2306 Haslett Road  
East Lansing, MI 48823  
Telephone (Work) 517-827-9675 Telephone (Home) \_\_\_\_\_  
Fax \_\_\_\_\_ Email address: cthompson@lansingymca.org  
Interest in property (circle one): Owner Tenant Option Other
- B. Site address/location 2306 Haslett Road, East Lansing, MI 48823  
Zoning district \_\_\_\_\_ Parcel number \_\_\_\_\_
- C. Nature of request (Please check all that apply):  
 Request for variance(s)  
 Request for interpretation of provision(s) of the "Zoning Ordinance" of the Code of Ordinances  
 Review an order, requirements, decision, or a determination of a Township official charged with interpreting or enforcing the provisions of the "Zoning Ordinance" of the Code of Ordinances **Note: Request in relation to Plumbing Code interpretation**

International Property Maintenance Code section(s) \_\_\_\_\_

- D. Required Supporting Material                      Supporting Material if Applicable  
-Property survey    X-Architectural sketches  
-Legal description    X-Other **Memo with enclosures**  
-Proof of property ownership or approval letter from owner  
-Site plan to scale  
-Written statement, which demonstrates how all the review criteria will be met (See next page)

Casey Thompson                      Casey Thompson                      1/5/2023  
Signature of Applicant                      Print Name                      Date

Fee: \_\_\_\_\_ Received by/Date: \_\_\_\_\_

*I (we) hereby grant permission for members of the Charter Township of Meridian Building Board of Appeals, Township staff members and the Township's representatives or experts the right to enter onto the above described property (or as described in the attached information) in my (our) absence for the purposes of gathering information including but not limited to the taking and the use of photographs. (Note to Applicant(s): This is optional and will not affect any decision on your application.)*

Casey Thompson                      1/5/2023  
Signature of Applicant(s)                      Date

\_\_\_\_\_  
Signature of Applicant(s)                      Date