

Behind The Store Fronts

WITH ANGUS MCKELLAR

In a bit of reminiscing at the girls' haircut! Hamilton Row barber shop the other day, Charlie Polite recalled the time (at a former location) when a regular customer brought in a long-haired five-year-old. "Make it short," he told Polite the shop has sold more bikes to and promptly became engrossed in his magazine. He did look up once in a while to tell Polite to cut it shorter. The barber completed the finishing touches, and gave the chair a spin. "How's that look?" he asked. "Maple camera from their old store. Their new location is the former site of Smith's Market. Dunn's manager, R. W. Glass, objected. "You've given him a son, is assisted by Thomas Bran-

calone, and Jon Stille. Nancy Wells is the sales person in the record department.

Birmingham Finance, formerly located at 176 N. Woodward, now in new offices at 114 S. Woodward. The company, which was organized five years ago, is owned by Bloomfield township residents, John and Betty Livingstone. Robert Overcashier is manager.

Ben Kastle, of Uncle John's Pancake House, 1960 S. Woodward, tells us that over 1000 youngsters (12 years of age, and under) received free pancake meals and beverages in the restaurant's recent four day first-year-in-Birmingham birthday celebration.

And Carl F. Fischer, president of Fischer Buick, Inc., announces the move in location of the auto agency from 808 S. Woodward to 575 S. Woodward, where a new building to house those new 1963 Buicks has just been completed.

Simply spin your dial to Midwest +1100 and a professionally-trained advisor will help you prepare your message.

Red Run Chooses Officers; Campbell Renamed President

A Birmingham man, Col'n Campbell, 2955 Broadway Blvd., was re-elected president of the Red Run Golf Club following the 48th annual club membership meeting last week. The entire slate of Red Run officers was named unanimously by the board of directors. Others chosen in addition to Campbell, were: Thomas W. S. Pinner, 3415 Barly Lane, Bloomfield Hills, vice president; Marlin R. Hemphill, 1026 Pinehurst, Royal Oak, secretary; and Robert W. McCall, 2962 Jumber, Huntington Woods, treasurer.

The club's membership re-elected three incumbent directors to new three-year terms: William K. Burton, 29735 Eldorado, Lathrup Village; and Joseph R. Shields, 2109 Launroe, Royal Oak, and Pinner.

A recent survey, sponsored by a steel company, estimated there are 181-million mattresses used in homes in the United States. Average life of home mattresses is 15.5 years, the survey indicates.

Sales-Marketing Executives Elect Richard O. Bailly

Richard O. Bailly, assistant vice president-marketing for Burroughs Corp., has been appointed president of the Sales/Marketing Executives of Detroit following the resignation of former president Julius G. Skaaren.

Skaaren, manager, special accounts division, Sira-Stiel Corp., will move with the firm to new headquarters in Houston. His term of office with the professional marketing organization, which Bailly will complete, runs through June, 1963.



RICHARD O. BAILLY

Since joining Burroughs in 1947, Bailly, 38, of 4554 Echo, Bloomfield Hills, has held several executive sales and sales promotion positions with the business machines and electronic data processing firm. Prior to his appointment to the International Chamber of Commerce and the Economic Club of Detroit.

Businessmen Tour Insurance Building

Businessmen were taken on a Julian R. Cowin, also of Royal Oak, inspect on tour of the partially-completed, \$2 million international Cowin and Stirtion, Inc., designers headquarters building of the Mac- of the building; Robert Bryant, (cabeas Mutual Life Insurance Co. president of Bryant and Deweller in Southfield, Co., general contractor, and Lester On hand for the progress inspection were Robert E. Morris of for the designers. Waldo is a South-Royal Oak, president of the firm; field resident.

CITY OF BIRMINGHAM ORDINANCE NO. 584

AMENDMENT TO ORDINANCE NO. 527

AN ORDINANCE TO AMEND SECTION 6.5 OF ORDINANCE NUMBER 527 OF THE ORDINANCES OF THE CITY OF BIRMINGHAM

THE CITY OF BIRMINGHAM ORDAINS: Section 1. That Section 6.5 of Ordinance No. 527 be amended, said Section to read as follows:

SECTION 6.5 REQUIRED IMPROVEMENTS AND MAINTENANCE

All property utilized for the temporary storing of motor vehicles, except when the property so used is located in a district zoned either "Residential" or "Parking" by this Ordinance and the area thereof accommodates three or less vehicles shall be improved in accordance with the following:

- A. Screening
 - (1) Defined, Screening, as required by this Ordinance, shall mean:
 - (i) When required along a street line, an unpierced capped wall with an exterior of face brick adjacent to the street.
 - (ii) When required along any other line, an unpierced wall of wood or capped masonry.
 - (iii) The wall shall have a minimum height of six (6) feet above grade on either side thereof, except in the following instances:
 - a. When placed across the front, the screening shall be a minimum of four (4) feet and a maximum of five (5) feet in height above grade measured on the outside face of the wall.
 - b. When the parcel of land being used can be utilized to the street line and abuts a parcel of land in a Residential Zoned District along the side, that portion of the wall between the street line and the residential setback line shall be a minimum of four (4) feet and a maximum of five (5) feet in height above grade measured on the outside face of the wall.
 - c. When placed within forty (40) feet from the centerline of any entrance to or exit from the parking facility, the wall shall be not less than thirty (30) inches and not more than three (3) feet in height above the grade.
 - d. Notwithstanding anything herein to the contrary, no wall shall be constructed so as to be an obstruction to vision on a corner lot in violation of Section 5.3 of this Ordinance.
 - (2) Screening, When Required, Screening as herein defined shall be placed as follows:
 - a. Along the side or rear line of any parking facility which immediately adjoins the side line of property zoned to a Residential classification under the Zoning Ordinance of the City, provided that the wall along the side or rear line of a parking facility located in a Parking Zoned District shall not extend further than the front setback area of the abutting Residential Zoned District.
 - b. Along the side or rear lot line of any parking facility which immediately adjoins the rear line of the property zoned to a Residential Zoned District under the Zoning Ordinance of the City.
 - c. Along the front setback line of any parking facility when the front line of the property being utilized for the facility is located across the street from and within a 150 foot radius are from property in a Residential Zoned District. If the facility is located on property zoned to a Parking District, and abuts a Residential Zoned District along the side lot line, the wall shall be placed along the setback line applicable to the abutting Residential Zoned District.
 - d. Along the side line of any parking facility when the side line of the property being utilized for the facility is located across the street from and within a 150 foot radius are from property in a Residential Zoned District.
- (3) Screening, Miscellaneous Requirements.
 - a. When screening is placed along a front setback line, the resulting front yard shall be void of all parking and storage and shall be planted to grass or otherwise landscaped and maintained by the owner of the parking facility.
 - b. Any driveway furnishing access to a parking facility shall be considered as part of the parking facility for the purposes of this Ordinance.
 - c. Where two parking facilities adjoin each other and the common boundary is either a side or rear line, no screening is required along the line common to both parking facilities.
 - (4) Board of Appeals.

The Board of Zoning Appeals, in addition to its other powers, shall have the authority to reduce the height or length of any required screening wall upon the application of the owner of the parking facility or any abutting owner if the Board shall find that the reduced height or length will promote the public safety, provide an adequate safeguard to the owners of near property, and is not inconsistent with the spirit and intent of this section of the Ordinance.

B. Compliance with other Municipal Requirements. Property which is provided for the off-street parking of automobiles in accordance with the provisions of this Ordinance shall be improved and maintained as required by all other applicable City ordinances.

Ordained by the Commission of the City of Birmingham this 29th day of October, 1962, to be effective upon publication.

WILLIAM H. BURGUM
Mayor Pro Tem

IRENE E. HANLEY
City Clerk

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CITY OF BIRMINGHAM ORDINANCE NO. 582

AN ORDINANCE TO AMEND SECTION 2.3 OF ORDINANCE NUMBER 527 OF THE ORDINANCES OF THE CITY OF BIRMINGHAM.

THE CITY OF BIRMINGHAM ORDAINS: Section 1. That Section 2.3 of Ordinance No. 527 be amended, said Section to read as follows:

SECTION 2.3 OTHER DEFINITIONS

ALLEY: A Public way which affords a secondary means of vehicular access to abutting property. (See "Street")

BUILDING: Any structure having a roof including, but not limited to tents, awnings, carports, and such devices as house trailers, which have a primary function other than being a means of conveyance. (See "Building, Accessory," "Building, Principal," "Setback" and "Open Space")

BUILDING, ACCESSORY: A subordinate detached building, the use of which is customarily incidental to the permitted principal use of the principal building on the same lot. In case a question arises as to the degree of incidentalness or length of custom, the Board of Zoning Appeals shall rule. (See "Building, Principal" and "Use, Accessory")

BUILDING HEIGHT: The vertical distance measured from the bottom of the floor joists or floor slab of the first story to the highest point of the roof or parapet whichever is higher for flat roofs; to the deck line of mansard roofs; and to the average height between eaves and ridge for gable, hip, and gambrel roofs. (See "Story")

BUILDING PRINCIPAL: A building or, where the context so indicates, a group of buildings in which is conducted the main or principal use of the lot on which said building is situated. (See "Building, Accessory," and "Use, Principal")

CONTROL BUMPER: A continuous concrete curb constructed upon a suitable base, having a minimum width of four (4) inches and a minimum height of six (6) inches above grade.

DWELLING UNIT: One or more rooms and a single kitchen designed as a unit for occupancy by only one family for cooking, living, and sleeping purposes. (See "Family")

DWELLING, ONE FAMILY: A detached building containing one (1) dwelling unit. (See "Dwelling Unit")

DWELLING, TWO FAMILY: A building containing two (2) dwelling units. (See "Dwelling Unit")

DWELLING, MULTIPLE FAMILY: A building containing three (3) or more dwelling units. (See "Dwelling Unit")

ESSENTIAL SERVICES: The phrase "essential services" means the erection, construction, alteration, or maintenance by public utilities or municipal departments or commissions of underground, surface, or overhead gas, electrical, steam, or water transmission or distribution systems, collection, communication, supply or disposal systems, including mains, drains, sewers, pipe conduits, wires, fire alarm boxes, police call boxes, fire signals, hydrants, towers, poles, gas regulator stations, and other similar equipment, and accessories connected therewith, reasonably necessary for the furnishing of adequate service by such public utilities or municipal departments or commissions for the public health, safety or general welfare, but not including business buildings or activities.

EXTENSION OR ADDITION: The increases of floor area or other unit of measurement, whether by enlargement of any story, or erection of additional stories thereon, or the providing of additional seating capacity for public assembly. (See "Seats")

FAMILY: An individual or two (2) or more persons related by blood or marriage, or a group of not more than five (5) persons who need not be related by blood or marriage, living together as a single householdkeeping unit in a dwelling unit. (See "Dwelling Unit")

FILLING STATION: Buildings or premises arranged or designated for the retail sale of oil, gasoline or other fuel for the propulsion or lubrication of motor vehicles and which may include facilities for changing of tires, tube repairing, polishing, greasing, washing, or servicing such motor vehicles; but excluding so-called high speed automotive washing, steaming cleaning, body repairing, bumping or painting.

FLOOR AREA, USABLE, NON-RESIDENTIAL: The measurement of usable floor area for non-residential uses shall be to the exterior face of exterior walls of the first story and any other story connected by a fixed stairway or elevator, which may be made fit for human use; the measurement shall include the floor area of all accessory buildings measured similarly, but exclude the floor area required for heating and other mechanical equipment, unenclosed porches, light shafts, public corridors, and public toilets. (See "Story" and "Building, Accessory")

FLOOR AREA, USABLE, RESIDENTIAL: The measurement of usable floor area for residential uses shall be the sum of the area of the first story measured to the exterior face of exterior wall; plus, similarly measured, the area, having more than seven (7) feet six (6) inches headroom, of any upper story that is con-

nected by a fixed stairway and which may be made usable for human habitation, but excluding the floor area of basements, garages, accessory buildings, attics, breezeways, and unenclosed porches. (See "Story" and "Building Accessory")

FLOOR AREA, TOTAL: The total floor area of business or industrial buildings or the portion of residential or non-residential buildings used or intended to be used for service to the public as customers, patrons, clients, or patients, including area occupied by offices and fixtures and equipment. In residential, non-residential or commercial buildings it shall not include floors or portions thereof that are converted to commercial use if such converted floor area is less than five-hundred (500) square feet.

GARAGE, COMMUNITY: An accessory building for the storage of non-commercial vehicles and having no services or commodities offered to the public in connection therewith. (See "Garage, Private" and "Garage, Public")

GARAGE, PRIVATE: An accessory building having not more than seven hundred twenty (720) square feet in area to be used for the storage of non-commercial motor vehicles, provided, that not more than one (1) commercial vehicle of less than three-quarter (¾) tons capacity may be stored in said private garage and there shall be no services or commodities offered to the public in connection therewith. (See "Building, Accessory")

GARAGE, PUBLIC: Any garage operated for gain, and used for the storage, repair, rental, greasing, washing, sales, servicing, adjusting, or equipping of automobiles or other motor vehicles. (See "Garage, Private," and "Garage, Community")

HOME OCCUPATION: An occupation having traditional acceptance as being one customarily carried on in the home; provided such occupation is an avocation not carried on for profit and further provided that such occupation is incidental to the residential use to the extent that not more than twenty-five (25) per cent of the usable floor area of the first story be occupied by such occupations, that no article or service is sold or offered for sale on the premises, and that such occupation shall not require internal or external alterations or construction features or equipment or machinery not customary in residential areas. In case a question arises as to the degree of traditional custom, the Board of Zoning Appeals shall rule. (See "Floor Area, Usable, Residential")

HOTEL: A building containing apartments, each composed of bedroom, bathroom and closet space but without cooking facilities. The apartment units, with the exception of the units occupied by the management staff, being used only for the accommodations of transients and no cooking being permitted therein. (See "Motel")

LOT: A lot of record or parcel of land including, in addition to the land required to meet the regulations of this Ordinance, all of the land area shown in a request for a Certificate of Occupancy and Use or Zoning Ordinance Compliance Permit, occupied or intended to be occupied by a principal and accessory building or use. (See "Lot of Record")

LOT, CORNER: A lot where the corner interior angle at the intersection of two (2) streets is less than one hundred thirty-five (135) degrees, but including one building upon a curved street or streets shall be considered a corner lot for the purpose of this Ordinance, if tangents to the curve at the two points where the lot lines meet the curve form an interior angle of less than one hundred thirty-five (135) degrees. (See "Street" and "Lot")

LOT, INTERIOR: Any lot other than a corner lot. (See "Lot")

LOT LINE: The lines bounding a lot as defined herein (See "Lot")

LOT LINE, FRONT: In the case of an interior lot, the line separating said lot from the street. In the case of a corner or double frontage lot, the line separating said lot from the street which is designated as front street, in the request for a Certificate of Occupancy and Use or Zoning Ordinance Compliance Permit. (See "Lot, Corner" and "Lot")

LOT LINE, REAR: The lot boundary opposite and most distant from the lot line. In the case of a pointed or irregular lot, it shall be an imaginary line parallel to and farthest from the front lot line, not less than ten (10) feet long and wholly within the lot. (See "Lot")

LOT LINE, SIDE: A side lot line is any boundary line not a front lot line or a rear lot line. (See "Lot Line, Front" and "Lot Line, Rear")

LOT OF RECORD: A parcel of land delineated on a plat recorded with the Oakland County Register of Deeds. (See "Lot")

LOT WIDTH: The length of a straight line drawn between the points where the front setback cuts the side lot lines. (See "Setback")

MOTEL: A series of attached, semi-attached, or detached apartments, each composed of bedroom, bathroom and closet space, but without cooking facilities, with each apartment having entrance leading directly from the outside of the building. The apartment units with the exception of the unit occupied by the management staff being used only for the accommodations of transients and no cooking being permitted therein. (See "Hotel")

NON-CONFORMING BUILDING OR USE: A building or use that does not conform with the regulations of this Ordinance or amendments for the Zone District in which it is located.

NURSERY SCHOOL: Any private or public building, institution or other place operated for profit in which children of different parentage under the age of fourteen (14) years are received for periods of not less than two (2), nor more than fifteen (15) hours per day, for nursing or care apart from their parents or guardians. It shall not include any hospital or infirmary, where such children are received solely for the treatment of disease or other illness, and which are under the direct supervision and management of a licensed physician; nor shall it include any public or private schools operated under the supervision of the Superintendent of Public Instruction, or parochial schools.

OFF-STREET LOADING SPACE: The on-the-premises space for the standing, loading and unloading of self propelled vehicles to avoid undue interference with the public use of streets and alleys. Such space shall not be less than ten (10) feet in width, twenty-five (25) feet in length and fourteen (14) feet high.

OFF-STREET PARKING SPACE: A space of one-hundred and eighty (180) square feet of appropriate dimensions for the parking of an automobile, exclusive of access drives aisles thereto.

OPEN SPACE: The area which is open, unoccupied, and unobstructed by any building roof from the ground to the sky, except as otherwise provided in this Ordinance, having as one dimension the required setback and other dimensions as indicated by the definitions of front, rear, and side open space. (See "Setback" and "Building")

OPEN SPACE, FRONT: The open space extending the full width of the lot and of a depth equal to the required setback measured horizontally at right angles to the front lot line. (See "Lot" and "Open Space")

OPEN SPACE, REAR: The open space extending the full width of the lot and of a depth equal to the required setback measured horizontally at right angles to the rear lot line. (See "Lot" and "Open Space")

OPEN SPACE, SIDE: The open space extending from the front open space to the rear open space and of a width equal to the required side setback measured horizontally at right angles to the side lot line. (See "Lot" and "Open Space")

PARKING AREA, TOTAL: The actual parking area and the area of the access drives thereto.

SEATS: The seating capacity of a particular building as determined by the specifications and plans filed with the Building Department. If no specifications and plans are provided, each eighteen (18) inches of benches or similar seating accommodations spaced thirty-two (32) inches from back to back shall be considered as one (1) seat.

SCHOOLS: An institution, either public or private, offering instruction in primary, secondary or collegiate courses of study.

SCREENING: A masonry wall, uniformly painted or stained wood fence, or vegetable hedge of sufficient height and density to prevent passage of persons, lights from vehicles and the scattering of debris or refuse on abutting residential property.

SETBACK: That distance set forth on the SCHEDULE OF REGULATIONS, between any lot line and a line parallel thereto on the same lot except as otherwise provided herein. (See "Lot Line" and "Building")

STORY: That portion of a building included between the upper surface of any floor and the upper surface of any floor above; or any portion of a building between the topmost floor and the roof having a usable floor area equal to at least fifty (50) per cent of the usable floor area of the floor immediately below it. A top floor area under a sloping roof with less than fifty (50) per cent of the usable floor area is a half story. The first story shall be considered the lowest story of which the ceiling is more than four (4) feet above the average contact ground level at the exterior walls of the building. (See "Building Height")

STREET: A dedicated and accepted public thoroughfare, or a permanent unobstructed, private easement of access having a width of more than twenty-five (25) feet; which affords the principal means of vehicular access to abutting property. (See "Alley")

USE, ACCESSORY: A subordinate use which is customarily incidental to the principal use of the same lot. In case a question arises as to the degree of incidentalness or length of custom, the Board of Zoning Appeals shall rule. (See "Use, Principal")

USE, PRINCIPAL: The primary and chief purpose for which a lot is used. (See "Use, Accessory," "Building, Principal," "Building, Accessory" and "Lot")

Ordained by the Commission of the City of Birmingham this 29th day of October, 1962, to be effective upon publication.

WILLIAM H. BURGUM
Mayor Pro Tem

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