

MINUTES

CHARTER TOWNSHIP OF BRIGHTON
ZONING BOARD OF APPEALS
4363 BUNO ROAD
BRIGHTON, MI 48114

OCTOBER 26, 2016
REGULAR MEETING
7:00 P.M.
(810) 229.0562

Chairperson F. Grapentien called the meeting to order at 7:00 P.M. The Pledge of Allegiance was said.

Present: F. Grapentien, J. Dorset, D. Hawk, J. Cogley, J. Gibbons, J. McKeon, J. Stinedurf

F. Grapentien introduced the new PC liaison to the ZBA, J. Stinedurf.

CALL TO THE PUBLIC

None.

AGENDA

J. Cogley moved and J. Dorset seconded to approve the agenda as presented.

Motion carried.

MINUTES

J. Dorset moved and J. Gibbons seconded to approve the August 24, 2016 regular meeting minutes as presented. (F. Grapentien explained that the Kroger's issue that was tabled at the August meeting was resolved so the applicant wouldn't be coming back before the ZBA).

Motion carried.

Abstained: J. Stinedurf

ZBA APPLICATION # 16/12; LOCATION: 3576 ROSEANN DRIVE; TAX ID # 12-21-400-026; OWNER: JADE WOMACK; APPLICANT: GREGORY DEAN; ZONING: R-2 (RESIDENTIAL SINGLE FAMILY)

Applicant representative G. Dean explained that in order to construct a pool for the homeowner the pool needs to be partially located in the south side yard due to the location of the septic field, wetlands, topography, and utilities for the site. He explained that the pool will be located a distance from neighbors, that the site is large, and with existing trees and wetlands and additional landscaping that is planned, it will be buffered from the neighbors. K. Mathews reviewed her report dated September 30, 2016.

PUBLIC HEARING

The public hearing opened at 7:15 P.M.

No comments.

The public hearing closed at 7:15 P.M.

J. Cogley moved and J. Gibbons seconded to approve a variance from Zoning Ordinance Article 13, Sec. 13-13, Swimming Pools, for ZBA Application # 16/12; Location: 3576 Rose Ann Drive; Tax ID # 12-21-400-026; Owner: Jade Womack; Applicant: Gregory Dean, to allow a swimming pool to be partially located in the south side yard due to the uniqueness of the lot being as is it almost seventeen (17) acres, that there are no nearby neighbors, due to the natural topography and wetlands on the site, that there is no visual intrusion for neighbors, they are adding landscaping to the south side to further screen the pool from neighbors, and no additional government regulations are needed.

Motion carried.

REPORTS AND CORRESPONDENCE

D. Hawk - Township Board update.

J. Stinedurf - Planning Commission update.

F. Grapentien - Thanked Deb Hawk for her years serving on the Township Board and the ZBA and said that she would be missed.

CALL TO THE PUBLIC

None.

J. Dorset moved and J. Cogley seconded **to adjourn.**

Motion carried.

The meeting adjourned at 7:30 p.m.

Respectfully submitted,

Frank Grapentien, Chairperson

John Gibbons, Secretary

Kelly Mathews, Recording Secretary

Ann M. Bollin, CMC, CMMC, Clerk