

# REGULAR MEETING

## AGENDA

### DANBURY TOWNSHIP BOARD OF ZONING APPEALS

Wednesday, February 17, 2016

6:30 p.m.

#### MEMBERS

Carol Robertson - Chair

John William Smith - Secretary

Loretta Grentzer - Member

Brad Bauer - Member

Sherry Roberts - Member

Joseph Fetzer - Alternate

Vacant Seat - Alternate

#### STAFF

Kathryn A Dale, AICP, Zoning Inspector

Cheryl Harmsen, Recording Secretary

**MEETING PROCEDURE:** The Board of Zoning Appeals is a quasi-judicial Board. Our primary function is to hear testimony and issue decisions. Unlike other Township boards and commissions, we only hear relevant, sworn testimony from the Appellant, his/her duly appointed agent or attorney, and any other person with standing to testify in a particular matter. The Appellant has the right to cross-examine any testimony given. Our hearings are open to public attendance, but public comment, opinion and discussion are not considered testimony and will not be heard.

Please wait until you are recognized by the Chair, proceed to the podium, and state your name and address so that your comments may be properly recorded. Applicants are to limit their testimony to fifteen (15) minutes, including any information presented by his/her duly appointed agent or attorney. Other persons with standing to testify are to limit their remarks to three (3) minutes or less. These limitations may be extended if the Board requests or approves further testimony.

**I. Call to Order.**

**II. Pledge of Allegiance.**

**III. Roll Call.**

**IV. Swearing-in of Members.**

- a. Sherry Roberts as Regular Member
- b. Joseph Fetzer as Alternate Member

**V. Election of Officers for 2016.**

**VI. Adjudication Hearings.**

- a. **BZA-2016-002 8098 Rollie.** Request for Area Variance from Section 3.5.7 to allow a storage shed addition onto the existing house to encroach into the west, 5' required side-yard setback (10' proposed). **Peter & Linda Neura, Appellant/Owner.**
- b. **BZA-2016-007 518 Erie Beach.** Request for Area Variance from Section 5.8.1.B to allow a 12' x 25' inground pool in the side yard (3 sided front with no rear yard) to be 5' from the northern side property line (10' required). **Tom & Cathy Dearth, Appellant/Owner.**
- c. **BZA-2016-009 2109 Tecumseh.** Request for Area Variance from Section 3.5.7 to allow for the construction of a new home to encroach into the north, 20' required front-yard setback (11' proposed). **Don & Judy Kiser, Appellant/Owner.**
- d. **BZA-2016-010 5831 E. Harbor.** Request for a Conditional Use to allow for a 26 unit Condominium Development in accordance with Section 3.1.10.C.iii and Section 4.3. **Larry & Linda Beerman, Owner in Contract w/ Rospert Enterprises, Inc. William & Bree Brown, Agents.**
- e. **BZA-2016-011 5401 Maritime Shoreway.** Request for a Conditional Use to allow for a 32 unit Condominium Development in accordance with Section 3.1.10.C.iii and Section 4.3. **West Harbor Marina, LLC (William Brown), Owner, Bree Brown, Agent.**

- VII. Approval of December 16, 2015 Board of Zoning Appeals Meeting Minutes.**
- VIII. Signing of Decision Sheets.**  
None.
- IX. Old Business.**
- X. New Business.**
- XI. Other Business.**
  - a. Training Tuesday, April 12, 2016 at 6:30p.m.
- XII. Reports & Communications from Members & Staff.**
- XIII. Adjournment.**