GROVELAND TOWNSHIP BOARD OF ZONING APPEALS

NOVEMBER 12, 2014

The regular meeting of the Groveland Township Board of Zoning appeals was called to order by Chairperson Sevigny at 7:00 p.m. Members present were Branca, Cason, and Thompson. Coxon was not present. See attached sheet for others in attendance.

MINUTES: A motion was made by Thompson seconded by Sevigny to approve the minutes of the September 9, 2014 meeting as submitted. All YES — MOTION CARRIED.

APPROVAL OF AGENDA: Moved by Thompson seconded by Jenny to approve agenda. All YES—MOTION CARRIED.

COMMUNICATIONS AND NOTICES

PACKET INFORMATION ON ORDINANCES

NEW BUSINESS:

BZA 2014-003 J1H CONSTRUCTION LLC, ANDREW SESTER, SEC. 09. G 02-24-251-009, 715 W. GLASS RD., ORTONVILLE. VARIANCE REQUEST TO ERECT ASSECORY BUILDING IN FRONT YARD (54-802).

Chairman Sevigny thanked Mr. Sester for submitting application to the Board.

Sevigny wanted to know if everyone had a chance to look at the property. Cason visited the site and found the property had wetlands. The board wanted to make sure the property was not going to be used for commercial use, if it was what kind.

Mr. Sester stated that the area had a lot of wetlands around the area. The house is set to the back of the property that is why the pole barn could not go behind. The well and septic were also in the way. The only site that would work has in the front on the side.

Mr. Sester said that the pole barn was going to be use to put personal vehicles, boats and toys in, so they were not outside. Not for commercial items or a business. No employee traffic.
Pole barn size is 30 x 60, 1800 square feet. Can have 1820 for the building area, setback 10 ft. It was noted that a correction was made on the zoning. Mr. Sester was told it was a REF, however it was a R1 zoning on the property.

Laura confirmed the zoning was a R1 and not REF as taxpayer was told. Patti confirmed the size of the building a setbacks for the R1 zoning.

Mr. Sester stated that he wants to make the pole barn look like the house. Matching gables and siding, darker color on both house and pole barn. The front will have landscaping in front to cover barn.

After discussion, a motion was made by Thompson, seconded by Cason to approve BZA 2014-003 J1H CONSTRUCTION LLC, ANDREW SESTER, SEC. 09. G 02-24-251-009, 715 W. GLASS RD., ORTONVILLE. VARIANCE REQUEST TO ERECT ASSECORY BUILDING IN FRONT YARD (54-802). No more than 30 x 60, siding to match house and screen landing used.

ROLL CALL VOTE: THOMPSON-YES, BRANCA-YES, SEVIGNY-YES, CASON-YES, MOTION CARRIED.

PUBLIC COMMENT: None

ADMISTRATOR OR STAFF REPORTS: None

REMARKS BY BZA MEMBERS: None

Cason moved to adjourn, seconded by Branca. ALL YES. Meeting adjourned at 7:25 p.m.

LAURA L PATTERSON-LAWRENCE
RECORDING SECRETARY