

**SHIAWASSEE COUNTY ZONING BOARD OF APPEALS – PUBLIC HEARING
WEDNESDAY, MAY 14TH, 2014 – 7:00 P.M.
201 N. SHIAWASSEE ST, 1ST FLOOR/SURBECK BUILDING, CORUNNA, MI
(front door entrance/handicap accessible via rear entrance)**

1. Call to Order/Roll Call:

Henry W. Martin III/Chairman Fred Junger Glenn Love Jr.
Ann Gamboe Hall/Vice Chairman N. Brad Hissong Julie Hales-Smith

1a. Excused Absences: N. Bradley Hissong (April 9, 2014)

2. Confirmation of Legal Notice: Sunday, April 27, 2014

3. Approval of Agenda:

4. Approval of Board Minutes: April 9, 2014

5. Public Comments on Non-Agenda Items:

6. Commissioner's Comments:

7. Old Business:

7a. Dimensional Variance #PZBA14-003

Applicant/Owner – James Hebert, 16646 Eunice Street, East Lansing, MI 48823
Site Location – Laingsburg Road (west side; south of Winegar/north of Britton Roads)
Tax Id. 78-013-08-400-002-02, Section 8, Woodhull Township
Request – Parcel exceeding the maximum lot size and lot width to depth ratios for a future single-family build site within the A-2 Zoning District; Proposed parcel size – 200'x880'/longest side; 7.811 acres m/l
Ordinance – Section 2.7.2.A. – Maximum lot size created after June 1999 – 2.5 acres and Section 5.2.7 – Lot Frontage/Depth Ratio: Parcels under 20 acres; 4 to 1 ratio

7b. Approval of By-Laws for 2014

7c. Dimensional Variance #PZBA14-001

Applicant/Owners – Charles and Pamela Movalson, 2110 W. Beard Rd., Perry
Site Location – 2107 Ellsworth Rd., Perry
Tax Id. – 78-014-22-400-002, Section 22, Perry Township
Request – Create a parcel that would exceed the maximum lot size within the A-2 Zoning District. **Proposed:** 18.335 vacant acres m/l.
Ordinance – Section 2.7.2.A. – Maximum lot size created after June 1999 – 2.5 acres
Postponed from April 9, 2014

8. New Business:

8a. Multi-Dimensional Variance #PZBA14-004

Applicant/Owners – Thomas and Therese Grant, 775 Riverbend Drive, Owosso
Site Location – 775 Riverbend Drive, Owosso
Tax Id. 78-002-46-000-020 (Lot 20 Riverbend Subdivision); Rush Township
Request: 1) Install in-ground pool within the front yard setback requirements, and;
2) Install a privacy fence exceeding the height requirements within a front yard
Ordinance – Section 5.3.1.E.1. – Swimming pools (Section 5.3.1.B.) and; Section 8.14.D – Fences located within a front yard shall not exceed four (4) feet and shall have at least 75% open area. Front yard setback – 40 feet from right-of-way

8b. Dimensional Variance #PZBA14-005

Applicant/Owner – Jeaneen L. Jacobs, 1980 W. Bennington Road, Owosso

Site Location – 1980 W. Bennington Road, Owosso

Tax Id. 78-010-02-300-001, Section 2, Bennington Township

Request: Reinstate an expired Dimensional Variance from 2005 to create a parcel size exceeding the maximum lot size

Proposed: 292' width by 1080' depth; 7.2 acres m/l with an existing home

Ordinance – Section 2.7.2.A. – 2.50 acres

8c. Dimensional Variance #PZBA14-006

Applicant/Owner -- Allen Almond, 11281 S. New Lothrop Road, Durand

Site Location – 11281 S. New Lothrop Road, Durand

Tax Id. 78-016-40-003-000, Lot 3, Dyer Terraces, Section 14, Burns Township

Request: Construct an accessory building that would exceed the maximum square footage within the R-1B zoning district

Proposed: 32'x40' x _____

Ordinance – Section 5.3.1.B. – 800 square feet

9. **Interpretations of the Zoning Ordinance:** (if needed)

10. **Zoning Administrator Report:**

11. **Board Member Comments:**

12. **Public Comment:**

13. **Adjournment:**

