

**SHIAWASSEE COUNTY ZONING BOARD OF APPEALS  
PUBLIC HEARING**

201 N. SHIAWASSEE STREET, CORUNNA, MI (1<sup>st</sup> Floor, Surbeck Building)  
Building Handicap Accessible by Rear Entrance  
**WEDNESDAY, SEPTEMBER 20, 2023 @ 7:00 P.M.**

**AGENDA:**

1. **Call to Order**

2. **Pledge of Allegiance**

3. **Roll Call:**    Ted Nanko     Justin Jones     Walt Saxton     Mary Nordbeck  
 Vacant    **Alternates:**     Christina Ardelean

a. **Excused Absences:**

4. **Confirmation of Legal Notice:** *North and South Zones of the Independent Newspaper's Sunday, September 3, 2023 edition.*

5. **Approval of the Agenda:**

6. **Approval of Board Minutes:** *August 16, 2023*

7. **Public Comment on Non-Agenda Items:**

8. **Commissioner's Comments:**

9. **Old Business:**

a. **Application Request #PZBA22-004 Extension**

**Applicant** – Matt Hanifan

**Owners** – Richard & Jill & Matthew Hanifan

**Site Location** – 13475 Vernon Rd., Byron, MI 48418; Tax ID# 016-29-100-005; Section 29, Burns Township.

**Request** – To allow the creation of a parcel that exceeds the maximum lot size requirements of 2.5-acres. The property owner is requesting an extension of the approved variance.

**Ordinance Reference** – Section 2.7.2.A and Article 3, Schedule of Regulations

10. **New Business:**

a. **Application Request #PZBA23-010**

**Applicant** – Jason Jones

**Owners** – Jason C. Jones & Lisa L. Streng

**Site Location** – 8400 Braden RD., Haslett, MI 48840; Tax ID# 013-27-400-008; Section 27, Woodhull Township.

**Request** – To allow the creation of a parcel that exceeds the maximum lot size requirements of 2.5-acres.

**Ordinance Reference** – Section 2.7.2.A and Article 3, Schedule of Regulations

**Note:** The applicant wishes to divide approximately 4.28-acres from an approximate 24.20-acre parent parcel.

**b. Application Request #PZBA23-011**

**Applicant** – Jacob Kelly

**Owners** – Krystal M. Kelly

**Site Location** – 4005 Chipman Rd., Owosso, MI 48867; Tax ID# 002-26-400-002; Section 26, Rush Township.

**Request** – To allow the construction of a residential accessory structure that encroaches into the minimum side and rear yard setbacks by approximately 9’.

**Ordinance Reference** – Section 5.3.1, Accessory Buildings and Structures

**Note:** The applicant is seeking to construct an unattached accessory structure that will be approximately 1’ from the west lot line and 1’ from the north lot line.

**c. Application Request #PZBA23-012**

**Applicant** – Perry Township

**Owners** – Davis and Sons LLC

**Site Location** – 10165 Beardslee RD., Perry, MI 48872; Tax ID# 014-07-100-003-08; Section 7, Perry Township.

**Request** – Appeal of an administrative decision determining use of property for sand and gravel extraction as legally non-conforming.

**Ordinance Reference** – Section 18.3

11. **Interpretations of the Zoning Ordinance:**

12. **Zoning Administrator Report:**

13. **Board Member Comments:**

14. **Public Comment:**

15. **Adjournment:**

**Note:** Next scheduled meeting date is October 18, 2023