

**GENOA CHARTER TOWNSHIP
ZONING BOARD OF APPEALS
OCTOBER 21, 2008
6:30 p.m.**

MINUTES

Chairman Mike Howell called the regular meeting of the Zoning Board of Appeals to order at 6:32 p.m. at the Genoa Charter Township Hall. The Pledge of Allegiance was then said. The following Board members were present constituting a quorum for transaction of business: Mike Howell, Steve Wildman, Kevin Brady, Joe Perri, and Barbara Figurski. Also present was Township staff member Adam VanTassell and approximately 8 persons in the audience.

Chairman Howell and the Board members introduced themselves to the public.

Moved by Figurski, supported by Wildman to approve the agenda as presented. **Motion carried unanimously.**

A call to the public was made for non-agenda items with no response.

08-19...A request by Brad Peterson, Section 21, 4977 Oak Bluff Court, for a rear yard variance to construct a sunroom addition.

A call to the public was made with the following response: Marty Smith- I am Mr. Peterson's adjacent neighbor to the east and I have no objections.

Moved by Perri, supported by Brady to approve case #08-19, 4977 Oak Bluff Ct., for a 16' rear yard variance with a 34' setback from the rear to construct a 15 x 16 3-season sunroom. The sunroom is to be guttered. The finding of fact is the narrowness of the lot and the granting of the variance will not impair an adequate supply of light and air to adjacent property or unreasonably increase the congestion in public streets, or increase the danger of fire or endanger the public safety, comfort, morals or welfare of the inhabitants of the Township of Genoa. The variance will not interfere with or discourage the appropriate development, continued use, or value of adjacent properties and the surrounding neighborhood. **Motion carried Motion carried unanimously.**

08-20...A request by Joe Fader, Section 14, 6812 Rink Drive, for a side yard variance to construct a sunroom addition.

A call to the public was made with no response.

Moved by Brady, supported by Wildman, to approve case #08-20, 6812 Rink Drive, to construct a 3-season sunroom with a 1.8' variance and an 8.2' setback. The sunroom is to be guttered. The finding of fact is the narrowness of the lot and staying with the

boundaries of the existing structure. Also, the granting of the variance will not impair an adequate supply of light and air to adjacent property or unreasonably increase the congestion in public streets, or increase the danger of fire or endanger the public safety, comfort, morals or welfare of the inhabitants of the Township of Genoa. The variance will not interfere with or discourage the appropriate development, continued use, or value of adjacent properties and the surrounding neighborhood. **Motion carried unanimously.**

Moved by Figurski, supported by Wildman, to approved the September 16th, 2008 Zoning Board of Appeals meeting minutes. **Motion carried unanimously.**

Meeting adjourned at 6:39 p.m.

Respectfully Submitted by:

Amy Ruthig