

6-15-10 Approved minutes

**GENOA CHARTER TOWNSHIP
ZONING BOARD OF APPEALS
June 15th, 2010
6:30 P.M.
MINUTES**

Chairman Howell called the regular meeting of the Zoning Board of Appeals to order at 6:30 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, Barbara Figurski, and Joe Perri. Also present was Township staff member Adam VanTassell and approximately 6 persons in the audience.

The members introduced themselves to the public.

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

A call to the public was made with no response.

Call to the Public: *(Please Note: The Board will not begin any new business after 10:00 p.m.)*

10-08...A request by Donna Sawyer, Section 9, 1267 Boulevard, for a side and rear yard variance to construct a detached accessory structure.

A call to the public was made with no response.

Moved by Wildman, supported by Perri, to approve case #10-08, 1267 Boulevard, for a side yard variance of 7 feet with a 3-foot setback and a rear yard variance of 7 feet with a 3-foot setback. The structure is to be guttered. The finding of fact is variance was previously approved in 2002. **Motion carried unanimously.**

10-09...A request by Allen and Alice Geroux, Section 1, 7588 Price Drive, for a front yard variance to construct an addition.

A call to the public was made with no response.

Moved by Perri, supported by Wildman, to grant case #10-09, 7588 Price Drive, a front yard variance of 24 feet with a setback of 26 feet to construct a 24 x 25 structure. The structure is to be guttered. The finding of fact is the configuration of the lot and the variance does not increase the non-conformity of the structure. **Motion carried unanimously.**

10-10...A request by Joseph Zbell, Section 22, 3910 Highcrest, for a variance to construct a deck 24 feet past the rear building of the house on a waterfront lot.

A call to the public was made with no response.

Moved by Perri, supported by Figurski, to approve case #10-10, 3910 Highcrest, for a 9-foot variance with a 24-foot deck exceeding the rear of the house on a waterfront lot. The finding of fact is the typography of the parcel and substantial justice to the applicant as well as to other properties in the district and is necessary for the preservation and enjoyment of a substantial property right similar to that possessed by other properties in the same zoning district and vicinity of the subject parcel. **Motion carried unanimously.**

Moved by Figurski, supported by Wildman, to approve the May 18, 2010 Zoning Board of Appeals minutes. **Motion carried unanimously.**

Meeting adjourned at 6:39 p.m.