

**CHARTER TOWNSHIP OF EAST CHINA
SPECIAL MEETING
ZONING BOARD OF APPEALS**

AUGUST 13, 2007

CALL TO ORDER – Chairperson Tkachik called the meeting to order at 7:30 p.m., with Trustee Knotts, Member Carey, and Member Peters. Member Morse excused.

Eight in the audience.

APPROVE MINUTES - Tkachik, supported by Carey, moved to approve the Minutes of May 29, 2007. Carried.

APPEAL CASE 424-07

Diane Jovanovich – 5101 Bryson Lane

COMMENTS FROM THE PETITIONER – Diane Jovanovich, 5101 Bryson Lane, has requested a variance for a partially enclosed gazebo. Petitioner requests to document that they have never heard from the Assessor.

COMMENTS FROM INTERESTED PARTIES - Ann Kierst, 5109 Bryson Lane, stated that she had no objections to the gazebo. Tom Collins, 5100 Bryson Lane, stated that the building is an enclosed structure not a gazebo. William Goodwin, 5104 Bryson Lane, stated that this is the fourth outbuilding on that property.

CLOSE THE PUBLIC HEARING – Tkachik, supported by Carey, moved to close the public hearing at 7:50 p.m. Carried.

CONSIDERATION AND ACTION – Peters, supported by Knotts, moved to grant a variance for the partially enclosed gazebo, on the condition that one accessory building be removed within 30-days, with building inspector approval. Should either the hot tub or the surrounding building be removed, the exception is terminated. Carried.

APPEAL CASE 425-07

Nancy Wade – 4311 River Road

COMMENTS FROM THE PETITIONER – Michael Smith, from Preferred Building Company who represented Nancy Wade was present and explained that they have applied for a variance for an addition of an enclosed porch to enclose a hot tub. The addition is located 8-feet and 4-inches from the south property line. The property is located in an R-2 Zoning District and the required side yard setback is 10-feet.

COMMENTS FROM INTERESTED PARTIES – Received a letter dated August 9, 2007, from Tim Sproul, 4317 S. River Road, stating his objection to allow a variance for this request.

CLOSE THE PUBLIC HEARING – Tkachik, supported by Carey, moved to close the public hearing at 8:07 p.m. Carried.

CONSIDERATION AND ACTION – Peters, supported by Knotts, moved to deny a variance for the encroaching porch addition into the setback on the south side of the property, due to no identified hardship, excessive land is available to place a hot tub, objection of the neighbor, and construction done without a building permit. Carried.

ADJOURN – Tkachik, supported by Carey, moved to adjourn at 9:00 p.m. Carried.

A. Samuel Carey, Secretary