



DEXTER TOWNSHIP

ZONING BOARD OF APPEALS

6880 DEXTER-PINCKNEY ROAD
DEXTER, MI 48130

TELEPHONE: 734-426-3767
FAX: 734-426-3833

WWW.DEXTERTOWNSHIP.ORG

BROOK SMITH
CHAIRPERSON
BETH FILIP
VICE CHAIRPERSON
JAY HOLLAND
SECRETARY
JAMES DROLETT
MARTY STRAUB
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DON DARNELL (ALT)

JANIS MILLER
RECORDING SECRETARY

AGENDA

July 2, 2019

6:00 pm

I. Call to Order and Pledge of Allegiance

II. Approval of Agenda

III. Approval of Minutes

IV. Public Comment- Non-Agenda Items

V. Action Items:

Item #1

1. Introduction of the case

a	Petition Number:	<u>(19-ZBA-857ABCD) Da Silva</u>
b	Applicant(s):	Barbara Da Silva
c	Project Description:	House addition
d	Petition Description:	<p>a) Increased lot coverage of twenty-eight (28) percent rather than the twenty-five (25) percent allowed; and</p> <p>b) Reduced waterbody setback of forty-four (44) feet rather than the fifty (50) feet required; and</p> <p>c) Reduced rear yard setback less than the required thirty (30) feet required pertaining to the westerly expansion of the proposed garage; and</p> <p>d) Reduced front yard setback less than the required twenty-five (25) feet required pertaining to the eastern property line along the existing easement.</p>
e	Property Location:	8433 Thurston. (D-04-03-300-006)

2. Conflict of Interest/Ex-parte Contact Review:

3. Staff Presentation and Questions from ZBA members:

4. Applicant presentation and Q&A with the Zoning Board of Appeals

5. OPEN PUBLIC HEARING ON AGENDA ITEM

a. Reading of letters into the record

b. Comments from public in attendance (SEE PUBLIC COMMENT/INPUT POLICY ON THE LAST PAGE)

6. CLOSE PUBLIC HEARING ON AGENDA ITEM

7. Zoning Board of Appeals deliberations and Standards of Review
8. Motions by the Zoning Board of Appeals

Item #2

1. Introduction of the case

a	Petition Number:	(19-ZBA-873AB) Meier
b	Applicant(s):	Dustin Meier
c	Project Description:	Construction of a new pole barn a) Reduced front-yard (street) setback of forty-five (45) feet rather than the eighty (80) feet required; and
d	Petition Description:	b) Reduced front-yard Placement to 93.5feet rather than the two hundred (200) feet required;
e	Property Location:	6041 Madden Rd. (D-04-17-400-015)

2. Conflict of Interest/Ex-parte Contact Review:
3. Staff Presentation and Questions from ZBA members:
4. Applicant presentation and Q&A with the Zoning Board of Appeals
5. OPEN PUBLIC HEARING ON AGENDA ITEM
 - a. Reading of letters into the record
 - b. Comments from public in attendance (SEE PUBLIC COMMENT/INPUT POLICY ON THE LAST PAGE)
6. CLOSE PUBLIC HEARING ON AGENDA ITEM
7. Zoning Board of Appeals deliberations and Standards of Review
8. Motions by the Zoning Board of Appeals

Item #3

1. Introduction of the case

a	Petition Number:	(19-ZBA-874AB) Stahl
b	Applicant(s):	Vincent & Lisa Stahl
c	Project Description:	Remodel house and add garage a) Increase maximum lot coverage to 29.8% rather than the 25% required; and
d	Petition Description:	b) Reduced side setback (North) of Seven (7) feet 10.5 inches rather than the 9.3 feet required.
e	Property Location:	9601 Lakeview Dr. (D-04-06-206-001)

2. Conflict of Interest/Ex-parte Contact Review:
3. Staff Presentation and Questions from ZBA members:
4. Applicant presentation and Q&A with the Zoning Board of Appeals
5. OPEN PUBLIC HEARING ON AGENDA ITEM
 - a. Reading of letters into the record

b. Comments from public in attendance (SEE PUBLIC COMMENT/INPUT POLICY ON THE LAST PAGE)

6. CLOSE PUBLIC HEARING ON AGENDA ITEM

7. Zoning Board of Appeals deliberations and Standards of Review

8. Motions by the Zoning Board of Appeals

VI. Public Comment-

VII. Concerns of Zoning Board of Appeals Members, Director of Planning & Zoning, and Recording Secretary

VIII. Adjournment

PUBLIC COMMENT/INPUT POLICY

1. Speakers shall address the Zoning Board of Appeals from the front table/lectern and begin by stating their name and address.
2. Speakers are encouraged to be as factual and brief as possible, and to restrict comments to the application and property under consideration.
3. Speakers shall address all comments and questions to the Chairperson.
4. Speakers may address the Zoning Board of Appeals more than once, but subsequent comments must bring new information, correct the record, or raise new questions.
5. If there are numerous people in the audience who would like to comment on an issue, and it is known that all share the same opinion, it is requested that a spokesperson be selected to speak for the entire group. If this arrangement cannot be made, it may be necessary for the Chairperson to restrict each speaker to a limited time in order that all may be heard.
6. Members of the Zoning Board of Appeals may question any speaker to gather information.
7. Off-topic comments and interruptions from members of the audience shall be ruled out of order.