

BAINBRIDGE TOWNSHIP
ZONING BOARD OF APPEALS
ORGANIZATIONAL MEETING
VARIANCE MEETING MINUTES
February 22, 2023

CALL TO ORDER:

Chairman, Ron Bjes, called the Zoning Board of Appeals meeting held at the Bainbridge Township Hall, 7315 Territorial Rd., Watervliet, MI, meeting to order at 7:00 p.m.

Present: R. Bjes, J. DeLapa, N. Weber, P. Zaluckyj, G. Zilke

Absent: None

PUBLIC COMMENT:

No public comment.

APPROVAL OF MINUTES:

- Motion by Bjes/DeLapa to approve minutes of January 18, 2023, as submitted.
- Voice Vote: Yes—all; No—none.

Motion carried.

REPORTS/CORRESPONDENCE:

None

UNFINISHED BUSINESS:

None

SUSPEND REGULAR MEETING:

- Motion by DeLapa/Zaluckyj to suspend Regular Meeting and open Public Hearing at 7:01 pm.
- All in favor.

Motion carried.

PUBLIC HEARING:

- Opened Public Hearing at 7:01 pm.
- Chairman summarized the reason for this hearing. Johnathon Layton requested a variance to have a storage building erected on his property to prevent vandalism and theft. There is no permanent home on the property so he cannot put any type of building on it according to our Zoning Code. Mr. Layton failed to get the proper permits.
- Mr. Layton gave his reasons for erecting a carport on this property. He knows he did not go through the proper channels and failed to contact our Building Administrator, Ross Rogien.
- Mr. Rogien presented the following points:
 - 1) Failure to contact him.
 - 2) No setbacks were mentioned.
 - 3) Mr. Layton must live on the property before any other structures can be put on the property.
 - 4) Mr. Layton failed to know and comply with the Zoning regulations.

BOARD MEMBER CONCERNS:

- Bjes – Illegal structure
- Zilke – Did not follow Ordinance
- Zaluckyj – Illegal structure
- DeLapa – Did not follow Ordinance
- Weber – Did not follow Ordinance

CLOSED PUBLIC HEARING:

- Motion by Zilke/Weber to close Public Hearing and open Regular meeting at 7:14 pm.
- All in favor. **Motion carried.**

FINDING OF FACTS:

- Attached.

MOTION ON APPEAL:

- Motion by Bjes/DeLapa to **deny** applicant because there is no permanent house on property.

MOTION ON APPROVAL OF FINDING OF FACTS:

- Motion by Bjes/DeLapa to **deny** variance.
- Roll call to **deny**:

Zaluckyj	Yes
Zilke	Yes
Bjes	Yes
DeLapa	Yes
Weber	Yes
- Carport is to be removed from property by May 15, 2023.

ADJOURNMENT:

- Motion by DeLapa/Bjes to adjourn at 7:50 p.m.
- All in favor. **Motion carried.**

Respectfully Submitted,

Nancy Weber, Secretary