

SOUTH BRANCH TOWNSHIP
ZONING BOARD OF APPEALS
Aug 05, 2019

The meeting was called to order at 7:00 pm by Chairman Jones.

The Pledge of Allegiance was recited.

Roll Call: Present; R Oakey, C Jones, R James, T Jansen, L King.

Also present: B Shunatona, Zoning Administrator; Gary & Pauline Marker, Applicants; guests Pam & Jim Tucker, neighbors.

Motion was made by R James, 2nd by L King, to approve the July 01, 2019 minutes as written. All Ayes. Motion passed.

Motion by L King, 2nd by R James, to approve the Agenda as written. All Ayes, Motion carried.

Motion by R Oakey, 2nd by R James, to adjourn the public meeting & go into the scheduled public hearing, ZBA2019-03. All Ayes. Motion passed.

Scheduled Public Hearing ZBA2019-03: Applicant Pauline Marker presented their reasons for the requested 37' front yard variance. The plan is to build a new detached accessory building in the front yard and place it such as to take advantage somewhat of a clearing on their very wooded property & have good access to the existing driveway. Property is only 165' in depth & wouldn't be possible to meet the SBZO requiring 50' in the rear & 100' in the front. Desired DAB is 30'x36' in size.

Correspondence Received: 1 email received from neighbors Pam & Jim Tucker, sent to the Zoning Administrator, stating no objection to the proposed plans. They also attended the hearing & verbally stated same.

Decision and Order Form: The Application and General Findings of Facts were reviewed before proceeding into the Findings of Fact. Moving the proposed DAB back was discussed but it was decided that with the 165' depth there would not be any advantage to do so. Matter dropped. Chairman Jones closed the public hearing.

Public meeting resumed:

R James made a motion to grant the variance as requested. 2nd by C Jones. Roll call vote was taken: R Oakey, Aye; L King, Aye; R James, Aye; T Jansen, Aye; C Jones, Aye. After receiving all Ayes, the motion carried.

Correspondence Received: None

Zoning Board of Appeals Members - None

Old Business: None

New Business: R Oakey made a motion to cancel the scheduled Sept 9th meeting unless something arises. L King 2nd. All Ayes. Motion passed.

Report of the Planning Commission: The Master Plan review has been completed. The need for a recreation plan was briefly discussed.

Public Comment: None

T Jansen made a motion to adjourn, 2nd by R James.

Meeting adjourned by C Jones, Chair.

Sincerely,

Rosemary Oakey, Secretary

Cris Jones, Chairman