

CITY OF BURTON
REGULAR ZONING BOARD OF APPEALS MEETING MINUTES
SEPTEMBER 17, 2009, 6:00 P.M., COUNCIL CHAMBERS
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Chairman Steve Welch called the Meeting to order at 6:00 p.m.

MEMBERS PRESENT: Scott, Hynes, Parker, Welch, Weatherford, Parker and Bennett.

MEMBERS ABSENT: Grantner and Haskins.

OTHERS PRESENT: T. Strasser, DPW Representative and M. Snow, Clerks office.

Mr. Parker moved and Scott seconded to approve the Regular ZBA Meeting minutes of August 20, 2009 at 6:00 p.m. Motion carried 7-0.

NEW APPLICATIONS:

1. ZBA #09-13

BY: Bill Young Jr.
4056 Woodrow
Burton, MI 48509

RE: Lot 103 and part of 104 of Greenlawn Sub.

FOR: To construct an addition at 6' from the side
property line, 10' required.
(4 votes required)

Bill Young Jr., 4056 Woodrow, had nothing to add.

AUDIENCE PARTICIPATION: None.

Mr. Strasser said the home has a 6ft. extension of non-conforming setback. He recommended approval.

BOARD DISCUSSION: None.

BOARD RECOMMENDATIONS AND/OR ACTION:

Mr. Parker moved and Weatherford seconded to approve ZBA #09-13. Motion carried 7-0.

2. ZBA #09-15

BY: Noah Rothenberg-Disability Made Easy
1729 E. 14 Mile Rd. Ste 210
Troy, MI 48083

RE: 6099 Davison Rd.

FOR: To construct a deck in the rear yard setback,
21' requested, 35' required.
(4 votes required)

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Noah Rothenberg, 1729 E. 14 Mile Rd., said Mr. Bell, who is confined to a wheelchair and walker would like to extend a deck off the rear of the condo so he can go outdoors. The condo is at a 35 ft. setback and needs a variance to build the deck.

AUDIENCE PARTICIPATION: None.

Mr. Strasser said the condos were built to where they could have a patio. The deck would have a ramp that would connect around the home to the front. He did not oppose the request.

BOARD DISCUSSION:

Mr. Parker was displeased the condo was built on the setback line instead of having room to spare to build a deck.

BOARD RECOMMENDATIONS AND/OR ACTION:

Weatherford moved and Hynes seconded to approve ZBA #09-15. Motion carried 7-0.

3. ZBA #09-16

BY: Shirley Eason
123 Perry Rd.
Grand Blanc, MI 48439

RE: 2064 Williamson Ave.

FOR: To construct a 6' privacy fence in the front yard of Williamson. (5 votes required)

Shirley Eason, 123 Perry, said the home has no back or side yard, no privacy and the neighbors have been verbally abusive to her tenant. She would like to erect a fence that goes past the house to shield her tenant from the neighbors. The home had been surveyed to place the fence correctly.

AUDIENCE PARTICIPATION:

Lori and Bill Kime, 2060 Williamson opposed the placement of the fence. Their survey and purchase agreement states the drive is shared. A 6 ft. fence cannot block their view of the road.

Shirley Eason said the drive is not shared.

Mr. Strasser asked Mrs. Eason if there are provisions for a shared drive. She said there was not. He said a fence could go to the front of the home. He suggested the case be postponed until the Attorney has reviewed the purchase agreement and come to a conclusion.

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BOARD DISCUSSION:

Mr. Welch suggested a 4 ft. ornamental fence, which needs no variance. Mr. Strasser said only to the front of the home, any further and a variance is needed.

BOARD RECOMMENDATIONS AND/OR ACTION:

Mr. Parker moved and Weatherford seconded to postpone the case and have the Department of Public Works contact Attorney Austin for an opinion on what is shared at the home.
Motion carried 7-0.

AUDIENCE PARTICIPATION: None.

BOARD DISCUSSION: None.

The next regularly scheduled meeting of the Zoning Board of Appeals will be held on **Thursday, October 15, 2009 at 6:00 p.m.**

Meeting adjourned at 6:28.

ms