

**TOWNSHIP OF CHIKAMING
ZONING BOARD OF APPEALS
NOTICE OF PUBLIC HEARING**

Notice is hereby given that the Chikaming Township Zoning Board of Appeals will conduct a public hearing on **Tuesday, November 15, 2011** in *the Chikaming Township Meeting Room, located in the Chikaming Township Center at 13535 Red Arrow Hwy., Harbert, Michigan 49115* to hear the following variance requests:

CASE 1018: at 1:00 p.m. Renee Formell & Patrick Sheahan, 13616 Cottonwood Lane, Harbert, MI Property Code No. 11-07-0009-0018-02-4. A variance is requested from Section 14.02 of Chikaming Township Zoning Ordinance No. 87, as amended, which requires a 30 ft. rear yard setback in an R-1 Single Family Residential District. If granted, the variance would allow construction of a 16 ft. X 51 ft. one story addition that would be attached to the existing garage and the residence and would have a rear yard setback of 10 ft.

CASE 1019: at 1:15 p.m. Sally Taylor, attorney for property owners, Rafal & Anna Kowal, 15196 Shrago, Lakeside, MI Property Code No. 11-07-5620-0030-00-4. A variance is requested from Section 4.06.D of Chikaming Township Zoning Ordinance No. 87, as amended, which allows a maximum lot coverage of 20% on a NCR1-A lot; Section 15.03.A which allows a maximum total square footage of 400 sq. ft. for accessory structures in an R-1 District; and Section 15.03 which requires a 10 ft. side and rear setback for an accessory structure. If granted, the variance would allow the existing 127 sq. ft. gazebo (erected without securing a building permit) to remain in its present location that is 2 ft. from the side property line and 3 ft. 8 inches from the rear property line. It would increase lot coverage from 2008 sq. ft. (27%) to 2135 sq. ft. (28%) and exceed the allowable accessory structure footprint by 122 sq. ft.

CASE 1014: at 1:30 p.m. Gregory Zrazik, 13660 S Easy Lane, Harbert, MI. Property Code No. 11-07-0009-0004-53-8. THIS CASE WAS TABLED AT THE OCT 18, 2001 MEETING FOR ADDITIONAL INFORMATION. A variance is requested from Section 15.03 B of Chikaming Township Zoning Ordinance No. 87, as amended, which does not allow an accessory structure or building to be located in any portion of a front yard in an R-1 Single Family Residential District and Section 14.02 which requires a 30 ft. front yard setback. If granted, the variance would allow construction of an 18 ft. X 22 ft. 1-½ story garage to be located off the S. Easy Lane side of the property with the southeast corner of the garage having a front yard setback of 23 ft. 8 inches. The northeast corner of the garage will meet the 30 ft. front yard setback. The property has three front yards, one on Harbert Rd., one on S. Easy Lane, and one on Timber Lane; it is also encumbered by regulated wetlands.

Should you have any comments on this request, please appear at the public hearing at which time you may express your views on the matter in person, or by counsel. Written comments may be submitted to this office prior to the hearing and they will become part of the hearing record. The Chikaming Township Zoning Ordinance and application are available for public inspection in the office of the Zoning Administrator at the Chikaming Township Center, 13535 Red Arrow Highway, Harbert, Michigan during regular business hours.

Said public hearings are accessible. Persons requiring auxiliary aides and services or other accommodations should contact the Township in writing or by telephone one (1) week prior to the hearing at P O Box 40, Harbert, MI 49115. Telephone No. (269) 469-1676.

Betsy Bohac
Zoning Administrator