

MINUTES
Somerset Township
ZONING BOARD OF APPEALS
VARIANCE – PUBLIC HEARING
APRIL 23, 2024

Call to Order: The meeting was called to order at 7:00 PM by the Chairman, D. Hinkelman.

The Pledge of Allegiance was recited.

Roll Call: Members present: D. Hinkelman, M. Blucher, L. Hartzler, T. Weidener, S. White.

Recognition of Township Officials: D. Hinkelman recognized the Zoning Administrator Richard LaRowe.

Approval of Agenda: D. Hinkelman asked for a motion to approve the agenda. Motion made by L. Hartzler to approve the agenda; M. Blucher seconded the motion. All Ayes: Motion Approved.

Approval of Minutes November 2, 2023: Motion to approve Minutes of November 2, 2023 made by M. Blucher, Motion seconded by L. Hartzler. All Ayes: Motion Approved.

Approval of Minutes of April 9, 2024 Appeal: Motion to approved the Minutes of April 9, 2024 made by M. Blucher, Motion seconded by L. Hartzler. All Ayes: Motion Approved.

Explanation of Hearing Process: D. Hinkelman, Chairman explained the hearing process.

Public Comment before Hearing: None.

Open Public Hearing on Request #268 Keith and Debbie Nelson: Request to build a screened-in porch on the lake side at 9584 Lakeview Drive on Goose Lake in Jerome.

Open Comments and additional information by Zoning Administrator, R. LaRowe. R. LaRowe provided information regarding the petition from the Nelsons. He said the appeal was originally filed with Don Figiel for the building of a deck and steps. He sent out 47 letters and no responses were received.

Opening Comments from Petitioner, or Petitioner Representative: Steve Cretsinger, Builder, 2714 Leland Dr., Jackson, Michigan spoke on behalf of the Nelsons. He explained that a four foot variance would be required to complete an eight foot covered screened in porch. This porch would be similar if not smaller than those of their neighbors.

Opening Comments from the Public:

- Richard Coogan, 9596 Lakeview Drive stated he has no problem with the plans for this deck and that it fits well with the location and other decks on the lake side.
- Connie Coogan, 9596 lakeview Drive stated she agrees with Richard's statements.

Close Public Comments: None

ZBA Committee Deliberation: Committee discussed the comments provided and the details of the Variance Request #268 by the Nelsons. The Chair asked for a motion. Motion to approve the variance for applicant #268 for Keith and Debbie Nelson of 9584 Lakeview Drive for a deck measuring 8 ft from the house and 20' long and the addition of 4 ft stairs centered on the deck on the front of the house after finding of the facts on the record. **Motion made by M. Blucher; Motion seconded by L. Hartzler.**

Roll Call: M. Blucher Yes, T. Weidener Yes, S. White Yes L Hartzler, D. Hinkleman. **Motion Approved.**

New Business:

ZBA Training: D. Hinkelman reported that the Board has approved the training available for ZBA Members and said there were two options, one would be doing the training online at one's own pace and the second option is to attend training in person in Kalamazoo or Frankenmuth. S. White and D. Hinkelman will attend the one-day session in Kalamazoo; T. Weidener and L. Hartzler will do the online course. M. Blucher to decide and let Dale know.

Secretary for Minutes of ZBA Meeting: A short discussion regarding a secretary to take minutes for ZBA meetings followed. M. Blucher said that Kim Bedard was willing to do this. D. Hinkelman to check on this for future meetings.

Motion to Adjourn: Motion made to adjourn the meeting at 7:37 pm by M. Blucher, Motion seconded by L. Hartzler . All Ayes – **Motion Approved.**

Respectfully submitted by: S. White, ZBA Member