



ZONING BOARD OF APPEALS

August 17, 2022

7:30 PM

AGENDA

A Zoning Board of Appeals hearing will be held at Highland Fire Station #1, 1600 W. Highland Rd., Highland Michigan at the date and time specified.

This hearing is open to the public for comments relative to the case under consideration. An agenda has been sent as notification to property owners within 300 feet of the property being reviewed. Anyone interested is welcome to attend. Due to the COVID-19 virus, we encourage all interested parties to consider remote means of reviewing proposals and offering comment through the internet or mail. Case files may be viewed at www.highlandtp.net by using the navigation buttons to select Government→Zoning Board of Appeals→ZBA e-packets. Comment may be submitted to planning@highlandtp.org or mailed to the Township offices or dropped in our secure drop box at the temporary Township Offices, 250 W. Livingston Rd. If you choose to attend the public hearing, you should expect that social distancing will be enforced, and you may be turned away if you exhibit any signs of illness. Questions may be directed to (248) 887-3791, ext. 2. Any comments received prior to 4:30 p.m. on the date of the hearing will be provided to the Zoning Board of Appeals for their review and consideration.

CALL TO ORDER:

ROLL:

NEW BUSINESS:

1. CASE NUMBER: 22-21
COMPLAINT:
ZONING: LV – Lake and Village Residential District
PARCEL #: 11-12-405-007
PROPERTY ADDRESS: 3701 Woodland Dr
APPLICANT: Creative Custom Builders
OWNER: Timothy Flynn & Stacy Rovin
VARIANCE REQUESTED: a 6-foot variance from the calculated 46-foot setback from the highwater mark to 40-foot provided.
(Sec. 9.02.D. Highwater Mark Setback)
This variance request is for the construction of a 15' x 22' shed roof over an existing deck.

2. CASE NUMBER: 22-22
COMPLAINT:
ZONING: R3 – Single Family Residential District (3acre min)
PARCEL #: 11-16-400-032
PROPERTY ADDRESS: 1942 Percy Lane
APPLICANT: Brandon VanPoppelen
OWNER: Brandon VanPoppelen

VARIANCE REQUESTED: A 26-foot variance from the required 40-foot side yard setback to 11-feet provided.
A 54-foot variance from the required 100-foot rear yard setback to 46-feet provided.
(Sec. 4.15 Schedule of Regulations)
The variance request is for the construction of a 25' x 40' greenhouse and a 25' x 40' storage building.

3. CASE NUMBER: 22-23

COMPLAINT:

ZONING:

PARCEL #:

PROPERTY ADDRESS:

APPLICANT:

OWNER:

VARIANCE REQUESTED:

LV – Lake and Village Residential District

11-12-326-011

3733 Orchard Dr

Michael Presley

Michael Presley

A 20.7-foot variance from the calculated 31.3-foot front yard setback to 10.6-feet provided.

(Sec. 9.02.B.a. Front Yard Setback)

The variance request is for the construction of a 12' x 7' 2-story addition and a 24' x 13' 2-story attached garage/addition in the required front yard.

MINUTES:

August 3, 2022

DISCUSSION:

ADJOURN: