



AGENDA
CHARTER TOWNSHIP OF MERIDIAN
ZONING BOARD OF APPEALS MEETING
March 28, 2018 6:30 pm



1. CALL MEETING TO ORDER*
2. APPROVAL OF THE AGENDA
3. ELECTION OF OFFICERS
4. CORRECTIONS, APPROVAL AND RATIFICATION OF MINUTES
 - A. Wednesday, February 14, 2018
5. COMMUNICATIONS
 - A. John Booth & Rosemary O'Brian, 2564 Koala Drive, RE: ZBA #18-02-14-1
 - B. Ronald & Beverly Bishop, 2576 Koala Drive, RE: ZBA #18-02-14-1
 - C. Laurie Ludington, 2558 Koala Drive, RE: ZBA #18-02-14-1
 - D. Linda Becker, 2540 Koala Drive, RE: ZBA #18-02-14-1
 - E. Odd Fellows Contracting Inc., 996 Glaser Road, Williamston, MI , RE: ZBA #18-02-14-1
6. UNFINISHED BUSINESS
7. NEW BUSINESS

A. ZBA CASE NO. 18-02-14-1 (COMPARONI), 2569 KOALA DRIVE, EAST LANSING, MI, 48823

DESCRIPTION: 2569 Koala Drive
TAX PARCEL: 17-280-015
ZONING DISTRICT: RA (Single Family, Medium Density)

The applicants are requesting the Zoning Board of Appeals (ZBA) to rehear a previously denied variance in accordance with the following section of the Code of Ordinances:

Section 86-225 – No application, which has been denied wholly or in part by the Zoning Board of Appeals, shall be resubmitted until the expiration of one year or more from the date of such denial, except on grounds of newly discovered evidence or proof of changed circumstances found by the Zoning Board of Appeals to be sufficient to justify consideration.

If the ZBA decides to rehear the case then the request is for variances from the following sections of the Code of Ordinances:

Section 86-373(e)(5)(c). Rear Yard. For lots up to 150 feet in depth, the rear yard shall not be less than 30 feet in depth.

Section 86-373(e)(4). Maximum Lot Coverage. All buildings including accessory buildings shall not cover more than 30% of the total lot area.

The applicant is requesting to construct a 235 square foot building addition with the closest point being 1 foot from the rear property line.

B. ZBA CASE NO. 18-03-28-1 (MILLER), 292 EAST SHOESMITH ROAD, HASLETT, MI, 48840

DESCRIPTION: 6115 Marsh Road
TAX PARCEL: 03-326-018
ZONING DISTRICT: RB (Single Family, High Density)

The applicant is requesting a variance from the following section of the Code of Ordinances:

Section 86-374(d)(5)(a). Front yards. In accordance with the setback requirements of Section 86-367 for the type of street upon which the lot fronts. 100 Feet.

The applicant is requesting to construct a 400 square foot attached garage with the closest point being 94.7 feet from the centerline right of way.

C. ZBA CASE NO. 18-03-28-2 (MARQUIE & PETERSON), 4565 HAWTHORNE LANE, OKEMOS, MI, 48864

DESCRIPTION: 4565 Hawthorne Lane
TAX PARCEL: 20-378-008
ZONING DISTRICT: RR (Rural Residential)

The applicant is requesting a variance from the following section of the Code of Ordinances:

Section 86-565(1), No accessory building shall project into any front yard.

The applicant is requesting to construct a 280 square foot accessory building (garage) that will project 125 feet into the front yard.

Variance requests may be subject to change or alteration upon review of request during preparation of the staff memorandum. Therefore, Sections of the Code of Ordinances are subject to change. Changes will be noted during public hearing meeting.

Individuals with disabilities requiring auxiliary aids or services should contact the Meridian Township Board by contacting:
Township Manager Frank L. Walsh, 5151 Marsh Road, Okemos, MI 48864 or 517.853.4258 - Ten Day Notice is Required.
Meeting Location: 5151 Marsh Road, Okemos, MI 48864 Township Hall

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D. ZBA CASE NO. 18-03-28-3 (FEARON), 4749 CENTRAL PARK DRIVE SUITE B, OKEMOS, MI, 48864

DESCRIPTION: 4749 Central Park Drive Suite B
TAX PARCEL: 22-401-008
ZONING DISTRICT: C-2 (Commercial)

The applicant is requesting a variance from the following section of the Code of Ordinances:

Section 86-402(17). Maximum percentage of impervious surface permitted on a site shall be seventy percent (70%). Impervious surfaces shall include all land covered with paving and buildings. The impervious surface shall be calculated by dividing the total impervious surface by the gross area of the site.

The applicant is requesting to construct a 180 square foot deck addition that will increase the impervious surface of the site to 75.03 percent.

8. OTHER BUSINESS
9. PUBLIC REMARKS
10. BOARD MEMBER COMMENTS
11. ADJOURNMENT
12. POSTSCRIPT – Brian Beauchine

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