

City of Walled Lake
Zoning Board of Appeals
January 27, 2014
7:30 p.m.

Chairperson Tracy Soltis called the Zoning Board of Appeals to order at 7:47 p.m.

ROLL CALL:

Present: Soltis, Cheney, Swett, Seit-Olson, Ackley
Absent:
Attorney: Vanerian

REQUEST FOR AGENDA CHANGES: None

APPROVAL OF MINUTES: October 28, 2013

ZBA 01-01-14: MOTION TO APPROVE OCTOBER 28, 2013 MINUTES

Motion to approve October 28, 2013 minutes.

Swett moved, Ackley supported. **UNANIMOUSLY CARRIED.**

COMMUNICATIONS: Secretary Janell Joyce reported that board member Ed DeCourcy has resigned due to medical reasons.

ZBA 01-02-14: MOTION TO ACCEPT RESIGNATION

Motion to accept the letter from Ed DeCourcy resigning from the Zoning Board of Appeals due to medical reasons.

Swett moved, Seit-Olson supported. **UNANIMOUSLY CARRIED.** To accept the resignation of Ed DeCourcy from the Zoning Board of Appeals.

NEW BUSINESS

1. **Case #: 2014-01**
Appellant: JoAnne Francis
Parcel ID #: 92-17-34-429-018
Location: 426 E. Walled Lake Drive, Walled Lake, MI 48390
Request: Non-Use Variance

Applicant requests a 26.4 ft. variance from the thirty ft. (30') front yard set requirement under Article 17.00 "Schedule of Regulations", section 17.01 "Area, Height, Bulk and Placement Requirements" of the City of Walled Lake Zoning Ordinance to construct a single family dwelling with a 3.6 ft. front yard setback.

Due to the fact that neither the appellant nor a representative was present, Attorney Vanerian felt that no action should be taken with ZBA Case 2014-01.

Should the applicant decide to move forward with their plans, they will have to re-file and re-appeal their case. The case would have to be re-advertised.

ZBA 01-03-14: MOTION TO TAKE NO ACTION ON ZBA CASE 2014-01

Motion to take no action on ZBA Case 2014-01 due to the fact that at 7:52 p.m. on Monday, January 27, 2014 neither the appellant nor a representative on behalf of the appellant has appeared before the Board of Appeals tonight.

Soltis moved, Cheney supported. **UNANIMOUSLY CARRIED.**

The Board asked Secretary Joyce to write a letter to the applicant letting them know that no action has been taken with their case to the Board of Appeals.

DISCUSSION:

There was brief discussion on the storage sheds and how long of a time frame these temporary structures were allowed to be in place.

ADJOURNMENT: The meeting adjourned at 8:00 p.m.

Janell Joyce, Recording Secretary

Tracy Soltis, Chairman