

OTISCO TOWNSHIP

Amended

ZONING BOARD of APPEALS Mandatory Meeting MINUTES for December 9, 2019

- Members Present:** Frank Mason – Chairperson; Dan Ziegler – Vice- Chairperson, Laura Staats – Secretary, Glenn Geiger – Alternate; Joe Borek - Alternate
Also present: Roger Vander Molen – Zoning Administrator
- Call to Order:** Frank Mason called the meeting to order at 6:58 p.m. and the Pledge of Allegiance was recited.
- Agenda:** Motion made by Dan and supported by Laura to approve the Agenda as written. Passed 3 - 0
- Approve Minutes:** Minutes from the July 8, 2019 meeting were reviewed and Dan made a motion to accept them as written, it was supported by Laura, passed 3-0
- Board Reports:**
- Zoning** Zoning Administrator, Roger Vander Molen included a zoning report and gave a few highlights. See written report. Also stated that the updated Zoning Ordinance Book is being worked on, and will not be finished until the new ordinances that the Planning Commission is working on have been completed.
- Township Board:** Dan reported the challenge regarding the Industrial Zone on M-44 continued.
- Planning Commission:** Frank said the Planning Commission is reviewing the Master Plan for the Township, which in part will cover the challenges for the Industrial Zone on M-44. He noted that it will take possibly as long as 6 to 8 months to work out the updated Master Plan and what is best for the residents and community. Among the other topics being discussed are the Wind Ordinance and Playground Rules.
- Old Business:** None
- New Business:** **Public Hearing:** Regular Meeting Closed at 7:05 pm. Jeff Hunter of 6302 Zahm Road, property # 130-014-000-040-00 requests relief from Zoning Ordinance 1.542(A) in regards to the size of the business sign in his yard, and setback 1.545(B). Public Hearing closed at 7:09 pm. The Zoning Board of Appeals discussed the size and location of the sign and determined that the size and location of the sign is acceptable. The existing sign may be repaired, repainted, or landscaped around. No changes made be made to the size or location of the current sign. If the sign is moved from its current location between two trees in the front yard at 6302 Zahm Road then it must be brought up to current Sign Ordinance size and setbacks. Public Hearing was reopened for additional comment at 7:13 pm and closed at 7:15 pm.

Motion was made by Dan and seconded by Laura for The Zoning Board of Appeals to grant relief from the two ordinances; one for the sign size, 1.542(A) and one for the setback, 1.545(B) with notation that if the sign is moved to a new location that the new sign must meet the current Sign Ordinance. Passed: 3-0

Public Hearing: Regular Meeting closed at 7:16 pm. Patrick Haney of 5947 Zahm Road, property #130-023-000-035-00 requests relief from Sign Ordinance 1.545(B)(1), setback from roadway. Public Hearing closed at 7:18 pm.

It is noted that the sign does meet the size requirements, but is located 34 feet and not the required setback of 53 feet as stated in the ordinance. A brief discussion was held regarding the location of the sign and the land usage around it. The sign is in a farm field and placing it further back in the field would obscure it from view, either by crops or by a tree. It was not deemed to be a threat to public transportation.

Public Hearing was reopened at 7:21 pm for additional comment and was closed at 7:24 pm.

Motion made by Greg and seconded by Laura that The Zoning Board of Appeals grant relief from the Sign Ordinance; 1.545(B)(1). Passed: 3-0

- 2020 Meeting Dates:** Proposed dates for the 2020 calendar year were reviewed. Dan made a movement to accept the dates as presented, seconded by Laura. Passed 3-0
- Public Comment:** It was noted that the well at the Township Hall seems to be running in short intervals, Roger will bring it to the Boards attention.
- Member Comment:** Frank commented on the “no animals allowed” in RI Zones, and said that this will also be considered by the Planning Commission as they work on the Master Plan.
- Proposed Agenda:** Approve December 9, 2019 Meeting minutes for the Zoning Board of Appeals and hold election of officers for the Zoning Board of Appeals.
- Adjourn:** Motion to adjourn was made by Dan, and supported by Laura. Passed 3-0 Meeting adjourned at 7:29 pm.
- Next Meeting:** Next Mandatory Meeting January 13, 2020 @ 7:00 PM Otisco Township Hall.

Respectfully submitted:
Laura Staats