

HAYES TOWNSHIP

CHARLEVOIX COUNTY

CHARLEVOIX RT. 3, MICHIGAN 49720

Office of: Clerk

Hayes Township Board of Appeals - Regular Meeting - Aug. 1st, 1979

The Hayes Township Board of Appeals was called to order at 8:05 P.M. by the Chairman, Dan Berg.

Members Present - Dan Berg, Bruce Green, Lloyd Kuebler, Betty Straw and Darrel Somerville. All Members present.

The Board met to hear a Variance Request from Mr. Stewart Boal, Boyne City Rd., R#3, Charlevoix. He requests a variance concerning the minimum width for a small portion of his property from 200 feet to 135.88 feet, as otherwise this portion is not saleable. In other respects the portion conforms, i.e. 200 feet shoreline, 220 feet backline, and about 1/3 acre over the required 2 acre size.

Zoning Classification: R1

Location: From Charlevoix: About 5 miles by water (northside of Lake Charlevoix), or 7 miles by land off the Boyne City Rd.

Notice of this Meeting and the Variance Request were published in both the Charlevoix Courier and the Petoskey News-Review.

Visitors attending the meeting were Stewart Boal, Loretta Gilewicz and John Ferguson.

The Chairman opened for discussion on the Variance Request.

Mr. John Ferguson, who did the surveying for Mr. Boal, explained that the existing lot line comes within 5 ft. of the well (water) on the lot where Mr. Boal's home is located, which abutts Parcel B, (See attached map). The proposed lot lines were moved to give more distance between Parcel B and the water well. Parcel B meets all requirements, Parcel A is the Parcel where the variance is needed.

Mr. Bruce Green made a Motion to approve the Variance Request based on the following reasons.

1. The parcel in question meets the minimum lake frontage requirements, as well as being over the required width at the other end.
2. The parcel meets the minimum acreage requirement.
3. That moving the proposed lot line to give more distance between Parcel B and the water well was a legitimate and good reason to approve the variance request.

Mr. Green's Motion to approve the variance request was supported by Darrel Somerville.

The Chairman, Mr. Dan Berg, asked for a Roll Call Vote:

Mr. Bruce Green, Aye. Mr. Darrel Somerville, Aye. Mr. Lloyd Kuebler, Aye.

Mrs. Betty Straw, Aye. Mr. Dan Berg, Aye. Ayes-All. Nays-None.

Motion Carried by unanimous vote.

A Motion to adjourn the meeting was made by Mr. Bruce Green. Supported by Mr. Lloyd Kuebler. Ayes-All. Nays-None.

Sandra Somerville

Sandra Somerville, Twp. Clerk
Secretary, Hayes Twp. Board of Appeals