

**Ash Township  
Zoning Board of Appeals  
Meeting Minutes  
August 4, 2015**

**Held on:** Meeting was called to order by Chairman Sid Stumpmier on Tuesday, August 4, 2015, at 7:00 p.m. in the Ash Township Hall, 1677 Ready Road, Carleton, Michigan.

**Members Present:** Sid Stumpmier, Darrell Mossburg, Ron Keilman and Ace DeVillez.

**Members Absent:** Jim Booth, Jerry Hunter (Alt).

**Others Present:** Jim Vaslo – Township Manager and 3 citizens.

Chairman Sid Stumpmier asked if everyone received a copy of the July 7, 2015 meeting minutes and if there were any additions or corrections.

**Motion #294 Motion to Approve Minutes.**

Motion by DeVillez supported by Keilman to approve the Zoning Board of Appeals meeting minutes of July 7, 2015, as presented. Voice vote taken. Motion carried.

**Motion #295 Agenda Approval.**

Motion by Keilman supported by Mossburg to approve the agenda as presented. Voice vote taken. Motion carried.

**Old Business:**

None

**New Business:**

1. A **Public Hearing** for Parcel #5801-010-010-00, commonly known as 1149 Carleton Rockwood Road, Carleton, MI 48117. The parcel is owned by Thomas Xerri who is requesting a variance to Section 15.02(2) and Section 15.03(2) that requires a minimum lot width of 200 ft and 150 ft respectively.

**Motion #296 Open the Public Hearing.**

Motion by DeVillez supported by Mossburg to open the Public Hearing for parcel # 5801-010-010-00 and the requested variance. Voice vote taken. Motion carried.

Manager Vaslo gave the Board a brief description of the property as it exists and reviewed the requirements for road frontage as it related to the proposed land division and the zoning districts in which the divisions would take place. The applicant was represented by Attorney Heller and

he answered questions from the Board. There were several questions asked by the citizens present and they were answered to their satisfaction. It was noted that the Township received no written or verbal comments for or against the proposed variance.

**Motion #297 Close the Public Hearing.**

Motion by DeVillez supported by Keilman to close the Public Hearing for parcel # 5801-010-010-00 and the requested variance. Voice vote taken. Motion carried.

**Motion #298 Open the Finding of Facts.**

Motion by DeVillez supported by Stumpmier to open the finding of facts on the requested variance for parcel # 5801-010-010-00. Voice vote taken. Motion carried.

- Fact-Stumpmier- That without the two road frontage variances the current parcel will remain a non-conforming parcel and the proposed land division could not take place. Supported by DeVillez.

**Motion #299 Close the Finding of Facts.**

Motion by DeVillez supported by Stumpmier to close the finding of facts. Voice vote taken. Motion carried.

**Motion #300 To Grant Requested Variance Parcel A.**

Motion by DeVillez supported by Keilman to grant the requested variance for parcel #5801-010-010-00, commonly known as 1149 Carleton Rockwood Road, Carleton MI 48117, from Section 15.03(2) allowing 33 feet of road frontage on Briar Hill Road to be sufficient to create a new parcel A as depicted on the submitted survey. Roll Call: 4-Yes, 0-No Motion carried.

**Motion #301 To Grant Requested Variance Parcel B.**

Motion by DeVillez supported by Keilman to grant the requested variance for parcel #5801-010-010-00, commonly known as 1149 Carleton Rockwood Road, Carleton MI 48117, from Section 15.02(2) allowing 60 feet of road frontage on Carleton Rockwood Road to be sufficient to create a new parcel B as depicted on the submitted survey. Roll Call: 4-Yes, 0-No Motion carried.

**Motion #302 Adjournment.**

Motion by DeVillez supported by Stumpmier to adjourn at 7:25 p.m. Voice vote taken. Motion approved.

Respectfully Submitted,  
Jim Vaslo

Zoning Board of Appeals

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Township Manager