

**GERRISH TOWNSHIP (GT) ZONING BOARD OF APPEALS**

**MEETING:** ZBA Appeal No. 19.01, Lot 72-004-016-013-0240, 114 Mulberry Lane (Shields).  
**DATE:** Apr 22, 2019.  
**MEMBERS PRESENT:** Mike Briggs, Tom Kizer, John Klein, & Walt Mikula.  
**MEMBERS ABSENT:** Jim Thorburn (Excused).  
**OTHERS PRESENT:** Jason Jansen (Zoning & Building Administrator), John Dankert (Builder).  
**MEETING OPENED:** 10:00 a.m. by Kizer (Acting Chair).  
**PLEDGE TO FLAG:** 10:00 a.m.

**APPROVAL OF MINUTES (MEETINGS ON NOV 19, 2019):** Motion by Klein, seconded by Mikula to approve minutes of the Meetings held Nov 19, 2019 (ZBA-18.10 & ZBZ-18.11). Motion carried (4-0).

**CONFLICTS OF INTEREST:** Each Board member affirmed they had no conflict in considering this appeal.

**APPEAL NO. 19.01:** The Acting Chair read the appeal and details that requested a side yard setback variance of 1’10-1/2” to alter/construct an addition for a master bedroom, great room, and bathroom that will be approximately 6’1-1/2” from the South line. The Gerrish Township Zoning Ordinance; Article 3, Footnotes for Table 3-4 (Site Development Requirements), and Footnote 6a (Side Yard Setbacks), specifies a minimum distance of 8 feet.

No communications pertaining to this appeal were received.

The Board reviewed and discussed the seven standards and the owners written responses. The owner’s representative, Mr. John Dankert (Builder, JWD Construction) answered questions and clarified the requested variance and its purpose. The owner Ms. Jamie Shields did not attend the meeting.

A motion was made by Kizer, and seconded by Klein, as follows: ***“to approve the proposed variance per the plans proposed and not to exceed two feet subject to proper well and septic approval.”*** Motion was carried (3-1). Kizer, Klein, & Mikula approved, Briggs opposed.

The Acting Chair explained that there was no “precedent set” and advised the owner’s representative that this Board decision could be appealed to the Circuit Court as specified in the certification letter to be provided to Mr. Dankert following this meeting. Therefore, any preparation or building activity taken during this period is at their own risk.

**MEETING CLOSED:** 11:00 a.m.

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Michael B. Briggs, Acting Secretary

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Date Approved