

SALINE TOWNSHIP BOARD OF APPEALS

JUNE 20, 2023

Meeting called to order 7:00 pm

Attendance: Tim Malinczak, chair Carrie DeJonghe, Secretary

Jim Laramie

Eugene Heusel

Jennifer Zink

Joseph and Michelle Diehl presented a request for variance to enlarge current pole barn. Variance requested affects the back of the barn, zoning requires 30', request is to alter that by 8' allowing a 22' distance from barn to North property line, (diagram shows 20 ft). Applicant reports neighbor to the north has no concerns with proposal.

Review reveals that the property has some features that need to be considered. Review of septic field placement and powerlines were considered. Land has a slight drop adjacent to another current barn. Reviewed and confirmed with applicant. Mr. Diehl plans to enlarge the East barn.

The applicant desires this placement for easier access to barn for storage of motorhome.

The two barns that are currently there were on property when applicant bought the property.

Other placement options were noted. These were less desirable to applicant.

Applied the current standards for variance found in Section 17.07, section A in the Saline Township zoning ordinance. Each criterion was reviewed and discussed.

There was not found to be unreasonable prevention of homeowner's use of property. Substantial Justice was not impaired, nor were Preservation of Property rights. The problem was Self-created in that the proposed site was chosen by applicant; other sites were possible. These were unfavorable to the applicant.

Failure to grant variance would not result in more than mere inconvenience or inability to attain a higher financial return. Variance was not needed for preservation of property rights, neither were Unique Circumstances found, nor was Public Safety a concern.

Offered time for rebuttal and public comment.

While there was general agreement that proposed variance may indeed be beneficial in gaining access to the barn, most of the criteria were not met.

The request, unfortunately, does not meet standards for variance so it was difficult to find justification for allowing it.

Motion to deny request made by Jim Laramie, Carrie DeJonghe seconded motion. Jennifer Zink, Tim Maliczak voted to support motion, Eugene Heusel opposed. Motion passed four to one.

8:22pm

Eugene Heusel made the motion to adjourn. Seconded by Jennifer Zink. Passed unanimously.

C.DeJonghe, Secretary