

**CHARTER TOWNSHIP OF BROWNSTOWN
ZONING BOARD OF APPEALS
MEETING OF JUNE 19, 2014**

The regular meeting of the Brownstown Township Zoning Board of Appeals was held in the Brownstown Township Hall, 21313 Telegraph Road, Brownstown, MI 48183, on Thursday, June 19, 2014. The meeting was called to order at 7:00 P.M. by Chairman Cox and began with the Pledge of Allegiance.

PRESENT: Chairman Cox, Members Blair-Krosnicki, Scipione, Walters, Allen, Alternates Daigneau and Lewis. Also in attendance was Building Official Earl.

ABSENT : None

Motion by Blair-Krosnicki, supported by Lewis, to approve the minutes of May 15, 2014. All present voting aye. Motion approved.

Motion by Walters, supported by Allen, to approve the agenda of June 19, 2014. All present voting aye. Motion approved.

Case #V140004 Parcel #70-059-99-0038-003 West Rd: Kellie McIvor was in attendance to represent Redwood Acquisition, LLC, 23775 Commerce Park, Ste 7, Beachwood, OH 44122 in their request for a variance for the construction of Penninsula Ridge Apts. The apartment housing project will be located on West Road, west of Telegraph Road in an R-1 and R-2 zoning district and will consist of 138 ranch style units with 2-car attached garages. Ordinance 3.05 (f) requires common party walls not have more than fifty percent (50%) of its area in common within abutting dwelling wall and that no more than 4 units shall be attached. The applicant is requesting a variance to Sec 3.052 (f) to allow more than 4 units per building and not require the common party walls to offset, allowing for more than fifty percent (50%) of its area to be in common with the abutting dwelling unit.

No correspondence was received, nor was anyone in attendance for or against this case.

Motion by Blair-Krosnicki, supported by Walters to grant both variances with the limit of only 6 units per building be allowed. All present voting aye. Motion approved.

PUBLIC FORUM: Motion by Blair, supported by Allen, to open the Public Forum. All present voting aye.

No one was in attendance for Public Forum.

Motion by Blair, supported by Walters, to close the Public Forum. All present voting aye.

Motion by Allen, supported by Scipione, to adjourn the Zoning Board of Appeals meeting at 7:09 p.m. All present voting aye.

ZBA 061914 rt

