

**YANKEE SPRINGS TOWNSHIP  
ZONING BOARD OF APPEALS  
AGENDA**

**April 11, 2023 6:00 PM**

1. Call to order
2. Roll call/Pledge
3. Report from Representatives
4. Inquiry on conflict of interest
5. Approval of Minutes of March 14, 2023
6. New Business
  1. **ZBA 23-03-04 PARCEL ID # 08-16-110-021-00. 2121 Archwood Dr. Wayland, MI 49348.**
    - A. A request by property owner, Giuseppe Licari, for variance relief from the size requirements established by section *12.7 "Outbuildings"*.
      - i. The subject site is approximately .386 acres in size. The property is currently zoned Residential Single Family(RSF) and the applicant is requesting relief to allow for the construction of an addition to accessory building that fails to meet maximum size requirements
  2. **ZBA 23-03-05 Parcel ID # 16-030-003-00. 2751 Russell Dr. Wayland, MI 49348.**
    - A. A request by property owner, Benjie Vista, for variance relief from section *12.3(2.)* of the zoning ordinance, "*Number of dwellings per parcel.*" Also, for relief from section *16.3(2.) "Nonconforming Structures and Dwellings; Additions to Structures or Dwellings"*.
      - i. The subject site is approximately .325 acres in size and is zoned GRLF, Gun Lake Residential Lakefront. Two dwellings exist on the site, which is in nonconformity with the zoning ordinance. Applicant is requesting relief to allow construction of an attached 2-car garage as an addition to one of the existing dwellings.

**3. ZBA 23-03-06 Parcel ID # 16-155-045-00. 2137 Parker Dr. Wayland, MI 49348**

A. A request by property owners, Thomas and Ashley Osterbrock, for variance relief from the side-lot setback requirement of the zoning ordinance, section *12.4(2)(a) "Side Yard Setbacks."*

i. The subject site is approximately 1.285 acres in size and is zoned RSF, Residential Single Family. The Applicants are requesting relief to allow construction of a 22' x 36' addition to the north side of their home, which would result in a proposed side-lot setback of five feet between the addition and their north property line. The ordinance requires a side-lot setback of 8' 8" for this parcel. Thus they are requesting a variance of 3' 8" for the side-lot setback.

**Such other business as may properly come before the Zoning Board of Appeals.**

**7. Old Business**

**8. Public Comment**

**9. Adjournment**

AM

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