

CITY OF NORTON SHORES
ZONING BOARD OF APPEALS
May 27, 2015

A regular meeting of the Norton Shores Zoning Board of Appeals was called to order on Wednesday, May 27, 2015, at 3:30 p.m. in the Conference Room, Norton Shores City Hall, 4814 Henry Street.

Present: Vice Chairperson Hegarty, Board Members Collet, Hill, Sipovic, Tidball and White; also Rob Bilkie, Lynne Fuller and Susan Franklin

Excused: Chairperson Otto

15-A05 Minutes

Board Member Sipovic moved to approve the minutes of the April 22, 2015 Zoning Board of Appeals meeting. The motion was supported by Board Member White and carried unanimously.

15-A06 Variance Request – Jim Bennett, 51 Lakeview Avenue

The City Clerk certified the publishing and mailing of the public notice.

A public hearing was held. No one objected to the variance request.

Board Member Tidball moved to adopt a resolution granting variance to allow Jim Bennett to construct a detached shed on his property at 51 Lakeview Avenue with a side yard setback of 3 feet and a separation setback of 1 foot as opposed to the minimum 5 feet and 6 feet required respectively by Ordinance. The motion for approval was based on the following reasons: 1) The variance is in harmony with the general purposes and intent of the Ordinance; 2) The variance is not substantial as it relates to the zoning requirements; and 3) The variance will not substantially change or affect the character of the neighborhood. The motion was supported by Board Member Hill and carried unanimously.

15-A07 Variance Request – Verizon Wireless, 455 Ellis Road

The City Clerk certified the publishing and mailing of the public notice.

A public hearing was held. No one objected to the variance request.

Board Member Tidball moved to adopt a resolution granting a variance to allow Verizon Wireless to erect a wireless communications tower at 455 Ellis Road 135 feet from the south property line as opposed to the minimum 157 feet required by Ordinance. The motion for approval was based on the following reasons: 1) The variance is in harmony with the general purposes and intent of the Ordinance; 2) There are practical difficulties in carrying out the strict letter of the Ordinance; and 3) The variance is not substantial as it relates to the zoning requirements. The motion was supported by Board Member Hill and carried unanimously.

Meeting adjourned at 3:46 p.m.



Lynne A. Fuller, City Clerk