

RECORD OF PROCEEDINGS

Sec#15

Minutes of

American Township Appeals Board

Meeting

BEAR GRAPHICS 800-325-8094 FORM NO. 101-48

Held 6:00 PM

Thursday, July 11

20

2019

Hearing was recorded

Hearing was requested by Richard Warner, Tax Map# 36-1503-02-010.000, 2700 Franks Dr.

Meeting was called to order by Chairman, Norm Grigsby, with the following members present: David Gerdeman, Judy Chaffins, and Denny Schwinnen. Absent: Jackson Burklo.

Keith Brickner, Zoning Inspector, stated that the purpose of the meeting was that Mr. Warner wanted to build an Accessory Building that would be 30'x40'x14. This size building does exceed the allowable square footage as stated in Article 17.19.1(a). Mr. Brickner also stated that the property is in a small subdivision with residential dwellings abutting on all sides and across the street. He said there are several yard barns in the area and a couple detached garages but nothing the size of the requested building. The lots are not combined yet which is something Mr. Warner needs to do.

Chairman Grigsby opened the floor to Mr. Warner to explain the reasoning for the building. Mr. Warner said he wanted it to tinker with cars and to use it to park his truck. He has no intention of running a repair shop out of it.

Mr. Kenneth Crow, 2650 Franks Dr., commented that the way the two lots are the building would be in Mr. Warners front yard. He believes it would bring the home values down.

Paul and Mary Robins, 2800 Franks Dr., said that there are people on both sides of him and they believe it would cause more traffic in the area making it more dangerous for the children.

Mr. Robert Payton, 2670 Franks Dr., stated that he did not want another garage in the area. He said it would be the first thing you would see when entering the street.

Mrs. Shara Bowsheer, 2655 Franks Dr., said that she believes the building is bigger than what he really needs and would be ok with a smaller version.

Mr. Crow also stated that there was no way of knowing what the building will actually look like.

Mr. Schwinnen had concern with the driveway being on the curve and also with the size of the building.

Mr. Geredeman didn't think a metal building would fit the neighborhood and thought it should be sided like the house.

Chairman Grigsby asked Mr. Warner if he had spoken to any of his neighbors about the building. Mr. Warner said that with his work schedule he did not have a chance.

With no further discussion Chairman Grigsby asked for a motion on the Variance.

Mr. Schwinnen moved to not grant the Variance as written. He did encourage Mr. Warner to come back with a smaller version.

Motion seconded by Mr. Gerdeman. Roll Call: Judy Chaffins, Yes; David Gerdeman, Yes; Denny Schwinnen, Yes, Norm Grigsby, Yes.

Motion to Adjourn by Mr. Schwinnen and seconded by Mrs. Chaffins. All in favor with yes vote.

Norm Grigsby, Chairman

Brenda Phillips, Recording Secretary

