

MANISTEE CITY ZONING BOARD OF APPEALS

70 Maple Street
P.O. Box 358
Manistee, MI 49660

MEETING MINUTES

November 4, 1996

A special meeting of the Manistee City Zoning Board of Appeals was held on Monday, November 4, 1996 at 7:00 p.m. in the City Council Chambers of City Hall, 70 Maple Street, Manistee, Michigan.

The meeting was called to order at 7:00 p.m. by Chairman, Denis Johnson.

MEMBERS PRESENT: D. Johnson, E. Budnik, E. Grabowski, E. Gutowski,

ALTERNATE PRESENT: R. Johnson

MEMBERS LATE: M. Johnson (7:08 p.m.)

OTHERS PRESENT: Jon Rose (Code Administrator)
Marc Rossels

A public hearing was held on a request from Marc Rossels, Crystal Clear Communications, Inc., 1532 Forrester Road, Frankfort, MI 49635. Mr. Rossels made a presentation for a variance to height limit for accessory structures from 14 feet to 24 feet to install a satellite dish. The dish would be installed at WXYQ Radio Station - 32 Filer Street. The elevation is required to get bearings on a satellite. The tower would be moved in case of relocation.

There was a motion by Grabowski with support from Budnik to approve a variance to height limit for accessory structures from 14 feet to 24 feet to install a satellite dish. Motion also included the following findings of fact:

Special conditions and circumstances exist which are peculiar to the land, structure, or building involved and which are not applicable to other lands structures, or buildings in the same Land Use District.

The literal interpretation of the provisions of this ordinance would NOT deprive the applicant of rights commonly enjoyed by other properties in the same Land Use District under the terms of this Ordinance.

The special conditions and/or circumstances are NOT the result of actions taken by the applicant or the previous property owner since adoption of the current Ordinance.

Granting of the variance would be in harmony with the general purpose and intent of the Ordinance and would NOT be injurious to the neighborhood, or otherwise detrimental to the public welfare.

The reasons set forth in the application justify the variance and is the requested variance is the minimum variance that will make possible the reasonable use of the land, building or structure.

MOTION PASSED UNANIMOUSLY.

Motion by Budnik with support from Gutowski that the minutes of the October 14, meeting be approved.

APPROVED UNANIMOUSLY.

There being no further business a motion by Grabowski with support by M. Johnson that the meeting be adjourned

APPROVED UNANIMOUSLY.

Meeting adjourned.

Respectfully Submitted



Ed Grabowski, Secretary
Code Administrator