

**CHARTER TOWNSHIP OF FLUSHING
6524 N. SEYMOUR ROAD
ZONING BOARD OF APPEALS MEETING
DATE: JANUARY 8, 2002 TIME: 7:30 P.M.
PHONE: 810-659-0800 FAX 810-659-4212
WEB PAGE: <http://www.gfn.org/flushing/main.htm>**

MEMBERS:

Edward Henneke, Chairperson	James Sarka
Richard Vaughn, Vice Chairperson	Eric Swanson
Ann Fotenakes, Board Representative	

Jerald W. Fitch, Building Inspector
Julia A. Morford, Recording Secretary

CHAIRPERSON HENNEKE opened the meeting at 7:30 p.m. with Roll Call.

ROLL CALL: Henneke, Vaughn, Sarka, Swanson, Fitch and Morford

MEMBERS ABSENT: Fotenakes

OTHERS PRESENT: None

APPROVAL OF AGENDA: The agenda was deemed approved by CHAIRPERSON HENNEKE. MOTION CARRIED.

APPROVAL OF MINUTES OF SEPTEMBER 4, 2001: The minutes of September 4, 2001 were deemed approved.

UNFINISHED BUSINESS:

(1) Approval of Meeting Dates for 2002:

HENNEKE stated there were three (3) meeting dates scheduled, for the first Tuesday of each month, for 2002 consisting of January 8, May 7, and September 3, 2002. **FITCH** recommended that the date of Tuesday, January 7, 2003 be added to the schedule. The Committee decided that if an item(s) did come up that needed to be discussed, there would be a special meeting noticed. **VAUGHN MOVED**, seconded by Sarka to approve the scheduled meeting dates for 2002-2003 consisting of January 8, 2002, May 7, 2002, September 3, 2002, and January 7, 2003. MOTION CARRIED.

(2) Election of Officers for 2002:

The Annual Election of officers was held which consisted of the Chairperson, Vice-Chairperson and the Recording Secretary being the Township Clerk. **SWANSON MOVED**, seconded by Sarka to appointment Ed Henneke as Chairperson, Richard Vaughn as Vice-Chairperson and Julia Morford as Recording Secretary for the Zoning Board of Appeals for the year 2002. MOTION CARRIED.

NEW BUSINESS:

(1) Reconsideration of the Approval of the Minutes from January 2, 2001:

HENNEKE stated that on the minutes (from the tape) for January 2, 2001 there was a motion and a second regarding the "Approval of the Minutes from September 5, 2000"; people that are not present at a meeting could not make a motion to have minutes approved. As Chairperson of the Zoning Board of Appeals, **HENNEKE** took the privilege deemed approved the September 5, 2000 minutes unless someone objected. On the typed (paper) minutes for September 5, 2000, it was indicated that a motion was made by Fotenakes and seconded by Henneke, which is not the case.

An Amendment regarding the minutes of January 2, 2001 is made to reflect the change to the minutes of September 5, 2000:

FROM:

"APPROVAL OF MINUTES OF SEPTEMBER 5, 2000:
FOTENAKES MOVED, seconded by Henneke to approve
the minutes of September 5, 2000 as presented. MOTION
CARRIED.

TO:

"APPROVAL OF MINUTES OF SEPTEMBER 5, 2000:
DEEMED APPROVED with no objections to the minutes of
September 5, 2000 as presented. MOTION CARRIED.

VAUGHN MOVED, seconded by Sarka to amend the minutes of January 2, 2001 to reflect that the minutes of September 5, 2000 were deemed approved if there were no objections. MOTION CARRIED.

INFORMAL DISCUSSIONS WERE HELD REGARDING BUILDING PERMITS, ROOF LINES, BRENT PARKER DEADLINE, AND PROPERTY MAINTENANCE CODES.

(1) REQUIREMENTS FOR BUILDING PERMITS were discussed , regarding the Planning Commission, when there were no changes to the footprint, but changes would be made to the roofline. **HENNEKE** suggested a recommendation that the Planning Commission might change the definition of the building permit that would require a site plan.

(2) ROOF LINES for homes were also discussed. The maximum height of residential homes, is and has been, 25 feet; a total building height is not available in the Ordinances. The question of Fire Departments' capability was also a matter of concern. **SWANSON** stated that the maximum height of three (3) stories or thirty (30) feet was the measured height. **HENNEKE** stated that a lot of Ordinances have overall height restrictions in the surface zoning area.

(3) THE BRENT PARKER completion deadline was scheduled for December, 2002.

(4) PROPERTY MAINTENANCE CODES are very important if you have a lot of rental property.

NEXT REGULAR MEETING will be held on **TUESDAY, MAY 7, 2002.**

ADJOURNMENT: SWANSON MOVED, seconded by Vaughn to adjourn the Zoning Board of Appeals meeting at 8:23 p.m.

EDWARD HENNEKE, Chairperson

JULIA A. MORFORD,
Recording Secretary

RICHARD VAUGHN, Vice Chairperson
010802 appeals

DATE APPROVED