Meeting called to order at 6:02 p.m. by Chairman Levengood.

MEMBERS PRESENT:

Gene Levengood
Bob Doroszewitz
Harry Jachym
Ray Sturdy, Jr.
Jim Zdanek

MEMBERS ABSENT:

None

OTHERS PRESENT:

Betty Ankrapp, Building Department
Alice Geletzke, Recording Secretary
4 members of the public

ITEM NO. 1 - APPROVAL OF MINUTES

1. Regular Meeting – February 2, 2006

Moved by Mr. Sturdy, supported by Mr. Zdanek, to approve the minutes of the Regular Meeting of February 2, 2006, as presented.

Ayes all.

ITEM NO. 2 - NEW BUSINESS

1. Application No. 1416- James & Kathleen Fordyce
45140 Brookside Court
Plymouth, MI 48170

Location - James & Kathleen Fordyce
45140 Brookside Court
Plymouth, MI 48170
Tax I.D. #78-057-04-0302-000


<table>
<thead>
<tr>
<th>Variance No.</th>
<th>Zoning Ordinance Section/Standard</th>
<th>Location</th>
<th>Required Rear Yard Setback</th>
<th>Requested Rear Yard Setback</th>
<th>Variance Required</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Ordinance 99, Article XX, Section 20.1 (bb)</td>
<td>45140 Brookside Ct.</td>
<td>50 feet</td>
<td>42 feet</td>
<td>8 feet</td>
</tr>
</tbody>
</table>

The applicant is requesting one variance:

1. The existing property has a rear yard setback of fifty (50) feet. With the proposed ten (10) foot x twenty-two point six (22.6) foot rear addition, the rear yard setback would be forty-two (42) feet. The applicant is requesting a variance of eight (8) feet for rear yard setback.

The Board felt the request fell within the authority of the Board to approve and met the all the criteria of the Zoning Ordinance, particularly with regard to the exceptional circumstances of the unusual shape of the lot.

Moved by Mr. Sturdy, supported by Mr. Jachym, to grant the eight foot variance requested in Application 1416, James & Kathleen Fordyce at 45140 Brookside Court, with the specific direction that the addition match the exterior of the existing structure.

Ayes all.

2. Application No. 1417- All Seasons Sunrooms
23561 Lakepointe Drive
Clinton Twp., MI 48036

Location - Dave & Susan Jones

<table>
<thead>
<tr>
<th>Variance No.</th>
<th>Zoning Ordinance Section/Standard</th>
<th>Location</th>
<th>Required Rear Yard Setback</th>
<th>Requested Rear Yard Setback</th>
<th>Variance Required</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Ordinance 99, Article XX, Section 20.1 (bb)</td>
<td>46611 Rockledge</td>
<td>50 feet</td>
<td>38 feet</td>
<td>12 feet</td>
</tr>
</tbody>
</table>

The applicant is requesting one variance:

1. The existing property has a rear yard setback of fifty (50) feet. With the proposed fourteen (14) foot x fourteen (14) foot rear addition, the rear yard setback would be thirty-eight (38) feet. The applicant is requesting a variance of twelve (12) feet for rear yard setback.

Mr. Dave Jones and a representative of All Seasons Sunrooms addressed the Board and answered questions. They indicated the property backed up to a park and the 12-ft. variance was requested because the addition would cover the existing 14-ft. patio.

Mr. Levengood explained that allowing a rear yard setback of less than forty feet was not within their jurisdiction as specified by the Zoning Ordinance.

Mr. Sturdy commented that the Planning Commission would soon consider recommending an amendment to the ordinance to allow lesser rear yard setbacks in cases where property backs to parks or streets, etc. However, this would take time and would also have to be passed by the Board of Trustees.

Mr. Jones agreed that the addition could be redesigned, possibly to a 16 x 12 configuration which would meet the rear yard setback of 40 feet.

Mr. Doroshewitz asked to go on record being in favor of granting the original request for a 12-ft. variance under these circumstances.

Moved by Mr. Sturdy, supported by Mr. Jachym, to grant that portion of Application 1417, All Season Sunrooms, for Dave & Susan Jones at 46611 Rockledge, within the power of the Zoning Board of Appeals, not to exceed a variance of 10 feet.

Ayes all.

Moved by Mr. Jachym, supported by Mr. Sturdy, to adjourn the meeting.

Meeting adjourned at 6:20 p.m.

Respectfully submitted,

Raymond O. Sturdy, Jr.

Raymond O. Sturdy, Jr., Secretary
Zoning Board of Appeals

NOTE: Upon granting a zoning variance, a building permit is required. If denied, the applicant may appeal to Circuit Court.

The Charter Township of Plymouth will provide necessary reasonable aids and services, such as signers for the hearing impaired and audio tapes of printed materials being considered at the meeting, to individuals with disabilities at the meeting/hearing upon two weeks notice to the Charter Township of Plymouth. Individuals with disabilities requiring auxiliary aids or services should contact the Charter Township of Plymouth by writing or calling the Human Resource Office, Charter Township of Plymouth, 42350 Ann Arbor Road, Plymouth, Michigan, 48170, (734) 453-3202, TDD users: 1-800-649-3777 (Michigan Relay Service).