

**Escanaba Township
Zoning Board of Appeals**

**Special Meeting
August 9, 2022 – 7:00 P.M.**

- I. Call to Order
- II. Roll Call
- III. Approval of Agenda
- IV. Interpretation Request (Fred & Ilsa Minor)
 - a. Presentation by Township Attorney
 - b. Presentation by Applicants
 - c. Open Public Hearing
 - i. *Members of the public are asked to keep comments to five minutes or less per person.*
 - d. Close Public Hearing
 - e. Deliberation & Possible Decision by ZBA
- V. Adjourn

Escanaba Township Zoning Board of Appeals Hearing 2022-1

August 9, 2022 7 PM Escanaba Township Hall 4618 Co 416 20th Rd Gladstone MI 49837

Hearing was called to order at 7:20 pm by Chair Dean VanLoon followed by the Pledge of Allegiance.

ZBA Members present: Chair Dean VanLoon. Paul Neumeier. John Culliton, alternate for excused absent member, Bill Castle.

Motion to approve the agenda by J. Culliton. Second by P. Neumeier. All in favor. Motion passed.

Township Attorney Laura Genovich, present via televised Zoom meeting, gave a presentation that included an overview of the process at hand pertaining to the hearing being requested by Fred & Ilsa Minor for an interpretation of the township Zoning Map. Fred & Ilsa Minor feel there are zoning discrepancies on N.3 Lane Gladstone Michigan and would like clarification. *Also*

At 7:30- 7:53 pm Ilsa Minor spoke to the ZBA. She had presented to the ZBA a binder with gathered documents ~~stating that their neighbors the Williams have a bore hole on their property for a water well. The bore hole is located on the east side of the property, adjacent to the road. The bore hole is approximately 10 feet deep and is used for water. The bore hole is located on the east side of the property, adjacent to the road. The bore hole is approximately 10 feet deep and is used for water.~~ *With history of properties on N.3 Lane.*

7:54 PM Open Public Hearing Comments by:

Sara Soper, Karla Verbeek, Steve Frazer, Lynn Williams, Mike Williams, Fred Minor and Attorney for the Minors spoke during hearing. Soper, Verbeek, Frazer and Williams' all stressed they are in favor of the area being zoned RR. ~~Attorney again in favor of the area being zoned RR. To prohibit livestock and other farm~~

John Bergman read from a police report

Public Hearing Closed at 8:25 pm.

Deliberation of the ZBA was in public format. Since no conclusion could be reached without more information gathered, Chairperson VanLoon recommended the decision be tabled.

Motion was made by VanLoon to table decision for 2 weeks until August 23, 2022. Second by Neumeier. All in favor. Motion passed.

Motion was made by Neumeier to adjourn. Culliton second. All in favor. Meeting adjourned at 8:57 pm.

Next meeting of the Zoning Board of Appeals is scheduled for TUESDAY August 23, 2022 at 7:00 PM, Escanaba Township Hall 4618 County 416 20th Rd Gladstone, MI 49837.

Minutes prepared by Cathy Culliton, Recording Secretary

retractions made before presenting to ZBA. Cmc

ESCANABA TOWNSHIP ZONING BOARD OF APPEALS HEARING 7:00 pm

2022-1-SESSION II AGENDA

Escanaba Township Hall 4618 County 416 20th Rd Gladstone MI 49837

1. Call to Order
2. Pledge of Allegiance
3. Roll Call: Dean VanLoon, Chairperson
 - a. Paul Neumeier
 - b. John Culliton-Alternate for Mr. Castle
 - c. Bill Castle-Absent excused
4. Purpose of Hearing: To reconvene to decide on the correctness of the 2010 Escanaba Township Zoning Map as requested by Fred and Ilsa Minor.
5. Motion to approve minutes of August 9, 2022 hearing Session I
6. Motion to approve Agenda
7. Public Comments pertaining to Agenda
8. Member comments and discussion
9. Decision on interpretation of the township zoning map
10. Public Comments
11. Motion to adjourn hearing

Agenda prepared by Cathy Culliton, Recording Secretary

Dated for meeting of Aug 23, 2022.
Cmc

2022-1
Session 2-of-3

ESCANABA TOWNSHIP ZONING BOARD OF APPEALS HEARING SESSION II

7:00 PM August 23, 2022

Escanaba Township Hall 4618 County 416 20th Rd Gladstone MI 49837

Meeting was called to order at 7:06 pm by Chairperson Dean VanLoon followed by the recital of the Pledge of Allegiance.

Present: Dean VanLoon, Chairperson, Paul Neumeier, John Culliton-Alternate, Bill Castle-Absent-excused. Attorney Laura Genovich via Zoom conference.

Neumeier made motion to accept minutes from August 9, 2022 ZBA Hearing. Culliton Second. All in favor. Motion passed.

Motion to approve the agenda was made by Neumeier. Second by Culliton. All in favor. Motion passed.

PUBLIC COMMENTS Fred Minor

Members held discussion publicly.

Neumeier made motion that 2010 Escanaba Township Zoning Map is in-correct and the area in question located on N.3 Lane Gladstone MI, is zoned RR. Culliton second. All in favor. Motion passed.

During this special meeting following the August 9, 2022 meeting, it was found by unanimous vote of the ZBA members present that the current Escanaba Township Zoning Map, purportedly adopted by the Escanaba Township Board on October 11, 2010, is incorrect. The decision was based on evidence shown by the meeting minutes of the Escanaba Township Board at their May 12, 1997 and November 8, 2010 meetings, as well as other Township records reviewed and discussed by the ZBA.

PUBLIC COMMENTS: Jake Nyquist, Molly Barron

Motion to adjourn at 7:30 pm by Neumeier. Second by Culliton. All in favor. Motion passed.

Minutes prepared by Cathy Culliton, Recording Secretary

Dean VanLoon 8/31/2022

Approved Aug 31, 2022
Cathy Culliton

ESCANABA TOWNSHIP ZONING BOARD OF APPEALS SPECIAL MEETING AGENDA

AUGUST 31, 2022 7:30 PM

ESCANABA TOWNSHIP HALL 4618 COUNTY 416 20TH RD GLADSTONE MI 49837

1. Call Meeting to order
2. Pledge of Allegiance
3. Roll Call of ZBA Members: Dan VanLoon John Culliton Paul Nuemeier
4. Approval of Agenda
Public Comment: addressing agenda
5. Approval of Hearing meeting minutes of August 23, 2022
6. Public Comments
7. Member Comments
8. Adjournment

2022-1

ESCANABA ZONING BOARD OF APPEALS SPECIAL MEETING MINUTES

Session 3 of 3

AUGUST 31, 2022 7:30 PM

ESCANABA TOWNSHIP HALL 4618 CO 416 20TH RD GLADSTONE MI 49837

The Special Meeting was called to order at 7:30 pm by Chairperson, Dean VanLoon followed by the Pledge of Allegiance.

Roll Call: Present are Dean VanLoon, Chairperson, Paul Neumeier, Alternate-John Culliton
Absent-Excused Bill Castle

Public Comments addressing the agenda: Fred Minor

P. Neumeier made a motion to approve agenda as presented. Second by D.VanLoon. All in favor. Motion passed.

Motion to approve the August 23, 2022 meeting minutes made by p. Neumeier. Second by j. Culliton. All in favor. Motion passed.

Public Comments:

Member Comments: Chairperson VanLoon read aloud the following statement from the approved minutes:

During this Special meeting following the August 9, 2022 meeting it was found by unanimous vote of the Zoning Board of Appeals members present, that the current Escanaba Township Zoning Map, purportedly adopted by the Escanaba Township Board on October 11, 2010, is incorrect. The decision was based on evidence shown by the meeting minutes of the Escanaba Township Board at their May 12, 1997 and the November 8, 2010 meetings, as well as other Township records reviewed and discussed by the Zoning Board of Appeals.

D. VanLoon made a motion to adjourn at 7:36 pm. P. Neumeier second. All in favor. Meeting adjourned. Motion passed.

NOTE: (copies of documents with approval signature, were presented to Fred & Ilisa Minor as the requesting party of the original hearing)