

**VILLAGE OF DEXTER
ZONING BOARD OF APPEALS MEETING**

******* 7720 Ann Arbor Street *******

**Dexter Senior Center
MONDAY, August 18, 2008, 7:00 pm**

AGENDA

A. CALL TO ORDER

- B. ROLL CALL - MEMBERS:**
- | | |
|-----------------------|---------------------|
| S. Hansen | J. Rush |
| E. Bombery, Chair | M. Kimmel – PC Rep. |
| J. Lester - Alternate | R. Tell – VC Rep. |
| B. Stacey - Alternate | |

C. APPROVAL OF MINUTES –March 17, 2008 Regular meeting minutes

D. APPROVAL OF THE AGENDA

E. SITE INSPECTION (Conduct on own)

F. PUBLIC HEARINGS

Order for Public Hearings

- a. Staff presentation.
- b. Petitioner’s presentation.
- c. ZBA member reports on conversations and site inspections.
- d. Public comment (State name and address).
- e. Rebuttal by petitioner (At chairman’s discretion).
- f. Close the public comment portion of the public hearing

1. Open Public Hearing for Variance Request (ZBA Case #2008-03) 7956 Grand Street

This Public Hearing is being held to hear public comment regarding a request submitted by Habitat for Humanity for 7956 Grand Street, HD-08-06-280-028. The applicant is requesting the following variance:

Section 20.01, Schedule of Regulations for front yard setbacks in the VR, Village Residential District. The applicant is requesting a front yard setback variance to permit the construction of a 2-unit building that will encroach 15 feet into the 15 foot required front yard setback. The resulting front yard setback would be zero (0) feet.

G. BUSINESS SESSION

1. Discussion: Review of facts based on all information presented (from the application, written request for appeal, zoning ordinance, physical characteristics of the parcels, staff reports, hearing testimony). Discussion continues until a member is confident enough to propose a motion that includes a “finding of fact” and/or “conclusions”, and “rationale explaining why conclusions are reached” and “conditions” if any.
* This would be the appropriate time for the Board to call witnesses, and ask questions of owners, consultants, staff, etc.
2. Motion is proposed on “finding of fact, rationale, conclusions and conditions.”
3. Discussion on standards and requirements of the ordinance.
4. Action on the motion.

1. **Consideration of: Variance Request for 7956 Grand Street, HD-08-06-280-028 submitted by Habitat for Humanity (ZBA Case #2008-03)**

- A. Section 20.01, Schedule of Regulations, front yard setback in the VR, Village Residential District.

H. ADJOURNMENT