

**CITY OF SAUGATUCK
ZONING BOARD OF APPEALS SPECIAL MEETING
THURSDAY NOVEMBER 12, 2020 – 7:00 PM**

1. **Call to Order** by Chairperson Kubasiak at 7:00 p.m.

Attendance:

Present: Bont, Bouck, Muir, Zerfas, Ludlow, Kubasiak

Absent: None

Others Present: Zoning Administrator Osman, Clerk Wilkinson

2. **Approval of Agenda:** A motion was made by Bont second by Bouck, to approve the agenda as presented. Upon roll call vote the motion carried unanimously.
3. **Approval of Minutes:** A motion was made by Kubasiak, second by Bont, to approve the September 3, 2020 meeting minutes as presented.
Upon roll call vote the motion carried with the following vote:
Yes: Bont, Bouck, Zerfas, Kubasiak
No: None
Abstain: Muir, Ludlow

4. **New Business:**

A. Height Variance for 10 Park Street – Public Hearing: A public hearing was scheduled on this date for the height variance request for 10 Park Street.

Chairman Kubasiak declared the public hearing open for comment at 7:08 p.m.

8:17 p.m. Eric Lanning (resident/homeowner) shared details of the home design and addressed board member questions.

Chairman Kubasiak declared the public hearing closed at 8:47 p.m.

Board member Bont made a motion, second by Zerfas, to approve the application V200004 for the variance of the property on 10 Park Street for the 5 foot on the max average and for the 8 foot variance on the maximum peak height (41 foot max). The board found that the property is much lower than the street and will not be taller than the houses on adjacent properties. Because of the high water table that the house cannot have a basement, so that decided to go up because they could not go down. The first floor is really the functional basement. The natural grade of the property is clearly unique, sitting below the grade of the street. The geography of the site exists and is not self-created. Upon roll call vote the motion passed unanimously.

5. **Unfinished Business:** None

6. **Communications:** None

7. **Public Comments:** None

8. **ZBA Comments:** Board Member Kubasiak complimented the board on their handling of the variance request and thanked them for going to look at the property.

9. **Adjourn:** A motion was made by Bont, second by Bouck to adjourn the meeting at 8:55 p.m. Upon roll call vote the motion passed unanimously.

Respectfully Submitted,

Erin K. Wilkinson
City Clerk