

CHARTER TOWNSHIP OF PORTSMOUTH

NOTICE OF PUBLIC HEARING VARIANCE REQUEST

TO: THE RESIDENTS AND PROPERTY OWNERS IN THE CHARTER TOWNSHIP OF PORTSMOUTH

Notice is hereby given that the Portsmouth Township Zoning Board of Appeals will hold a public hearing on the **1st day of August 2024 at 6:00 p.m.** in the meeting room of the Portsmouth Township Hall, 1711 W Cass Avenue Rd, Bay City, Michigan 48708, to consider at the request of the owner of the below described property, Keith Jensen, as agent for Flourish Services, L.L.C, to receive a variance from the requirements of the Township zoning ordinance, if granted, which would provide the following relief from the Township zoning ordinance, being Ordinance 40 as amended from time to time.

The property is located at 1759 W. Youngsditch Road, Bay City, Michigan, 48708, and is currently zoned multi-family residential. The multi-family residential district requires certain construction standards, to wit: there must be a 100-foot set-back from the property line to the west. The building currently located on said parcel is only approximately 60-feet from said property line and they are seeking a variance of +/- of 40 feet in an attempt to comply with the Township ordinance while not needing to reconstruct the building.

The second variance request is that the ordinance requires a minimum of ten acres for institutional uses such as uses for developmentally disabled individuals. The parcel of property currently has 5.97 acres and therefore, the applicant is seeking a 4.03 acres variance to utilize the existing parcel and keeping compliant with the zoning ordinance.

A third requested variance is that there is fencing required on the side and rear yard. The applicant is seeking this variance be granted to avoid the institutional appearance of fencing for operation of the facility to provide daily services of training and education of autistic individuals although the third yard to the west which is non-compliant with the current set backs may be required by the Zoning Board of Appeals or the Planning Commission at a subsequent Planning Commission meeting to provide certain screening and/or bushes, shrubs or fencing as required by the board.

You are welcome to attend and express your views to the Zoning Board of Appeals or you may inspect the application and documentation submitted in support of this request and provide written communication to the Zoning Board of Appeals. You may also ask others to express your views if you wish.

The application and supporting documentation are available for inspection at the office of the township clerk between the hours of 9:30am and 11:30am Monday through Thursday, excluding holidays. All written comments must be received by the day of the hearing.

Portsmouth Township will provide necessary reasonable auxiliary aids and services, such as signers for the hearing-impaired and readers for the printed materials being considered at the hearing, to individuals with disabilities at the hearing upon 10 days' notice. Individuals requiring auxiliary aids or services should contact the Township by writing or calling:

Judy Bukowski, Clerk, ADA Coordinator
Township of Portsmouth
1711 Cass Avenue
Bay City MI 48708
(989) 892-7221

PORTSMOUTH CHARTER TOWNSHIP
Judy Bukowski, Clerk