

# FRANKENLUST TOWNSHIP

## NOTICE OF PUBLIC HEARING OF FRANKENLUST TOWNSHIP ZONING BOARD OF APPEALS

TO: THE RESIDENTS AND PROPERTY OWNERS WITH FRANKENLUST TOWNSHIP

Please take notice that the Frankenlust Township Zoning Board of Appeals will conduct a public hearing on Wednesday, October 18, 2023, at 6:00 p.m. in the meeting room of the Township Hall at 2401 Delta Rd., Bay City, Michigan, 48706 at the request of Linda S. and David Conger of 2899 Evergreen Drive, Bay City, Michigan, 48706. The applicants have requested that the property at 2899 Evergreen Drive, having tax parcel number 039-040-200-215-03 be granted a variance for the rear yard setback from the Zoning Ordinance requirement of 35 feet to a 19-foot setback, which would be a 16-foot variance. They are additionally requesting a front yard variance of 6 feet to a 19-foot setback and the Zoning Ordinance requires front yard setbacks to be 25 feet. The property is zoned R3, and the setbacks enunciated in this notice are the requirements for R3 zoning.

The applicants indicate that there is a hardship due to the fact that they own property behind their home, but the property is in the municipal jurisdiction of the City of Bay City, and the lots may not be combined. Therefore, they were allowed to build a house on a lot that appears to be too small and in order to enclose the back deck into a three-season porch and

continue to utilize the front of the house, if it is necessary they have a variance to enable them to rebuild the house or finish off the addition as appropriate.

You are welcome to attend, or you may express your views in writing or have others attend on your behalf. You may review the application for consideration if you choose, at the offices of the Clerk, 2401 Delta Road, Bay City, Michigan, 48706-9340, between the hours of 9:00 a.m. and 11:00 a.m., or 1:30 p.m. and 3:00 p.m., Monday, Tuesday, Thursday, or Friday, excluding holidays. All written communications must be received by the Clerk's Office prior to the date of the scheduled meeting.

The Township of Frankenlust will provide necessary reasonable auxiliary aids and services, such as signers for the hearing impaired and readers for printed materials being considered at the hearing, to individuals with disabilities who are present at the hearing, upon ten (10) days' notice. Individuals requiring auxiliary aids or services should contact the Township by writing or calling: Deborah Fisher, Clerk, Township of Frankenlust, Telephone: (989) 686-5300.