

**CHARTER TOWNSHIP OF HAMPTON
BOARD OF APPEALS MEETING
OCTOBER 20, 2022**

The regular meeting of the Charter Township of Hampton Board of Appeals was called to order at 7:00 p.m. by Chairperson Noble in the Boardroom of the Hampton Township Administrative Offices.

PRESENT: Spyhalski, Wisniewski, Noble,
ABSENT: Brey, Howell
ALSO PRESENT: Hewitt, Hebner, and 3 people in the audience

Motion by Spyhalski seconded by Wisniewski that the minutes of the September 15, 2022, meeting be approved with the following changes: The two anonymous letters read at the previous meeting be noted from Joan Polisuk, 1277 Harding and Katie Dinsmoore, 1421 Harding, and that the reading of the minutes be waived. Motion carried.

COMMUNICATIONS:

There were no communications.

UNFINISHED BUSINESS:

There was no unfinished business.

NEW BUSINESS:

Lutz Brothers Construction, representing, John & Gale Thayer, 1750 Alpine Ct, appeared before the board to request a variance of 10' from the rear yard setback for an addition to the rear of the house.

Discussion was held on the following: The addition would be 20' from the rear lot line and not 30' as the ordinance states. The property is a corner lot. This is the only location for the addition to be located. Addition is for a full bath and family room. The applicant would like all living space to be located on the main level. There is currently a patio where the addition would go. The addition will have a full foundation and exit door. There is a fence at the rear property line and the only thing behind the fence is the neighbor's driveway.

At this time the public hearing was open to the public. No one addressed the board.

Motion by Spyhalski seconded by Wisniewski that the Board of Appeals of the Charter Township of Hampton, hereby reverses the denial of a building permit to John & Gale Thayer, 1750 Alpine Ct. under notice of appeal No 22-04, for the reason that there is either unnecessary hardship (or) there is practical difficulty in carrying out the strict letter of Ordinance No. 36A, and said applicant has demonstrated the existence of the conditions set forth in Chapter 7, Table 3 thereof. The reasons being it is a corner lot, the encroachment would not change to the fence line, and there would be no consequences to the neighboring lot. Also a condition that no other variances are allowed.

AYES: Spyhalski, Wisniewski, Noble
NAYS: None
ABSENT: Brey, Howell
Motion carried

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OPEN TO THE PUBLIC:

No one addressed the board.

ANNOUNCEMENTS:

There were no announcements.

Motion by Wisniewski seconded by Spyhalski that the meeting adjourn. Motion carried.
Meeting adjourned at 7:20 p.m.

Respectfully submitted:

Ruth Noble, Chairperson
Jodie Hebner, Recording Secretary