

**ONEIDA CHARTER TOWNSHIP ZONING BOARD OF APPEALS
HELD NOVEMBER 6, 2024
AT 6:00 P.M.**

MEMBERS PRESENT: CHAIRMAN GROSTEFON, MEMBERS SCHROEDER, SHILTON AND SCHULTZ. EXCUSED STAHELIN.

OTHERS PRESENT: ZONING ADMINISTRATOR GOSCHKA, APPLICANTS MR. AND MRS. KENNETH SHAY. RESIDENT NEIGHBORS MR. AND MRS. ROBACH. SUPERVISOR COOLEY.

1. Call to Order.
2. Pledge of Allegiance
3. Additions to and approval of the Agenda. There were no additions and Motion was made to approve the Agenda by Mrs. Schultz and approved by Mrs. Schroeder. Motion Carried.
4. Minutes of June 4, 2024 were approved in a motion made by Mrs. Shilton and supported by Mrs. Schroeder. Motion Carried.
5. Public Hearing for Mr. and Mrs. Kenneth Shay of 5648 Meranda Lane who are requesting a variance of 20 foot for the front yard setback area to build a 8 foot tall fence.

Chairman Grostefon asked if the Applicant would like to explain the request. Mr. Shay said that the road where they live ends in a cul-de-sac and that their home sets back 600 feet from the road. They have a 10-foot-wide driveway and there is a significant 25 ft. drop from the road way to the home. If he was to build the fence with the allowed set back it would not be seen from the road. He is requesting to build a fence of aluminum with brick pillars that would match his home. He felt that the fence would increase curb appeal in the subdivision. He had provided pictures of the Fence for the Board to look at.

Chairman Grostefon asked how the fence would improve the property? The pictures provided showed an attractive aluminum fence with brick pillars.

Mrs. Schultz noted that this property was not a part of the platted subdivision and asked Mr. Shay if he had a problem with trespassers coming on to the property thinking it was a vacant access to the river. He said that he did. Mrs. Schultz asked if he planned to install a gate in the proposed

fence. He said he did not have electricity at the road but might consider running electricity to operate a gate.

Zoning Administrator Goschka pointed out that the property was zoned R2-A like the surrounding subdivision.

Chairman Grostefon read Section 3-11 regarding fences from the Ordinance.

Mrs. Schultz read from page 18.5 C. Non-Use Variance requirements.

Chairman Grostefon asked if there was anyone present who wished to address the request. Mrs. Robach, a neighbor directly next to the property, came forward and gave a handout to the board members. She pointed out there were no sidewalks in front of the Shay property. She felt that the fence would be an obstruction and a safety hazard. Her children play on the Shay property and she said the Shay's come up the driveway very fast and the bushes are a hazard that are in the right-of-way and a fence would be a further hazard.

Mr. Shay noted that the fence would be behind the existing bushes and would be aluminum with brick posts 52 feet apart. He also said he was willing to go to a 6-foot fence instead of 8 foot.

After all discussion, Motion was made by Mrs. Schroeder to approve the requested 20-foot variance for a 6 foot fence. Roll Call Vote: Aye: Mrs. Schroeder, Mrs. Shilton, Mrs. Schultz, Chairman Grostefon. Nay None. Excused Mr. Stahelin. Motion Carried. Appeal Granted.

6. Public Comment: There was none.
7. Any Other business: Zoning Administrator Goschka let the Board know that there was an up coming request for variance for December 3, 2024.
8. Meeting was adjourned at 6:40 p.m.

Minutes respectfully submitted by Jan Schultz.

APPROVED:



Mr. Adam Grostefon, Chairman