

**CITY OF BRIGHTON
ZONING BOARD OF APPEALS
MINUTES
June 14, 2018**

1. Call to Order

Chairman Angst called the meeting to order at 7:01 p.m. and the following members were present:

2. Roll Call

David Chaundy - Absent
Russ Gottschalk – Present
Doug Angst – Present
Dave Senak – Absent
David McLane – Absent
Alicia Urbain – Present
Renee Pettengill – Present
Barbara Curtis—Present

Michael Caruso, Senior Community Development Associate

Audience – 1

Moved by Board Member Urbain, seconded by Board Member Gottschalk, to excuse the absent members. The motion passed unanimously.

3. Approval of the May 10, 2018 Meeting Minutes

Moved by Board Member Pettengill, seconded by Board Member Urbain, to approve the meeting minutes of May 10, 2018 as presented. The motion passed unanimously.

4. Approval of the June 14, 2018 Agenda

Moved by Board Member Pettengill, seconded by Board Member Urbain, to approve the agenda as presented. The motion passed unanimously.

Old Business

New Business

5. Devin Kirby, 125 N. Fourth Street, is proposing to construct a privacy fence 6 feet in height beyond the foremost position of the principal building on the non-addressed front yard side of the property. A variance to allow a privacy fence 6 feet in height is being requested.

Mr. Kirby presented his request and stated his hardship was lack of privacy due to people parking along State Street and cutting across his yard to get to Keehn Funeral Home.

Mr. Caruso stated the proposed fence would go along State Street. He stated a 6 foot fence is allowed in the side yard but cannot go past the house. A fence that goes beyond the house is only allowed to be 3 feet in height. Mr. Caruso discussed the issue of funeral home visitors parking along State Street and cutting through yards due to there being no sidewalks on State Street. He discussed a previous variance that had been granted due to the same reasons.

Board Member Pettengill discussed the fence height not being noticeable since the road sits higher.

Chairman Angst opened the call to the public for this variance at 7:13 p.m. Hearing and seeing none the call to the public was closed at 7:14 p.m.

Board Member Pettengill stated she has the same issue with people from the funeral home parking on her yard as well.

Moved by Board Member Gottschalk, seconded by Board Member Pettengill, to approve a variance of up to 3 feet, due to the hardship of privacy. The motion passed unanimously. Pettengill-Yes, Urbain-Yes, Angst-Yes, Curtis-Yes, Gottschalk-Yes

Other Business

6. Staff Updates

Mr. Caruso stated there were no submittals for the July meeting yet. He also informed the Board of changes to the fee schedule that will raise the price for ZBA Applications to \$650. Mr. Caruso discussed issues with properties that must seek variances due to being legally nonconforming and stated he would be discussing this with attorneys and the City Manager.

7. Call to the Public

Chairman Angst opened the call to the public at 7:25 p.m. Hearing and seeing none the call to the public was closed at 7:25 p.m.

8. Adjournment

Moved by Board Member Pettengill, seconded by Board Member Urbain, to adjourn the meeting. The motion passed unanimously. Chairman Angst closed the meeting at 7:26 p.m.

Respectfully submitted,

Wendy Ayala
Recording Secretary