

**DAVISON TOWNSHIP
ZONING BOARD OF APPEALS
REGULAR MEETING MINUTES
July 11, 2017**

MEMBERS PRESENT: Chairman John Jelinek, Vice Chair Carol Hagler, Richard Hill, Keith Garman, Pat Miller

Attorney Charlie Forrest

Planning/Zoning Admin. Charm Healy

Building/Assessing Supervisor Jeremy Smith

Wade Trim Planner Nick Lomako

MEMBERS ABSENT: Nancy Davis, Dale Green

OTHERS PRESENT: Dr. Tim Harris, Todd Wiskur, Kyle Ream

CALL TO ORDER

The regular meeting of the Zoning Board of Appeals was called to order at 7:00 p.m. at the Davison Township Municipal Building, 1280 N. Irish Road, Davison, MI 48423.

PREVIOUS MINUTES

MOTION BY R. HILL, SECOND BY C. HAGLER to approve the June 13, 2017 regular meeting minutes as presented. Motion carried unanimously.

TABLED ITEMS

Interpretation of Local Landscape Irrigation requirements (Section 1713.5(b))

The applicant, Dr. Tim Harris, is proposing an alternative irrigation system for the landscaping and green space at his facilities located at 1016 S. State Road. The system would be completely underground, except approximately 18” of hose connected to the faucet located on the south side of the building. There will be a timer connected to the hose as to make sure the watering is done on a daily basis and can be winterized when needed. He is asking if this is acceptable for the interpretation of an alternate system.

Nick Lomako gave the interpretation for the ordinance as meaning an underground water distribution lines with “pop-up” spray heads connected to a permanent water supply (private well or public system). The system would be consistent and predictable, and not left to the whim of the owner/occupant (who may neglect to water by hose, or not do it as often as may be required to maintain the plant materials in a healthy condition).

Jeremy gave the Administrative review stating there were 8 items on the plan that were requested to be amended, the Planning Commission approved the first 7 items and the final item was the alternate irrigation system. It was decided that the Zoning Board of Appeals would have to define the interpretation of section 1713.5.b.

**DAVISON TOWNSHIP
ZONING BOARD OF APPEALS
REGULAR MEETING MINUTES
July 11, 2017**

There was discussion about how the system would work, where it was located, the type of hose and a permanent hookup, and if a variance would be necessary if adjustments could be made to the plan presented tonight. It was decided that the irrigation line needs to be plumbed into the building with a timer, backflow preventer, and enclosed in a weather proof enclosure.

The management of Hungry Howie's, Arby's and a resident, Susan Adams, sent letters of approval for the proposed irrigation system presented.

The applicant withdrew his variance request since the board felt his presentation, with the changes requested, was considered a permanent system.

MOTION BY P. MILLER, SECOND BY C. HAGLER to accept the applicant's withdraw of Case #16-V-2017-1 and as an alternative irrigation system required an engineered drawing of approximately 18" of plumbing line permanently ran into the building with timer, control box and vacuum breaker. Motion carried unanimously.

OLD BUSINESS

None

NEW BUSINESS

None

PUBLIC COMMENT

The public comment period was opened at 8:03 p.m. and there were no comments made.

TOWNSHIP INFORMATIONAL UPDATE

Black Rock update
Irish Road sewer extension update

ADJOURNMENT

The meeting was adjourned at 8:04 p.m.

Dale Green, Secretary