

LAKE TOWNSHIP

Huron County, Michigan

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LAKE TOWNSHIP NOTICE OF PUBLIC HEARING

NOTICE is hereby given that the **Lake Township Zoning Board of Appeals** will hold a public hearing on **Wednesday, August 3, 2005** at the Lake Township Hall located at 4988 W. Kinde Road, Caseville, Michigan at **7:30 P.M.**

This hearing is to consider a variance request from Mark Scott who owns property at 4760 Port Austin Road, Caseville, Michigan, Property Code No: 3213-016-319-50.

Said applicant is requesting a variance from the following sections of the Lake Township Zoning Ordinances of 1992, as amended:

- Chapter VII, Section 7.04(3)(a) Reconstruction or Movement of Nonconforming Buildings and Structures, which states, in part, "Should a nonconforming building or structure be destroyed to an extent of more than fifty (50%) percent of its replacement value, exclusive of the foundation, it shall be reconstructed only in conformance with the provisions of this Ordinance.
- Chapter VII, Section 7.03(6)(a) "Ground floor area shall not exceed 720 square feet;
- Chapter VII, Section 7.03(6)(b) "The floor area of a second story shall not exceed 360 square feet;"

The variance requested is to allow the following:

1. Rebuilding of a non-conforming building inasmuch as this property is located in the R-1 Zoning District, Single Family Residential, and has multiple dwellings on said property.
2. Rebuilding of a non-conforming structure with 882 square feet on the ground floor, which will exceed the allowable square footage for such structures.
3. Building of a second floor which will exceed the allowable 360 square feet of gross floor area.

All comments written and oral will be entered into the record if received prior to August 3, 2005.

Valerie McCallum
Clerk