

**COLUMBIA CHARTER TOWNSHIP**  
**Zoning Board of Appeals**  
**Columbia Charter Township Hall**  
**8500 Jefferson Road, Brooklyn, MI, 49230**  
**June 6, 2024 at 7:00pm**

**AGENDA**

The Zoning Board of Appeals welcomes Public Comments.  
Anyone wishing to address the Board should only do so once recognized by the Chairperson.  
Comments shall be limited to three minutes.

**1. Call to Order**

**2. Pledge of Allegiance**

**3. Roll Call**

**4. Approval of Agenda**

**5. Public Comments**

**(Unrelated to agenda items)**

**6. Variance Requests**

**a. Public Hearing: (V 24-013) 2697 Almeda Court.**

**Owner:** Gregory Kinney

**Location:** 2697 Almeda Court. Clarklake, MI 49234 (Tax ID #: 000-19-22-103-001-00)

**Request:** Variance application to permit a new 936-square foot two-story single-family dwelling with an attached 355-square foot garage on an approximately 5,400-square foot property. There is an existing non-conforming dwelling on the property, which is intended to be razed. The proposed dwelling will be 5 feet from the east side lot line and 5 feet from the west side lot line; where 10 feet is required from all side lot lines, Article 3: Table 3-4.

**b. Public Hearing: (V 24-014) Vacant on Kelley Road**

**Owner:** Glenn & Javana Horton

**Location:** Vacant on Kelley Road, Brooklyn, MI 49230 (Tax ID #: 000-19-34-304-014-00)

**Request:** Variance application to permit a new 1,169-square foot two-story single-family dwelling with an attached 603-square foot garage on an approximately 10,000-square foot property. The property is currently vacant. The proposed dwelling will be 9 feet from the north side lot line and 9 feet from the south side lot line; where 10 feet is required from all side lot lines, Article 3: Table 3-4.

**c. Public Hearing: (V 24-015) 3217 Ocean Beach Rd.**

**Owner:** Patrick & Kathleen O'Brien; & Ron Ferrell

**Location:** 3217 Ocean Beach Rd. Clarklake, MI 49234

(Tax ID #: 000-19-15-376-002-03 & 000-19-15-376-002-04)

**Request:** Variance application to divide a parcel and reconfigure the property boundaries. The proposed parcel width and frontage will be less than the required 80 feet, per the Zoning Ordinance. 80 feet lot width and frontage is required for a parcel in the RS-Residential Suburban Zoning District, Article 3: Table 3-4.

**7. New/Old Business**

- a. Approval of May 16, 2024, Meeting Minutes

**8. Announcements by the Chairperson or Zoning Administrator**

**9. Adjournment**