

**SAUGATUCK TOWNSHIP ZONING BOARD OF APPEALS**

**Tuesday, June 27, 2017 4:00 p.m.**  
**Saugatuck Township Hall**  
**3461 Blue Star Hwy, Saugatuck, MI 49453**

**MINUTES**

Vice-Chairman Bill Rowe called the meeting to order at 4:00 p.m.

**Members present:** Bill Rowe, Mark Putnam & Catherine Dritsas.

**Also present:** Zoning Administrator, Steve Kushion.

**Review and Adopt agenda:** Motion by Putnam seconded by Dritsas to approve the agenda. Unanimously approved.

**Approval of minutes:** Motion by Dritsas seconded by Putnam to approve the minutes of May 15, 2017. Unanimously approved.

**Public Comments and Correspondence:** None

Request for Variance to allow a sign to have a LED message board, contrary to Section 40-634(e), Saugatuck Township Fire District, 3342 Blue Star Highway, 0320-010-018-50.

Captain Chris Mantels did a computer generated presentation. He stated that the old dilapidated sign had to be moved due to the non-motorized trail. He read some samples on what would be displayed on the LED sign. The new sign would not be in the ROW. He stated that he could send a message from his smart phone which would then be displayed on the LED sign. The LED sign is part of the Community Risk Reduction plan which could lower your insurance rates for businesses and properties in the district. The sign would be 4' x 6' and stand 7'6" and would be located about a foot from the ROW. He mentioned the sign has an automatic dimming function and that messages would change every 10 seconds and would not be a distracting blinking sign.

Dritsas felt that the variance would change the essential character of the area. She believes that the LED sign would lead to more LED signs.

Z.A. Kushion stated that if the variance was not approved today he could bring language to the planning commission to exempt governmental agencies from the sign ordinance to allow them to use LED signs.

**Motion by Putnam to table the variance seconded by Dritsas.** Unanimously approved.

Request for Variance to allow a front yard setback of 25 feet, contrary to the 40 foot front yard setback required in Sec 40-277(3)a, John and Elizabeth Laphan, vacant property on Indian Point Dr. 0320-014-030-10.

Kurt Van Gelder, Glacier Construction, stated that the lot is odd shaped which creates a narrow building envelope. The change in the setbacks would help in construction and would avoid unnecessary clearing and grading.

Liz Engel, 3041 Indian Point, was not opposed to the variance.  
Ryan Lark, adjacent owner to Laphan, was not opposed to the variance.

Z.A. Kushion stated that the steep grade at the rear of the property and the unusual shape of the parcel takes away the buildable area.

Dristas noted that it was significant request for a variance and she would feel more comfortable about giving less of a variance.

**Motion by Putnam to grant the variance to allow a front yard setback to 30 feet verses 25 feet, Dristas seconded.** Unanimously approved.

Chairperson Rowe asked Z.A. Kushion to follow up with the planning commission regarding the sign ordinance. Z.A. Kushion replied that he shouldn't have a problem putting it on at their July meeting.

There being no further business meeting adjourned at 4:35 pm.

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Lori Babinski, Recording Secretary