

**MINUTES SILVER CREEK TOWNSHIP
ZONING BOARD OF APPEALS HEARING HELD ON MARCH 21, 2019**

ORGANIZATIONAL MEETING

Chairman Bruce Nevins called the Zoning Board of Appeals Hearing to order at 7:00 p.m. on Thursday, March 21, 2019. The Pledge of Allegiance to the Flag of the United States of America was recited.

MEMBERS PRESENT: Dave Grabemeyer, Jean Rowe, Bruce Nevins, Mike Glynn, Adele Straub, alternate Thom Brown

OTHERS PRESENT: Recording Secretary Lindsay Krohne

ABSENT: None

DISCUSSION OF MARCH 20, 2019 MINUTES

It was decided by the members to approve the March 20, 2019 minutes at the next ZBA hearing on April 3, 2019 since they hadn't had time to review them yet.

ORGANIZATIONAL MEETING

Jean Rowe questioned having two meetings in one night. Mike Glynn commented that two meetings in one night could be done with a proactive chairman, who could gage the difficulty of the variance requests and decide whether it would be too intensive to have them in one night, as well as having a case where there is a lot of public interest. Discussion took place and everyone agreed that it should be considered on a case by case basis when two requests are received so close together.

Jean Rowe stated that she believes they should rotate chairs every year or every other year. Mike Glynn commented that it is an every year annual thing. He added that they haven't formalized any bylaws, but an organizational meeting needs to be held every year.

Jean Rowe asked if the ZBA is supposed to meet with the Planning Commission, and Mike Glynn answered that it is a good idea. He added that Dave was appointed to the ZBA and is also on the Planning Commission, so he can communicate to the Planning Commission any issues or patterns happening.

Discussion on the Standards of Review took place, and that our procedure requires us to read them into the minutes.

Adele Straub asked if there is a ZBA report given at the Planning Commission meetings and how in depth and it was discussed that there isn't currently much interaction other than notifying them that there was a hearing.

Bruce Nevins asked who sets a penalty when criteria isn't met for a variance, referring back to the Praklet variance for a pier business, where there was a requirement to put up a fence and it

took a long time to go up. Mike Glynn explained that you can require that something be completed in a timely manner, or give a generic time frame.

ELECTION OF OFFICERS

**MOTION TO ELECT JEAN ROWE AS ZONING BOARD OF APPEALS
CHAIRPERSON**

Mike Glynn nominated Jean Rowe for chairperson. Adele Straub seconded. Motion passed by voice vote.

**MOTION TO ELECT BRUCE NEVINS AS ZONING BOARD OF APPEALS VICE-
CHAIR**

Jean Rowe nominated Bruce Nevins for vice-chair. Dave Grabemeyer seconded. Motion passed by voice vote.

**MOTION TO ELECT ADELE STRAUB AS ZONING BOARD OF APPEALS
SECRETARY**

Jean Rowe nominated Adele Straub for secretary. Dave Grabemeyer seconded. Motion passed by voice vote. Adele Straub stated that she accepted, but would be finished on the Zoning Board of Appeals at the end of her term, which expires in December of 2019.

ADJOURNMENT

The Zoning Board of Appeals adjourned at 7:35 p.m.

Lindsay Krohne, Recording Secretary

Adele Straub, Secretary

To be approved at the next Zoning Board of Appeals meeting