

*Robert C. Crawford, Supervisor
Robert Buechler, Clerk
George Wells, Treasurer*



*Adam Armbruster, Trustee
Scott Bradley, Trustee
Linda Bruckner, Trustee
George Kish, Trustee*

**FORT GRATIOT CHARTER TOWNSHIP
ZONING BOARD OF APPEALS
COUNTY OF ST. CLAIR, MICHIGAN**

PLEASE TAKE NOTICE that a public hearing during a regular meeting of the Fort Gratiot Charter Township Zoning Board of Appeals will be held on **Tuesday, September 17, 2024** beginning at 7:00 o'clock p.m., in the Gardendale Meeting Room at the Fort Gratiot Municipal Center, 3720 Keewahdin Road, Fort Gratiot, Michigan 48059, for the purpose of reviewing this request, to hear comments and/or objections and to take action.

APPLICANT: John Adair, 4556 Lakeshore Road, Fort Gratiot, MI 48059

OWNER: Lakeshore Cottage FG LLC, 627 Fort Street, Port Huron, MI 48060

REQUEST: For an 8' west side yard and 1' north front yard setback variances and a Class A Designation on proposed attached accessory structure addition

LOCATION: 4552 Lakeshore Road

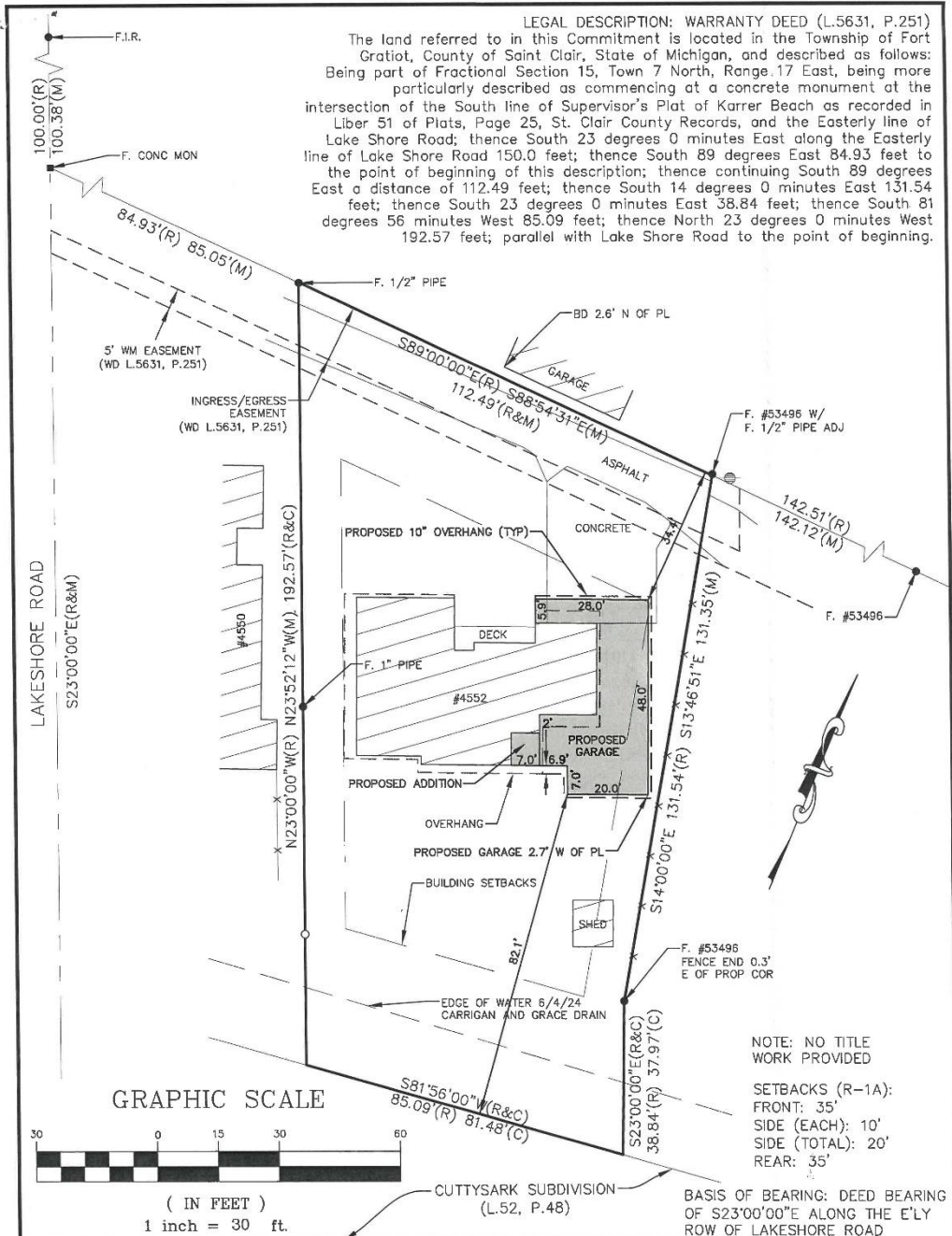
PARCEL ID #: 74-20-015-3002-000

LEGAL: BEG S23 DEG E 150 FT & S89 DEG E 84.93 FT FROM SW COR KARRER BEACH PLAT, TH S89 DEG E 112.49 FT, TH S14 DEG E 131.54 FT, TH S23 DEG E 38.84 FT, TH S81 DEG 56'W 85.09 FT, TH N23 DEG W 192.57 FT TO BEG. ALSO UND 1/3 INT IN BEACH LYING E OF THIS DESC FRAC SECTION 15 T7N R17E 0.40 A

All property owners within 300' of the property described herein, by law, must be notified. The applicant, owner, or a representative must be present for action to be taken. The public will have an opportunity to deliver comments during the *Public Comment* portion of the meeting. Each person wishing to address the Zoning Board of Appeals is given three (3) minutes to speak, all comments must be addressed to the Chair, and questions will not be taken at that time. Upon hearing all public comment, the public hearing is closed and no additional public comment will be heard. Written comments may also be submitted prior to the meeting by mail, email or hand delivered, and must be received by 4:00 PM on the meeting date to be distributed to the Zoning Board of Appeals.

If you have any questions regarding this request, please contact the Office of Community Development at (810) 385-4489 extension 1113 or at planning@fortgratiot.us prior to the meeting.

*** * * D R A W I N G O N R E V E R S E * * ***



LEGEND

- SET 1/2" IRON WITH REF CAP
- SET CONCRETE MONUMENT
- FOUND PROPERTY IRON
- FOUND CONCRETE MONUMENT
- FENCE LINE
- ⊕ GOVERNMENT CORNER
- CENTERLINE
- RIGHT-OF-WAY LINE
- (R) RECORDED DATA
- (M) MEASURED DATA
- (C) CALCULATED DATA

SURVEYOR'S CERTIFICATE
 AS A PROFESSIONAL SURVEYOR IN THE STATE OF MICHIGAN, I HEREBY STATE THAT I HAVE CAUSED TO BE SURVEYED THE PARCEL OF LAND DESCRIBED AND DELINEATED HEREON, THAT SAID PLAT IS A TRUE REPRESENTATION OF THE SURVEY AS DIRECTED BY ME, AND THE RELATIVE POSITIONAL PRECISION OF THE CORNERS IDENTIFIED FOR THIS SURVEY AND SHOWN ON THE MAP ARE WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING. I CERTIFY THAT THE REQUIREMENTS FOR 1979 PA 132, MCL 54.213 HAVE BEEN MET.

Robert J. Arnold Jr.
 Robert J. Arnold Jr., P.S. No. 52471



CERTIFICATE OF SURVEY		
BOUNDARY SURVEY AND VARIANCE DRAWING OF PARCEL #74-20-015-3002-000 BEING PART OF SECTION 15, FORT GRATIOT TOWNSHIP (T7N-R17E), ST. CLAIR COUNTY, MICHIGAN FOR: JOHN ADAIR		
CIVIL ENGINEERS & LAND SURVEYORS 519 HURON AVE. PORT HURON, MI 48060 TEL: 810-984-5596 FAX: 810-984-8760 Web Page: www.bmjinc.com Email: mail@bmjinc.com		
SCALE: 1"=30'	DATE: 06-05-2024	
SURVEYED: BE	DRAWN: CMC	CHK'D: RJA
JOB NO. 2405-18	PAGE 2 OF 3	