



ZONING BOARD OF APPEALS APPLICATION FOR PUBLIC HEARING

For Office Use Only

Parcel #: 468-0089-001
File #(s): V.24-007
Type: Variance #550

The completed original application must be submitted with 2 copies of the pertinent data, as required and outlined in the Fort Gratiot "Procedures Guide for Submittal to Zoning Board of Appeals" and the applicable filing fee. The ZBA meets on the 3rd Tuesday of each month at 7:00 PM in the Township Administration Building. The applicant, owner, or a representative must be present for the Board to act on the request. DO NOT SUBMIT COPIES OF THE APPLICATION; SUBMIT THE ORIGINAL ONLY.

Property and Owner/Applicant Information.

Location/Address: 2959 MAPLEWOOD DR FORT GRATIOT, MI Lot/Unit/Map #: #74-20-297-0001-006 AND -468-0089-00
Owner Name: ALLEN SHAW & THERESA TURNBULL Phone: 586-242-4698
Mailing Address: SAME AS ABOVE Email: allenbshaw@COMCAST.NET
If different from owner-
Applicant Name: _____ Phone: _____
Mailing Address: _____ Email: _____

Description of Appeal. Provide a brief description of the appeal. For a variance request, the distance to the nearest fire hydrant MUST be provided. Incomplete requests will be returned to the applicant for completion. See the "Procedures Guide for Submittal to Zoning Board of Appeals" for specific instructions.

Ordinance Number or Section: 38-441, 38-618, 38-675 Zoning District: R1A
Surrounding Property Zoning: N: R1-A S: R1-A E: PARK # LATE W: R1-A Master Plan Designation: SINGLE FAMILY
Proposed: (Plot plan MUST be attached) JOIN TWO LOTS (APPLICATION SUBMITTED), DEMO AND REMOVE SHED AND GAZEBO, DEMO AS REQUIRED 4-STORY DWELLING AND RECONSTRUCT 2-STORY DWELLING AND ATTACHED GARAGE.
- PLEASE SEE ATTACHED SITE PLAN AND SURVEY DOCUMENTS -
Reason: ESTABLISH PERMANENT RESIDENCE.

The undersigned deposes that foregoing statements, answers, and accompanying information are true and correct and grants permission for authorized township representatives, Zoning Board of Appeals members and the Zoning Administrator to enter the above described property/properties for the purposes of gathering information related to this application.

Allen Shaw Signature of Owner 11-4-24 Date Theresa Turnbull Signature of Applicant 1-4-24 Date

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Request:

VARIANCES & CLASS A DESIGNATION PER ATTACHED SURVEY.

SEE FILE FOR DETAILS

Public Hearing Date <u>12/17/2024</u>	Publication Date (not less than 15 days) <u>12/02/2024</u>	Decision	Expiration Date of Approval
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Charter Township of Fort Gratiot Code of Ordinances can be accessed at www.municode.com

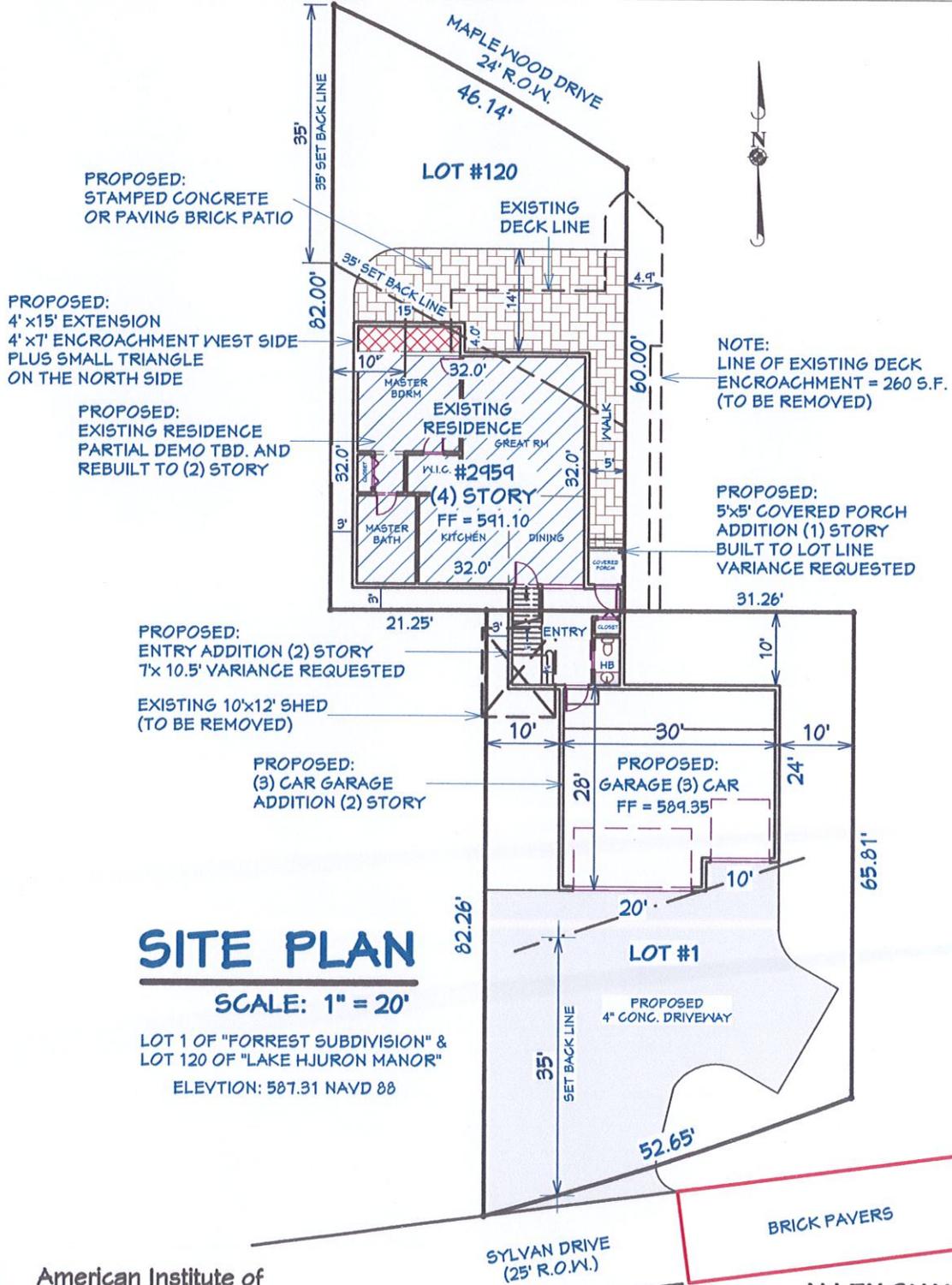
3720 KEEWAHDIN ROAD, FORT GRATIOT, MICHIGAN 48059 | PH (810) 385-4489 | planning@fortgratiot.us

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Fort Gratiot Township



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 by Gerald Fournier

3825 Riverview Ter S
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SITE PLAN

SCALE: 1" = 20'

LOT 1 OF "FORREST SUBDIVISION" &
 LOT 120 OF "LAKE HURON MANOR"
 ELEVATION: 587.31 NAVD 88

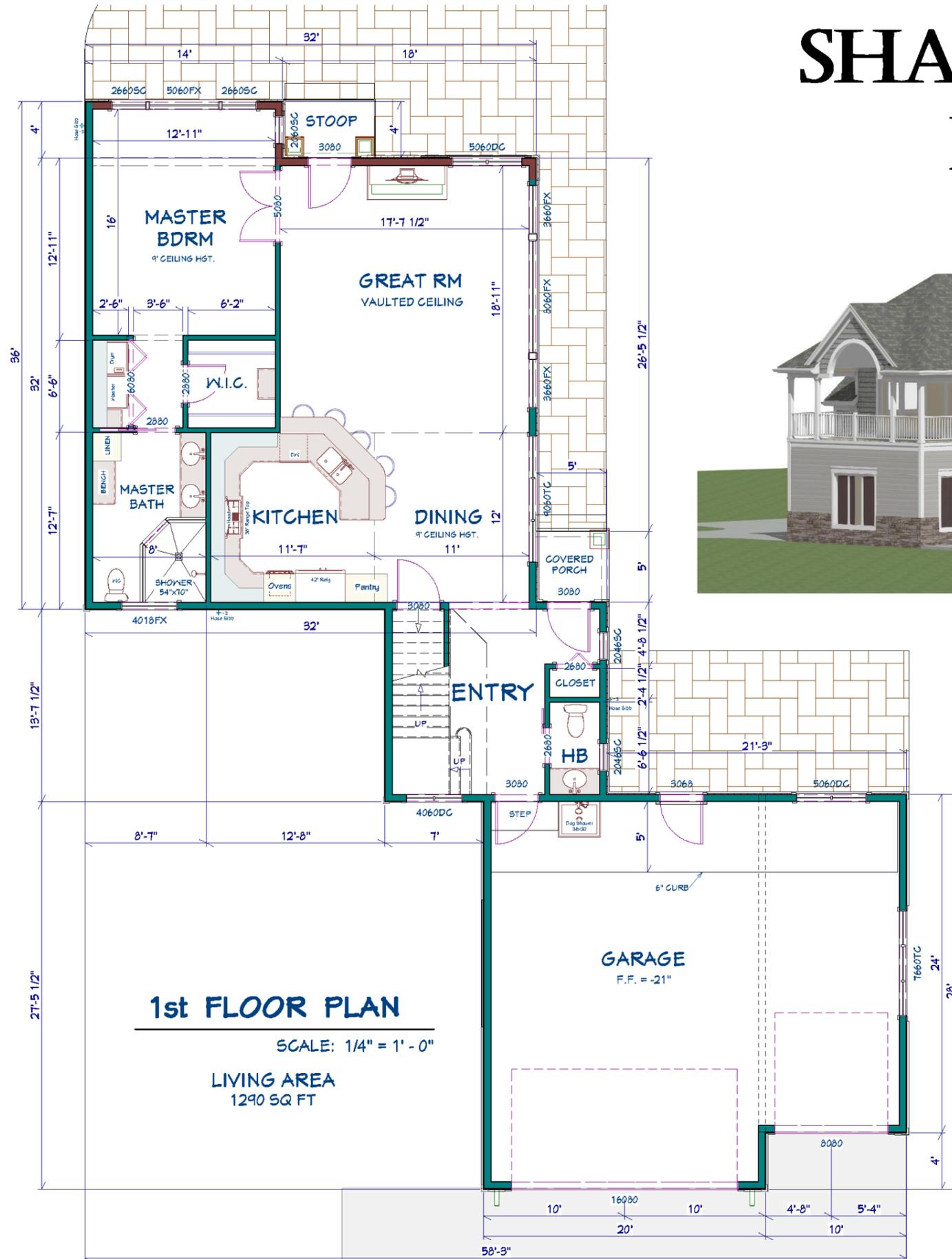
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**ALLEN SHAW &
 THERESA TURNBULL**
 OCT. 29, 2024

SHAW-TURNBULL RESIDENCE



NORTH EAST PERSPECTIVE VIEW



SQUARE FOOTAGE

- * 1st FLOOR = 1290 SF
- * 2nd FLOOR = 877 SF
- * TOTAL = 2167 SF
- * BONUS RM = 560 SF
- * GARAGE = 800 SF
- * VERANDA = 240 SF

PRELIMINARY PLANS



Gerald Fournier
3825 RIVERVIEW TER. 5
EAST CHINA, MI. 48054
CELL: (810) 278-0508
homedesignsbuff.com

Professional Designs

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THERESA TURNBULL**
2459 MAPLEWOOD
FORT GRATIOT, MI (586) 242-4698

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REVISIONS:

DRAWN BY:
GWF

DATE:
DEC. 04, 2024

PLAN NO.
24'1111

SHEET
1 OF 4



Gerald Fournier

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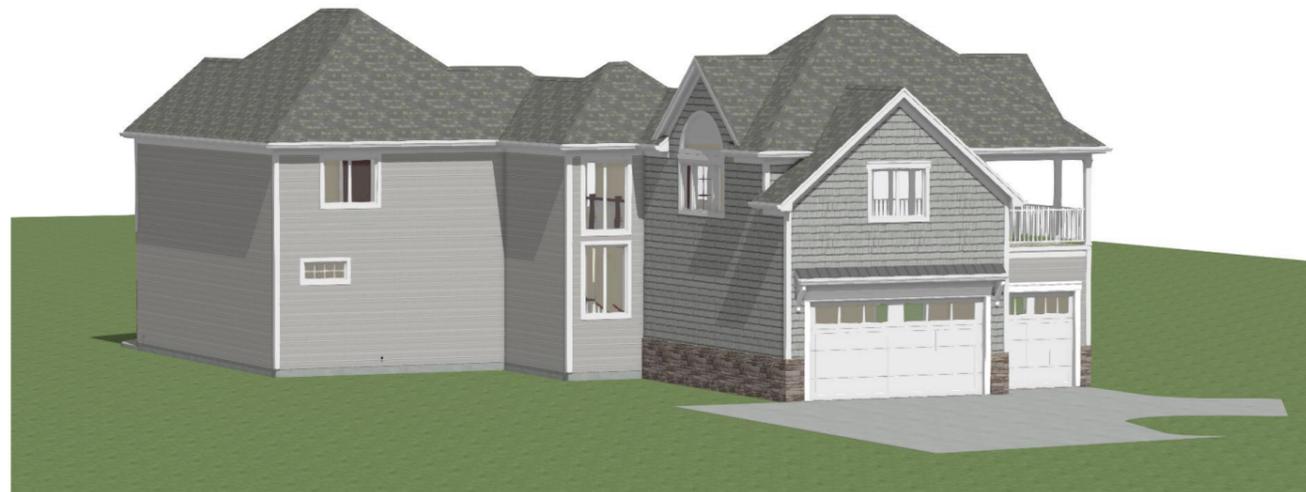
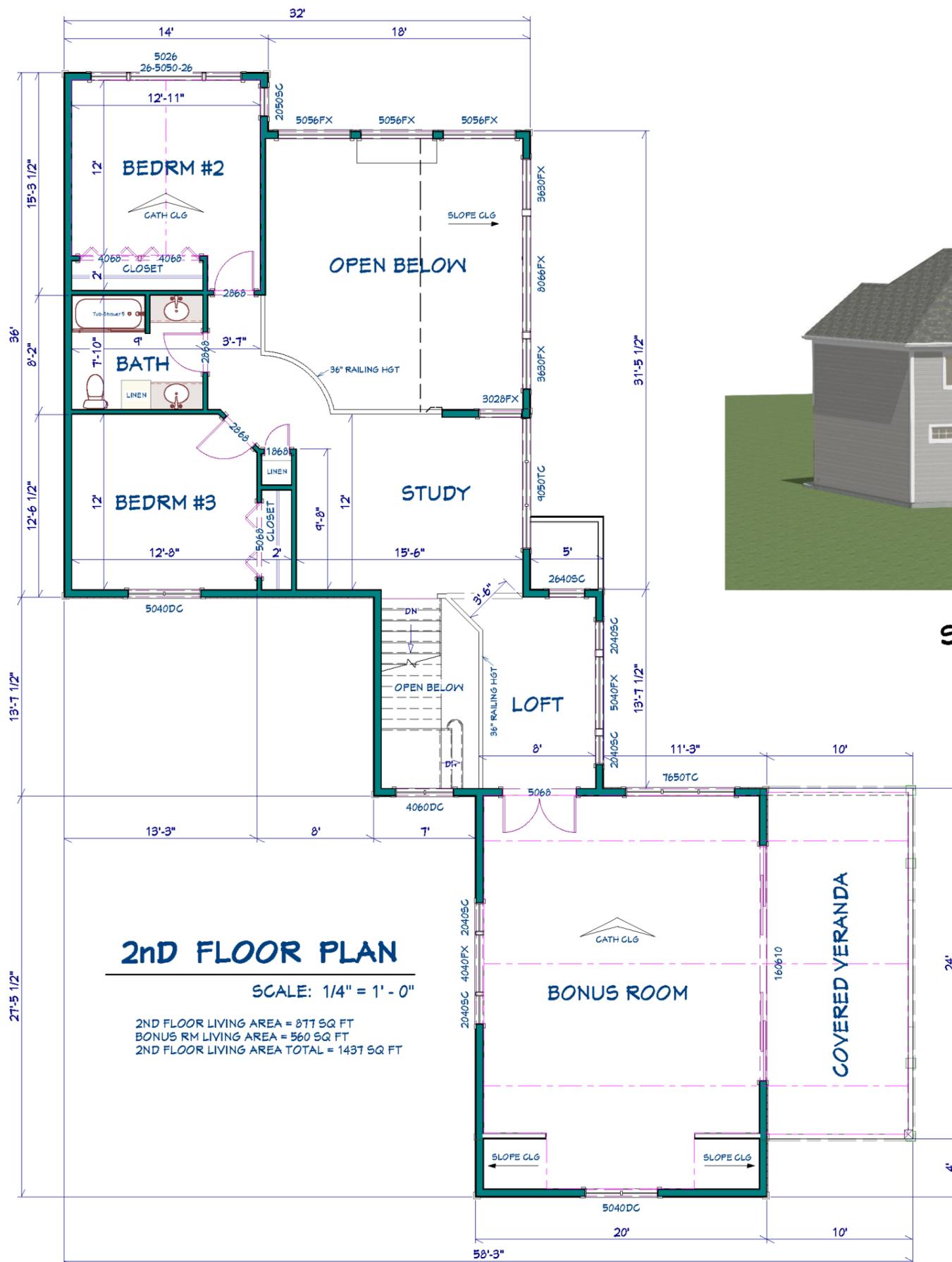
REVISIONS:

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PLAN NO.
24'1111

SHEET
2 OF 4



SOUTH WEST PERSPECTIVE VIEW

PRELIMINARY PLANS



NORTH ELEVATION

SCALE: 1/4" = 1' - 0"



EAST ELEVATION

SCALE: 1/4" = 1' - 0"

PRELIMINARY PLANS



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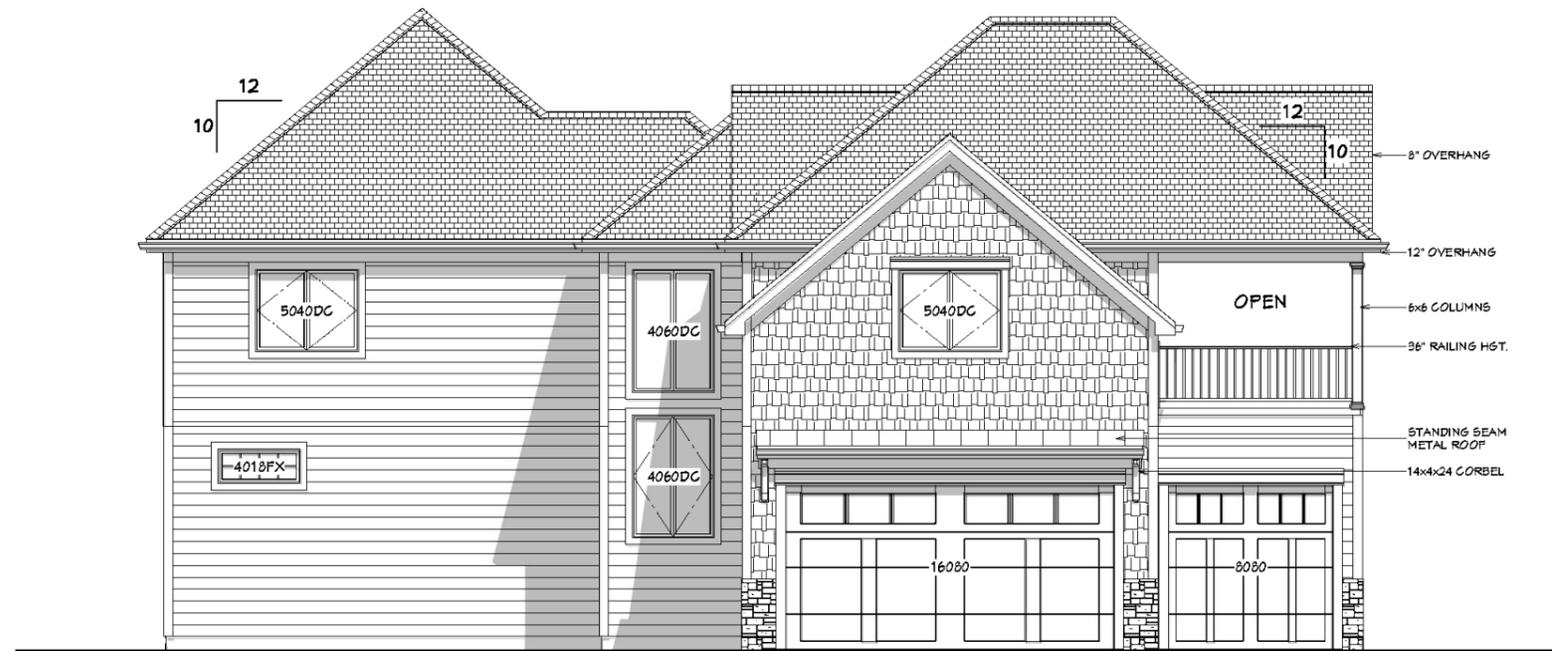
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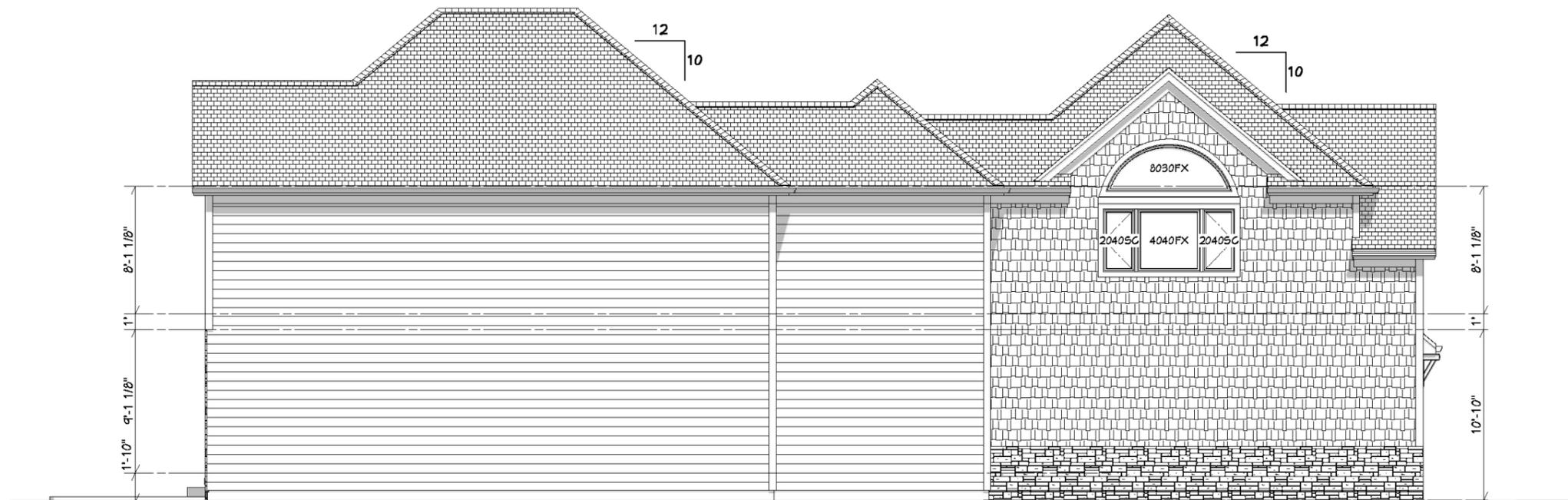


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PLAN NO. 24'1111
SHEET 3 OF 4



SOUTH ELEVATION

SCALE: 1/4" = 1' - 0"



WEST ELEVATION

SCALE: 1/4" = 1' - 0"

PRELIMINARY PLANS



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