

IMLAY CITY ZONING BOARD of APPEALS

Regular Meeting
Thursday, August 22, 2019

1. **CALL TO ORDER**

Board Member Earl Gass called the meeting to order at 7:00 p.m.

2. **PLEDGE OF ALLEGIANCE**

Board Member Earl Gass led the Pledge of Allegiance.

3. **ROLL CALL**

Present: Board Member Teresa Richey
Board Member Tom Blount

Board Member Bob Tanis
Board Member Earl Gass

Absent: Chairman John Lengemann and Board Member Yockey

Also present: City Manager Tom Youatt, City Planning Consultant Lori Ettema, and two members of the community.

4. **APPROVAL OF AGENDA**

Moved by Blount, seconded by Richey, to approve the agenda as presented.
Motion Carried Unanimously

5. **APPROVAL OF MINUTES**

Moved by Richey, seconded by Tanis, to approve the minutes of the January 24, 2019 Regular Meeting as presented.
Motion Carried Unanimously

6. **CITIZENS FROM THE FLOOR**

None

7. PUBLIC HEARING

Motion by Richey, seconded by Tanis that all notices and publications are entered into the record.
MOTION CARRIED UNANIMOUSLY

Board Member Gass opened the Public Hearing at 7:03pm

A. Variance Request –

Indigo Lavender Farms – 613 N. Cedar

Article 21 (Parking & Loading Standards) Section 21.6(B) (1)

Parcel I20-20-609-040-00, I20-27-607-040-00, I20-27-608-040-00

Greg & Trish Dennis presented their request for a variance to allow a gravel parking area on the Van Dyke frontage of Parcel I20-20-609-040-00 and I20-27-607-040-002, for the handling of overflow parking. The Lavender Farm is a 5-6 week seasonal operation. They currently have paved parking on the adjacent Township Parcel that has 30 parking spaces and on a day to day basis can handle their parking needs. The need for the additional parking is for larger functions such as the Lavender Fest and the Fair.

City Planning Consultant Lori Ettema stated that the Special Use for an open air business requires paved parking. They have met that with the paved parking lot at the main place of business. This Variance would be for overflow only and is okay to approve.

Board Member Gass closed the Public Hearing at 7:20pm

Motion by Richey, seconded by Blount to grant the Variance for a gravel parking lot on the Van Dyke frontage of Parcels I20-20-609-040-00, I20-27-608-040-00, and I20-27-607-040-00 with current size and use of gravel parking lot as requested, until such a time in the future, if any, a site plan comes to the Planning Commission, not to include the 2019 Site Plan to be reviewed by the Planning Commission at the September 24, 2019 meeting.

ROLL CALL VOTE

Ayes: Blount, Gass, Richey, Tanis

Nays: None

Absent: Lengemann, Yockey

MOTION CARRIED UNANIMOUSLY

8. OLD BUSINESS – None

9. NEW BUSINESS - None

10. ADJOURNMENT

Motion by Tanis, supported by Richey, to adjourn at 7:30 p.m.

MOTION CARRIED UNANIMOUSLY

Respectfully Submitted by:

Lynn Eutsler
Clerk/Treasurer

Approved: