

Chair Saeger called the Animal Control Appeal Board meeting to order at 7:00 p.m. on January 24, 2018 in the Troy City Hall Lower Level Conference Room.

1. ROLL CALL

Present:

Al Petrulis
Jayne Saeger
Gretchen Waters

Absent:

Patrick Carolan
Patrick Floch

Also Present:

Paul Evans, Zoning & Compliance Specialist
Nicole MacMillan, Assistant City Attorney
Michael Szuminski, Troy Police Department

MOTION by Petrulis
SECOND by Waters

RESOLVED, to excuse the absent Board members.

Yes: All

MOTION PASSED

2. APPROVAL OF AGENDA

MOTION by Petrulis
SECOND by Waters

RESOLVED, to approve the agenda as submitted.

Yes: All

MOTION PASSED

3. APPROVAL OF MINUTES

MOTION by Waters
SECOND by Petrulis

RESOLVED, to approve the November 29, 2017 meeting minutes.

Yes: All

MOTION PASSED

4. HEARING OF CASE

- A. 5073 SOMERTON, GLEN R. PERYE III, WAIVER REQUEST – In order to keep 5 chickens, a waiver from the requirement that the property be at least .75 of an acre in size. The property is approximately .44 acres in size.

Zoning & Compliance Specialist Paul Evans presented a brief overview of current conditions located at 5073 Somerton, including but not limited to site location, photos of pertinent structures and yards, code requirements and photographs provided by the applicant.

Mr. Perye presented the Board an easement agreement with the adjacent property owned by the Bishop’s at 5065 Somerton. He indicated the chickens would not be roaming and thus, not actually use the 5065 Somerton property.

In response to Mr. Petrulis’ question, Chair Saeger summarized Board discussion from the November 2017 meeting as to why the easement agreement was created.

Chair Saeger opened public comment. Residents at 5065 Somerton, 2105 Burdic, 5105 Somerton, 5073 Somerton indicated support. Mr. Evans indicated residents of 6733 Emerald Lakes and 5085 Somerton indicated support through written comments. Chair Saeger closed public comment.

Mr. Petrulis expressed concern that an easement agreement between properties may not be the best solution for future requests. He did not want this particular easement agreement to set a precedent or false expectation for future applicants. He believes this proposal may be beneficial in this instance due to neighboring property characteristics.

Ms. Waters acknowledged that the neighbors supported the request. Chair Saeger concurred.

Chair Saeger indicated the lot size for area properties was reasonable for this request and that the adjacent property to the west was unoccupied.

MOTION by Waters
 SECOND by Petrulis

RESOLVED, to grant the request.

Yes: Waters
 No: Petrulis, Saeger

MOTION FAILED

MOTION by Petrulis
SECOND by Saeger

RESOLVED, to grant the request based on the easement agreement between the Bishop's and the applicant which effectively meets or exceeds .75 acres.

Yes: All

MOTION PASSED

- 5. OTHER BUSINESS – Mr. Evans directed the Board's attention to written comments received from a resident regarding the Board's Resolution template.

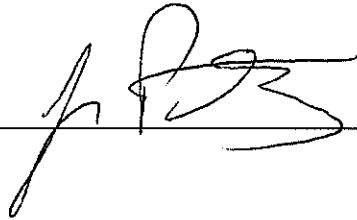
Ms. Waters indicated it is the time of year where the public high schools hatch chickens as part of a class. She asked if the City could contact the School District to remind them about the City's minimum acreage requirement. Mr. Evans indicated he would do so.

- 6. ADJOURNMENT

Chair Saeger adjourned the meeting at 7:56 p.m.

Respectfully submitted,

Jayne Saeger, Chair



Paul Evans, Zoning & Compliance Specialist

