

Greenfield Township Board of Zoning Appeals Hearing

February 24, 2021 6:30 p.m.

Chairman Dave Brown of the Greenfield Township Board of Zoning Appeals called the meeting to order. The following board members were present: Tim Anderson, David Bichard, Dave Brown and Larry Joos.

Also present was Kevin Yeamans, Zoning Inspector; Ed and Mary Carpenter; and Rob Pullon attended virtually. Dawn Wyne attended as scribe.

Chairman Dave Brown swore in all parties.

Dave Brown stated that they have before them a variance that was submitted by Ed and Mary Carpenter, who resides at 2125 Coonpath Road, Parcel 013005660.

The proposed changes is to remove approximately 40 ft x 235 ft section east property line of parcel number 013005660 (2125 Coonpath) and transfer to parcel number 0130056300 (2081 Coonpath) and permanently remove the driveway entrance to particle number 0130056300 (2081 Coonpath) and combine the driveway entrance to 1 driveway for both parcels with a shared driveway agreement.

Rob stated that due to the way his driveway is located it is unsafe to pull in and out of his driveway. The Carpenters are willing to sell the proposed section of land so another driveway can be constructed for safer entrance and exits.

Chairman Dave Brown asked Kevin if he received any correspondence from any of the contiguous properties. Kevin stated that he heard from no one that was not in favor.

Tim Anderson asked why would one driveway make it safer. It was stated that one of the property is at the top of the hill and the other is over the hill by about 5 to 10 feet and that driveway you can't see oncoming vehicles when pulling in and out of the driveway. Mary stated that over time the traffic and the speed that the vehicles travel on Coonpath Road has made it unsafe.

Tim Anderson made a motion to grant the variance with David Bichard seconding the motion.

Roll Call – Tim Anderson – yes; David Bichard – yes; Dave Brown – yes Larry Joos – yes Motion carried 4-0

It was determined that there would be a meeting on Wednesday, March 3, 2021 at 6:30 p.m. at the Greenfield Township Building to approve the variance minutes.

Motion to adjourn made by Larry Joos; seconded by Tim Anderson.

Roll Call – Tim Anderson – yes; David Bichard – yes; Dave Brown – yes Larry Joos – yes Motion carried 4-0

Meeting adjourned at 6:41 p.m.