

Berlin Charter Township

8000 Swan View • Newport, MI 48166 • (734) 586-2187 • Fax (734) 586-8900



BERLIN CHARTER TOWNSHIP ZONING BOARD OF APPEALS NOTICE OF PUBLIC HEARING

Tuesday
August 18, 2026

Public notice is hereby given that the Berlin Charter Township Zoning Board of Appeals will hold a Public Hearing at 6:30 p.m. on Tuesday, August 18, 2026, at the future township building located at 7825 N. Dixie Highway, Lower Level, Newport, Michigan, to consider the following:

A request from Ryan & Rebecca Masserant, for variance to the Berlin Charter Township Zoning Ordinance:

Section 18.57C Agricultural District Dimensional Requirements Proposed accessory building minimum side yard setback.

Parcel ID #
5803 033 020 10

The property is located at 9600 Chinavare Road, Newport, MI 48166, in Berlin Charter Township, Michigan.

A complete copy of the proposed variance request is available for review at the Office of the Building Department between the hours of 8:00 A.M. to 4:30 P.M., Monday through Friday or available on our Township website.

Sincerely,

A handwritten signature in black ink that reads "Hillary Haywood". The signature is written in a cursive, flowing style.

Hillary Haywood, Zoning Official

**BERLIN CHARTER TOWNSHIP
APPLICATION FOR APPEAL**

Please Print or Type (use back of application if more space is needed).

I/We RYAN MASSELANI of 9600 CHINAVARE RD NEWPORT, MI 48166
(name) (address)

Hereby Appeal to the Zoning Board of Appeals from the decision of the Building
Inspector, on Building Permit No. _____ Dated _____
Building Permit Denied to: _____

- | | |
|---|---|
| ☐ A Zoning Compliance Permit | ☐ A Conditional Use Permit |
| ☐ A Certificate of Occupancy | ☐ A Site Plan Certificate |

Address of Property Involved: 9600 CHINAVARE RD NEWPORT, MI 48166
Legal Description : _____

Provisions of the Zoning Ordinance Appealed (indicate the Article, Section, Sub-section,
and paragraph of the Zoning Ordinance being appealed by number.

Do not quote the ordinance article 4 district regulations
sect. 18-57C AG district - dimensional requirements

TYPE OF APPEAL -- Appeal is made herewith for:

- ☒ A variance from Zoning Ordinance
☐ An Interpretation of the Zoning Ordinance
☐ A temporary use permit

For the following reasons: side yard setback

Date: 7-28-26 Appellant: [Signature]

(Signature)

Fee Received: \$ _____ Building Inspector _____
(Signature)

FOR ZONING BOARD OF APPEAL USE ONLY

At a meeting of the Zoning Board of Appeals on _____, 20____
the above described appeal was considered and it was determined that the:

REQUESTED: ☐ Variance ☐ Temporary use permit
BE: ☐ Granted ☐ Denied

For the following reason: _____

Requested interpretation be as follows: _____

by: _____
Chairman, Zoning Board of Appeals

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BUILDING DEPARTMENT PERMIT APPLICATION

(734) 586-2187 ext 5 maryjo@berlintwp.net or kim@berlintwp.net

NOTE: Separate applications must be completed for Plumbing, Mechanical, & Electrical Work Permits

I. ADDRESS OF PROJECT

PARCEL ID

ESTIMATED VALUE OF PROJECT

9600 CHINAVARE RD Newport, MI 48166		\$ 75,000
Description of Project: Polebarn build with connecting driveway to existing driveway		Ag ☐ Residential 1 ☐ 2 ☐ 3 ☐
		RM1 ☐ RM 2 ☐ RM 3 ☐ MH ☐
		B1 ☐ B2 ☐ L1 ☐ L2 ☐
ATTACH A SITE PLAN OR DRAW ON BACK OF APPLICATION		

II. APPLICANT

Applicant (if not Contractor – Owner or Lessee)		Address		Email Address	
City	State	Zip Code	Phone with Area Code	Fax Number	
Owner or Lessee		Address		Email Address	
RYAN MASSENAUT		9600 CHINAVARE RD			
City	State	Zip Code	Phone with Area Code	Fax Number	
NEWPORT	MI	48166			
Contractor		Address		Email Address	
City	State	Zip Code	Phone with Area Code	Fax Number	
Builder's License Number			Federal Employer ID Number or reason for exemption		
Worker's Comp Insurance Carrier or reason for exemption			Unemployment Insurance Agency Employer Account # or reason for exemption		

III. TYPE OF JOB (type of improvement)

☐ Residential	☐ Alteration	☒ Accessory Building	☐ Commercial	☐ Industrial
☐ Mobile Home Set-Up	☐ Pool	☐ Addition	☐ Demolition	☐ Other

IV. SIGNATURE

I HEREBY CERTIFY THAT THE PROPOSED WORK IS AUTHORIZED BY THE OWNER OF RECORD AND THAT I HAVE BEEN AUTHORIZED BY THE OWNER TO MAKE THIS APPLICATION AS HIS/HER AUTHORIZED AGENT AND WE AGREE TO CONFORM TO ALL APPLICABLE LAWS OF THE STATE OF MICHIGAN. ALL INFORMATION SUBMITTED ON THIS APPLICATION IS ACCURATE TO THE BEST OF MY KNOWLEDGE.

Section 23a of the state construction code act of 1972, act no 230 of the Public Acts of 1972, being section 125.1523a of the Michigan Compiled Laws, prohibits a person from conspiring to circumvent the licensing requirements of this state relating to persons who are to perform work on a residential building or a residential structure. Violators of section 23a are subject to civil fines.

SIGNATURE OF OWNER (required)	TYPE OR PRINT
SIGNATURE OF BUILDER (required)	TYPE OR PRINT

BUILDING PERMIT FEE ENCLOSED \$ _____

(The first \$100.00 of an application is non-refundable) (Includes \$50.00 Certificate of Occupancy Fee)

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BUILDING PERMIT FEE SCHEDULE

REVISED APRIL 27, 2015



All permits are subject to a \$30.00 administrative fee

*Per/additional inspection fee	\$ 75.00
Demolition (<i>bond required</i>)	\$ 75.00
Contractor's Registration Fee	\$ 25.00
Home Occupation/Sketch Plan	\$100.00
Inspection Prior to Use Change/ Commercial Sketch Plan	\$120.00
**plus \$100 per hour if location is outside township	
C of O (<i>except new construction</i>)	\$ 75.00

New Single Family Dwelling:

Price per square foot	\$ 1.08
<i>Total value of construction per current State of Michigan Bureau of Construction Codes application/table.</i>	

Plan Review:

Residential	\$ 75.00
Commercial/Industrial	\$300.00
<i>plus 10% of permit & consultant fees</i>	
Outside Consultant <i>actual cost plus</i>	20%

*Or the total hourly cost to the jurisdiction whichever is greatest. For use of outside consultants for plan checking and inspections or both – Actual Cost** plus 20%.

Manufactured/Modular:

Manufactured in park: Value plus per inspection fee.
Manufactured outside of park: Value plus per inspection fee.

Swimming Pools:

Above ground	\$100.00
Below ground	Value

Signs:

Residential/Business (<i>per inspection</i>)	\$ 75.00
Commercial/Business	Value
Temporary	\$ 50.00

Inspections for which no fee is specifically indicated (minimum charge/one hour) \$75.00 per hour

Fee Schedule shall coincide with the current State of Michigan Bureau of Construction Codes Square Foot Construction Cost Table.

Refunds: Administrative fee not refundable. No more than 50% of permit fees refunded. No refunds on permits under \$100 or over 6 months old from the date of issuance. Exceptions will be made on clerical errors.

ALL OTHER PROJECTS ARE SUBJECT TO THE FOLLOWING TABLE

VALUE			FEE
\$ 1.00	thru	5,000.00	\$120.00
5,001.00	thru	6,000.00	135.00
6,001.00	thru	7,000.00	150.00
7,001.00	thru	8,000.00	165.00
8,001.00	thru	9,000.00	180.00
9,001.00	thru	10,000.00	195.00
10,001.00	thru	11,000.00	210.00
11,001.00	thru	12,000.00	225.00
12,001.00	thru	13,000.00	240.00
13,001.00	thru	14,000.00	255.00
14,001.00	thru	15,000.00	270.00
15,001.00	thru	16,000.00	285.00
16,001.00	thru	17,000.00	300.00
17,001.00	thru	18,000.00	315.00
18,001.00	thru	19,000.00	330.00
19,001.00	thru	20,000.00	345.00
20,001.00	thru	21,000.00	360.00
21,001.00	thru	22,000.00	375.00
22,001.00	thru	23,000.00	390.00
23,001.00	thru	24,000.00	405.00
24,001.00	thru	25,000.00	420.00
25,001.00	thru	26,000.00	435.00
26,001.00	thru	27,000.00	450.00
27,001.00	thru	28,000.00	465.00
28,001.00	thru	29,000.00	480.00
29,001.00	thru	30,000.00	495.00

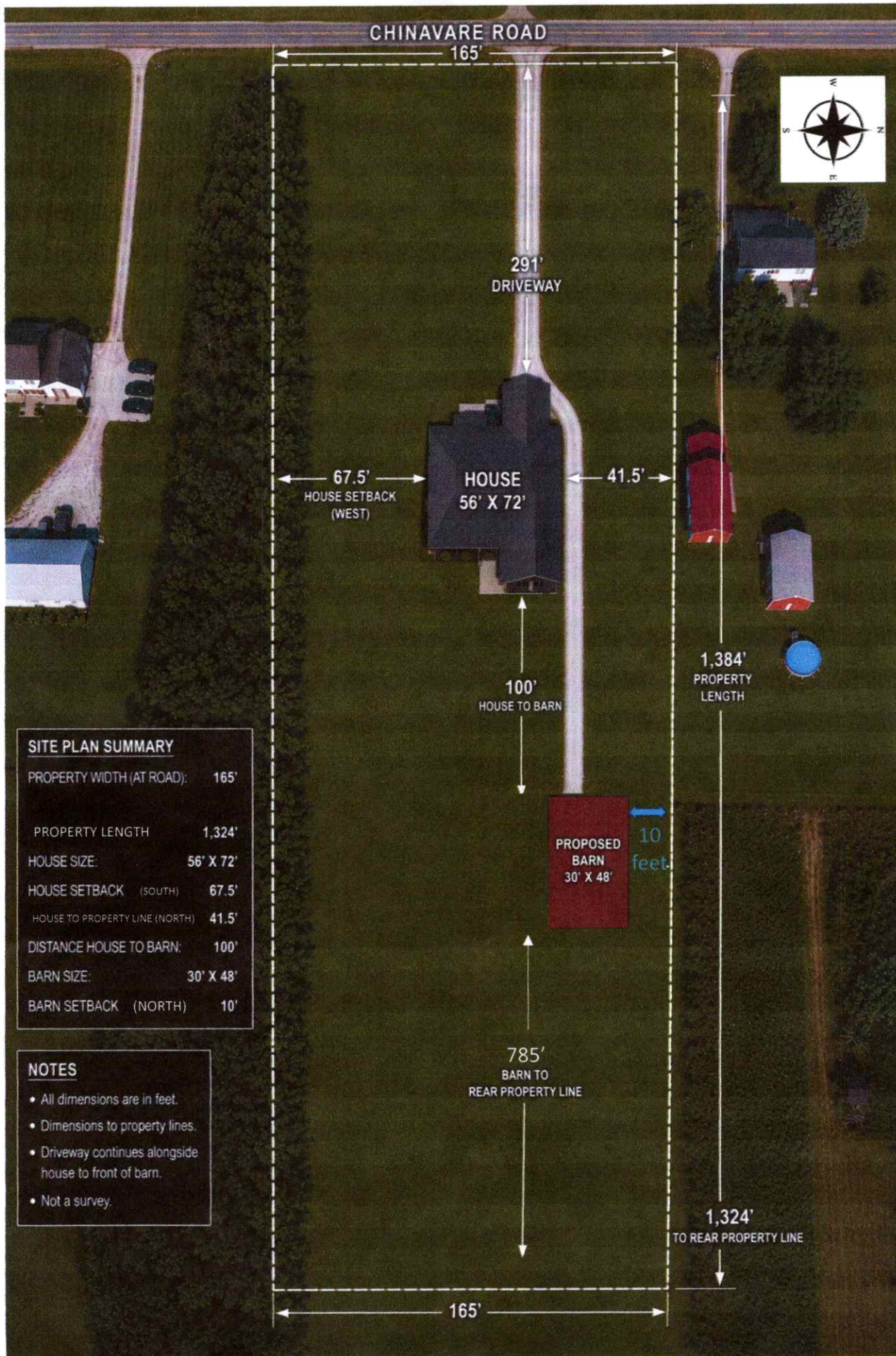
\$30,000 & up to \$50,000 - \$515.00 for the first \$30,001 plus \$7.00 for each additional \$1,000 or fraction thereof, up to and including \$50,000.

\$50,001.00 & up to \$100,000 - \$648.00 for the first \$50,000.00 plus \$6.25 for each additional \$1,000.00 or fraction thereof.

\$100,001.00 & up to \$500,000 - \$954.00 for the first \$100,000.00 plus \$5.75 for each additional \$1,000.00 or fraction thereof.

\$500,001.00 to \$1,000,000.00 - \$3,248.00 for the first \$500,000.00 plus \$5.00 for each additional \$1,000.00 or fraction thereof.

\$1,000,001.00 and up \$5,743.00 for the first \$1,000,000.00 plus \$3.00 for each additional \$1,000.00 or fraction thereof.



SITE PLAN SUMMARY

PROPERTY WIDTH (AT ROAD):	165'
PROPERTY LENGTH	1,324'
HOUSE SIZE:	56' X 72'
HOUSE SETBACK (SOUTH)	67.5'
HOUSE TO PROPERTY LINE (NORTH)	41.5'
DISTANCE HOUSE TO BARN:	100'
BARN SIZE:	30' X 48'
BARN SETBACK (NORTH)	10'

NOTES

- All dimensions are in feet.
- Dimensions to property lines.
- Driveway continues alongside house to front of barn.
- Not a survey.

YOUR LOGO

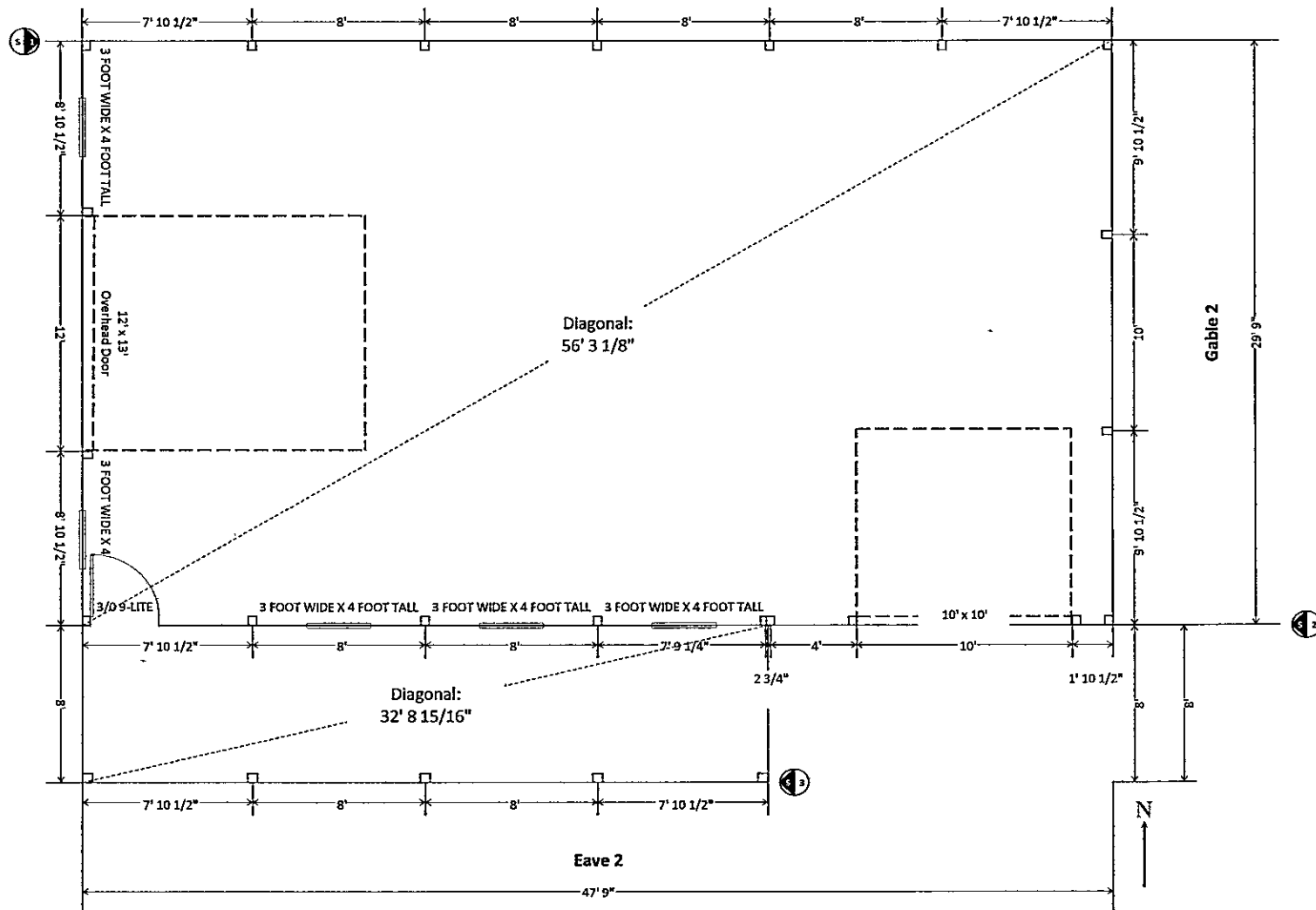
POLE LAYOUT
Personal Use, 1440 sq. ft.

Construction
Maestro
Sustainable Building
Pole Barns, Sheds & More

Eave 1

Gable 1

Gable 2



YOUR LOGO

WEST SIDE-GABLE SIDE 1 ELEVATION

Construction
Maestro®
Estimating Software
Pole Barns, Garages & Decks

