

**BERLIN CHARTER TOWNSHIP
APPLICATION FOR APPEAL**

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

I/We BRIAN WILLARD of 9895 US Turnpike
(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: 9895 US Turnpike
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Do not quote the ordinance sect. 18-204 (E) Location

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: See attached

Date: 6/26/26 Appellant: Brian Willard
(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

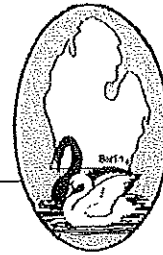
For the following reason: _____

Requested interpretation be as follows: _____

by: _____
Chairman, Zoning Board of Appeals

Berlin Charter Township

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



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
9895 US Turnpike		\$17,700
Description of Project: Build a 30' x 56' pole barn		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
Brian Willard	9895 US Turnpike
City Newport	State MI
Zip Code 48166	Phone with Area Code 248-222-1111
Fax Number	
Owner or Lessee	Address
City	State
Zip Code	Phone with Area Code
Fax Number	
Contractor	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) Brian Willard	TYPE OR PRINT BRIAN WILLARD
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)

Variance Request Justification – Pole Barn Placement

I am requesting a variance to allow construction of a pole barn in front of the established house line on my property.

The primary reason for this request is due to environmental and site constraints. The rear portion of the property is prone to flooding, making it unsuitable for construction. Building in that area would also risk negatively impacting existing wildlife habitat, which I am committed to preserving.

Additionally, the proposed location is consistent with the surrounding neighborhood. Several nearby properties have pole barns located in front of their homes, indicating that this placement is in keeping with the established character and precedent of the area.

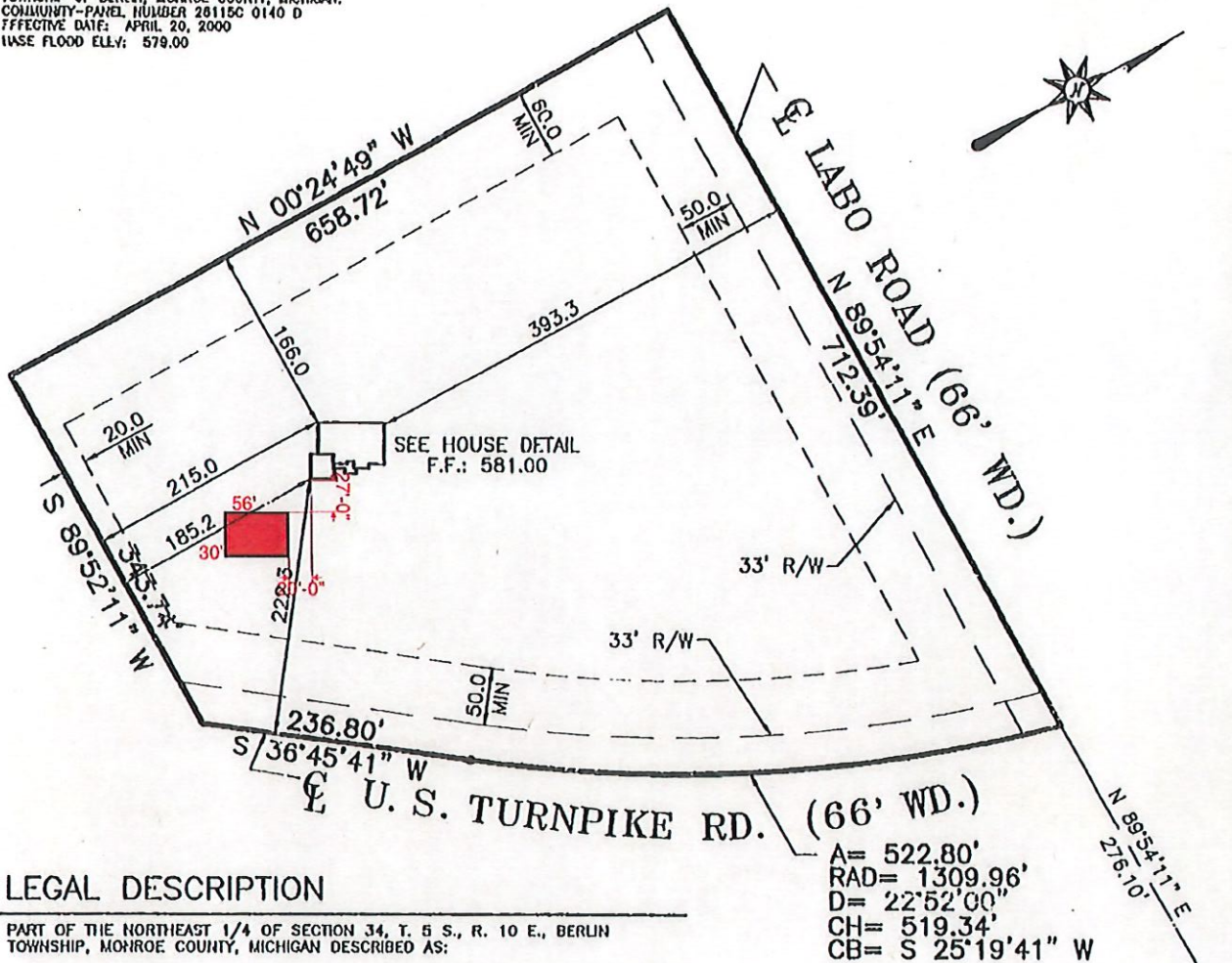
Finally, when my home was constructed in 2001, the layout and placement of the house were intentionally designed with the future construction of a pole barn in this front location in mind. This was a predetermined part of the long-term site plan and influenced the original positioning of the home.

For these reasons—environmental limitations, neighborhood consistency, and original site planning, I respectfully request approval of this variance.

FLOODPLAIN

SUBJECT PROPERTY LIES IN FLOOD ZONE "AE"
WHICH IS A SPECIAL FLOOD HAZARD AREA
UNDEVELOPED BY 100-YEAR FLOOD
PER FLOOD INSURANCE RATE MAP FOR THE
TOWNSHIP OF BERLIN, MONROE COUNTY, MICHIGAN.
COMMUNITY-PANEL NUMBER 28115C 0140 D
EFFECTIVE DATE: APRIL 20, 2000
BASE FLOOD ELEV.: 579.00

SITE PLAN



LEGAL DESCRIPTION

PART OF THE NORTHEAST 1/4 OF SECTION 34, T. 5 S., R. 10 E., BERLIN TOWNSHIP, MONROE COUNTY, MICHIGAN DESCRIBED AS:

COMMENCING FROM THE NORTHEAST CORNER OF SAID SECTION 34; THENCE S. 89° 54' 11" W. 276.10 FEET ALONG THE NORTH LINE OF SAID SECTION 34, SAID LINE ALSO BEING THE CENTERLINE OF LABO ROAD (66 FEET WIDE) TO THE CENTERLINE INTERSECTION OF SAID LABO ROAD AND US TURNPIKE ROAD (66 FEET WIDE) SAID INTERSECTION BEING THE POINT OF BEGINNING; THENCE ALONG SAID CENTERLINE OF US TURNPIKE 522.80 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1309.96 FEET, A CENTRAL ANGLE OF 22° 52' 00", AND A LONG CHORD BEARING S. 25° 19' 41" W. 519.34 FEET; THENCE CONTINUING ALONG SAID CENTERLINE OF US TURNPIKE S. 36° 45' 41" W. 236.80 FEET; THENCE S. 89° 52' 11" W. 343.74 FEET; THENCE N. 00° 24' 49" W. 658.72 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 34; AND THENCE N. 89° 54' 11" E. 712.40 FEET ALONG SAID NORTH LINE OF SECTION 34 TO THE POINT OF BEGINNING. CONTAINING 8.47 ACRES OF LAND, MORE OR LESS. SUBJECT TO THE RIGHTS OF THE PUBLIC OVER THE NORTH AND EAST 33 FEET FOR ROAD PURPOSES. ALSO SUBJECT TO ANY AND ALL EASEMENTS OR RIGHTS OF WAY OF RECORD, IF ANY.

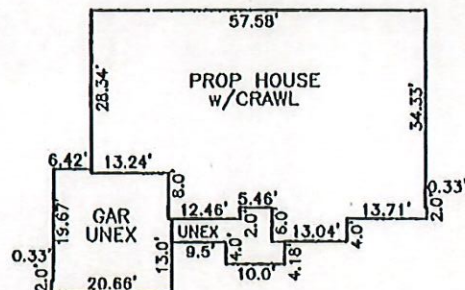
NORTHEAST CORNER
SECTION 34
T. 5 S., R. 10 E.,
BERLIN TOWNSHIP
MONROE COUNTY, MI

UTILITY NOTE

UNDERGROUND UTILITY LINES AND STRUCTURES SHOWN ARE PER RECORDS MADE AVAILABLE BY UTILITY OR MUNICIPALITY, AND BY FIELD OBSERVATION WHERE POSSIBLE. ALL MUNICIPALITIES AND UTILITY COMPANIES SHOULD BE NOTIFIED BY CONTRACTOR FOR FIELD LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.

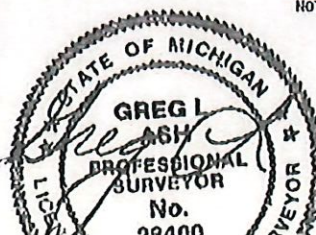
LEGEND

BENCHMARK	D.M.	STORM MANHOLE
FINISHED FLOOR	F.F.	STORM CATCH BASIN
FINISHED GRADE	F.G.	SANITARY MANHOLE
EXISTING	EX.	GATE VALVE & WELL
FIELD MEASURED	F.M.	1" E.T. EDISON MANHOLE
INVERT ELEVATION	I.E.	WATER/GAS SHUT OFF
GAS MAIN	—G—	FIRE HYDRANT
WATERMAIN	—W—	UTILITY POLE
STORM SEWER	—S—	SOIL BORING
SANITARY SEWER	—SE—	SEPTIC TANK
OVERHEAD WIRES	—OW—	WELL
1" WATER SERVICE	—WS—	POLE OR POST
6" SANITARY LEAD	—SL—	ARC LENGTH

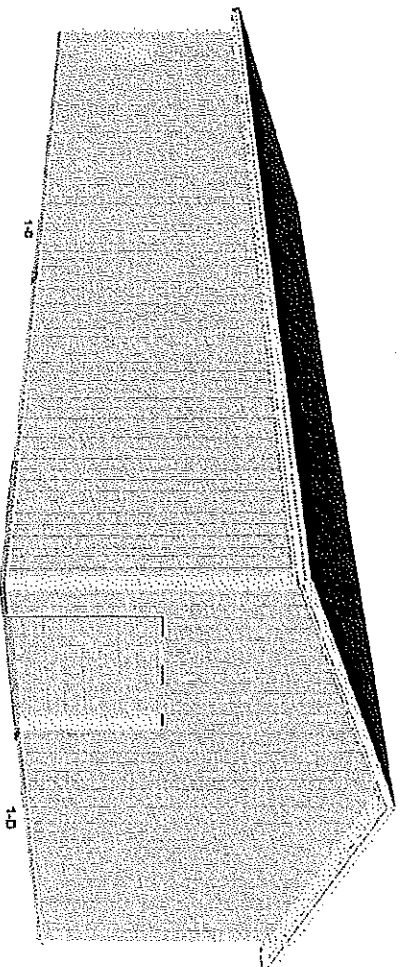
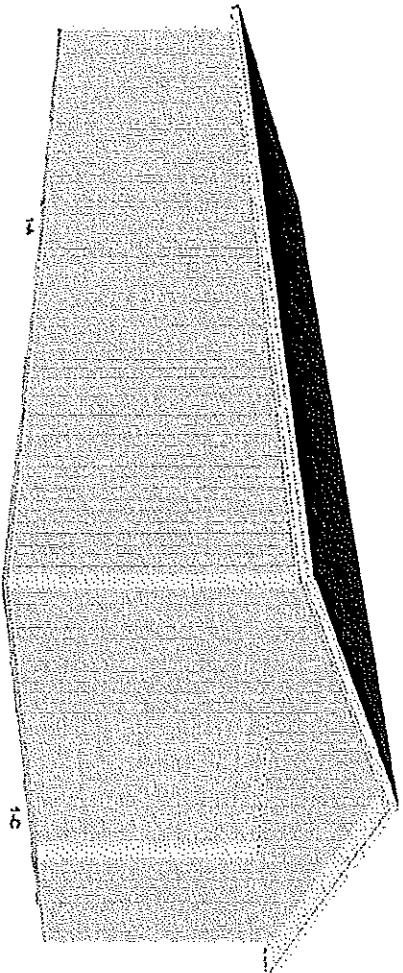


HOUSE DETAIL

NOT TO SCALE



BRIAN WILLARD NEWPORT, MI



Garage doors and windows shown for representation only. Please confirm exact locations at time of construction.

DISCLAIMER

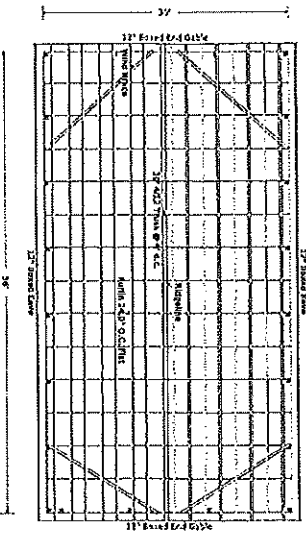
THIS PLAN AND SPECIFICATIONS are subject to change without notice. The architect assumes no responsibility for any errors or omissions in this plan or specifications. The architect assumes no responsibility for any errors or omissions in this plan or specifications. The architect assumes no responsibility for any errors or omissions in this plan or specifications.

ADAPTATION AND UTILIZATION OF THIS PLAN

This plan was prepared by the architect for the purpose of providing a general guide to the construction of the building. It is not intended to be a final contract. The architect assumes no responsibility for any errors or omissions in this plan or specifications. The architect assumes no responsibility for any errors or omissions in this plan or specifications. The architect assumes no responsibility for any errors or omissions in this plan or specifications.

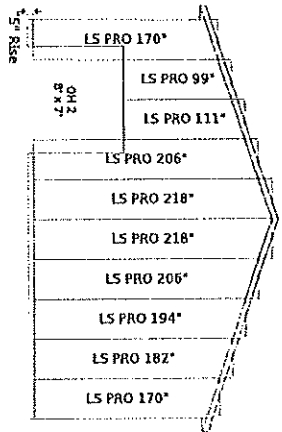
MIDWEST
MINI PRINT

FILE NUMBER: EM626692

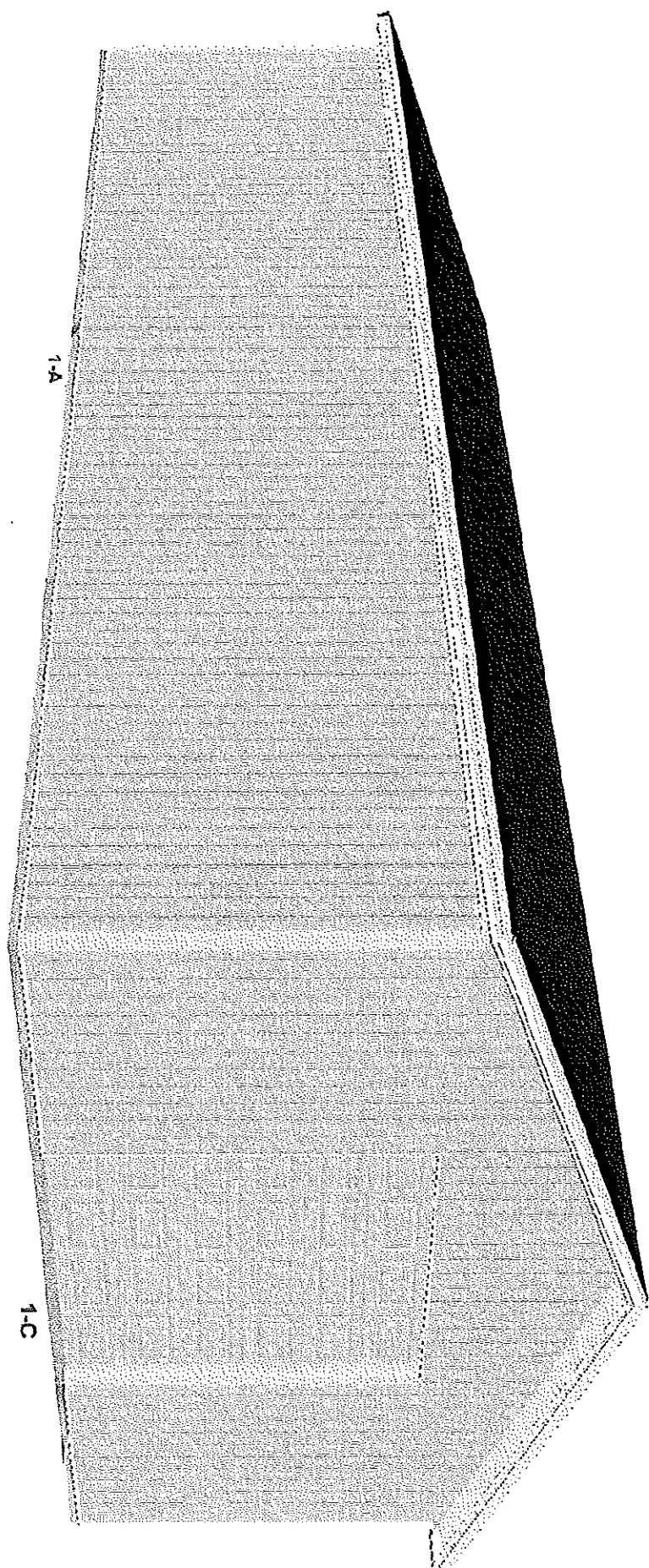
[illegible][illegible]



11-11-11

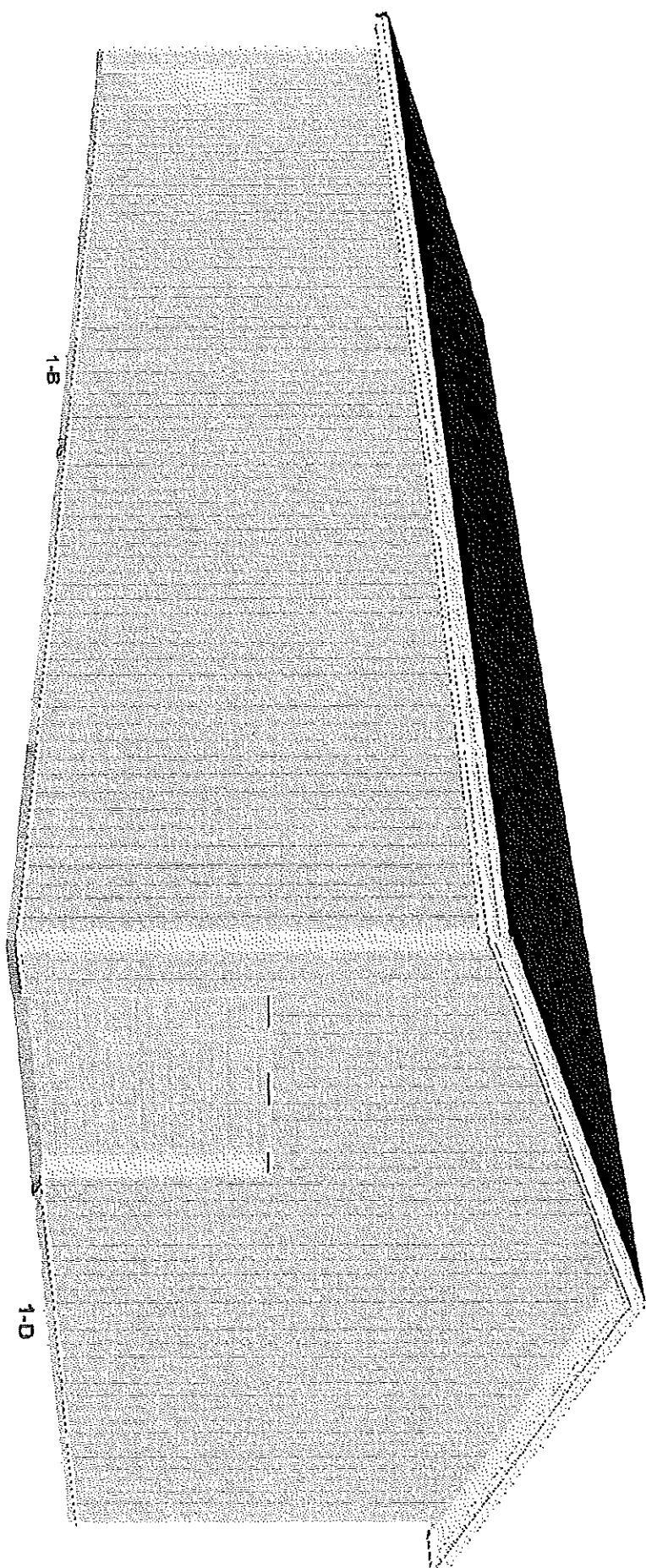


MIDWEST
MINI PRINT
FILE NUMBER:



1-A

1-C



[illegible]



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
July 21, 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, July 21, 2026, at the future township building located at 7825 N. Dixie Highway, Lower Level, Newport, Michigan, to consider the following:

A request from Brian & Misty Willard, for a variance to the Berlin Charter Township Zoning Ordinance:

Section 18-204(E) Accessory Buildings- Location
Proposed accessory building location, minimum front yard setback.

Parcel ID #
5803 034 001 80

The property is located at 9895 US Turnpike., 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

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



June 30, 2026

Address

Dear Property Owner(s),

As Property Owner(s) of lands within 300' of 8985 US Turnpike. Newport, Michigan 48166, in Berlin Charter Township, Michigan, identified as

Tax I.D. #
5803 034 001 80

you are hereby notified that on Tuesday, July 21, 2026, at the future Berlin Township Offices, 7825 N. Dixie Hwy., Lower Level, Newport, Michigan 48166, the Berlin Charter Township Zoning Board of Appeals will hold a Public Hearing at 6:30 P.M. to consider a request from Brian & Misty Williard, for a variance to the **Berlin Charter Township Zoning Ordinances**:

Section 18-204(E) Accessory Buildings- Location
Proposed accessory building location, minimum front yard setback

Any interested person(s) may appear or be represented at said meeting. Copies of the complete variance request are available for inspection at the office of the Building Department, 8000 Swan View Drive, Newport, Michigan, Monday through Friday, 8:00 A.M. to 4:30 P.M 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
AFFIDAVIT OF NOTICE BY FIRST CLASS MAIL

STATE OF MICHIGAN)
) SS
COUNTY OF MONROE)

Highway Department, of Berlin Charter Township,
County of Monroe, State of Michigan, being duly sworn, deposes and says that on
the 29 day of June A.D., 2026, he/she sent a true copy of
the attached Notice of Public Hearing by First Class Mail to the following persons, firms or
corporations at the addresses attached.

Subscribed and sworn to before me this 29th day of June, 2026.

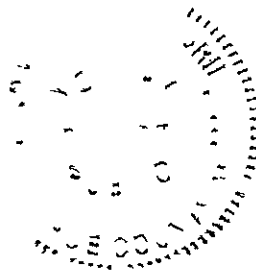
Karen L. Beaudrie

Notary Public

KAREN L. BEAUDRIE
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF MONROE
My Commission Expires Nov. 12, 2026
Acting in the County of Monroe

Monroe County, Michigan
My Commission Expires:

11-12-2026



9895 US Turnpike