

**PENINSULA TOWNSHIP**  
**SPECIAL MEETING**  
**ZONING BOARD OF APPEALS **AMENDED** AGENDA**  
**13235 Center Rd., Traverse City, MI 49686**  
**October 12, 2022**  
**7:00 p.m.**

1. Call to Order
2. Pledge
3. Roll Call of Attendance
4. Approval of Agenda
5. Conflict of Interest
6. Brief Citizen Comments – for items not on the Agenda
7. Business:

**1. Request No. 906, Zoning R-1C**

Applicant: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

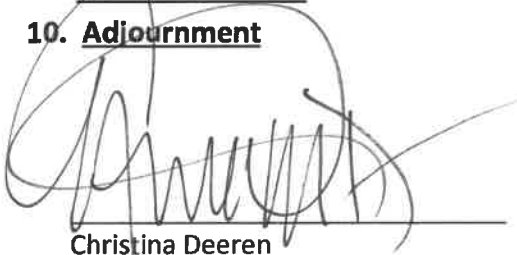
Owner: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

Property Address: 7035 Peninsula Drive, Traverse City, MI 49686

1. Requesting a variance from Section 7.5.6 Moving or Replacing Non-Conforming Structure.  
Requesting to convert an existing ten (10) foot by sixteen (16) foot 160 square foot attached  
boat storage area into residential living space.

Parcel Code # 28-11-325-078-00

8. Citizen Comments
9. Board Comments
10. Adjournment



Christina Deeren  
Director of Zoning  
Zoning Administrator

Posted: October 5, 2022 3:00 p.m.

Peninsula Township Planning & Zoning Department

**EXHIBIT LIST**  
**ZBA Request # 906**

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Owner: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

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Physical Address of Subject Property: 7035 Peninsula Drive, Traverse City, MI 49686

Special Meeting - Hearing date: October 12, 2022

**EXHIBIT LIST**

1. Application for variance request from the applicant
2. Conceptual construction plans and survey
3. Staff report from Peninsula Township Director of Zoning.
4. Public Notice for properties within 300 feet of subject site
5. Public Notice – Record Eagle
6. Certificate of Notification
7. Correspondence

# EXHIBIT 1

# Peninsula Township Variance Application

## General Information

A fully completed application form, fee, and all related documents must be submitted to the Planning & Zoning Department at least four (4) weeks prior to the Zoning Board of Appeals meeting. **10 copies are required.**

### Applicant Information

Applicant: Name JP Milliken  
Address Line 1 400 Hidden Forest Trail  
Address Line 2 Traverse City, MI 49686  
Phone 231.632.2120 Cell \_\_\_\_\_  
E-mail \_\_\_\_\_

Owner: Name same as above  
Address Line 1 \_\_\_\_\_  
Address Line 2 \_\_\_\_\_  
Phone 231.632.2513 Cell 231.632.2120 JP  
E-mail darcymilliken@gmail.com

(If the applicant is not the property owner, a letter signed by the owner agreeing to the variance must be included with the application.)

### Property Information

Parcel ID 11-325-078-00 Zoning R-1-C  
Address Line 1 7035 Peninsula Dr  
Address Line 2 Traverse City, MI 49686

### Type of Request

Indicate which Ordinance requirement(s) are the subject of the variance request:

- |  |  |   |
|--|--|---|
| <input type="checkbox"/> Front Yard Setback            | <input type="checkbox"/> Side Yard Setback | <input type="checkbox"/> Rear Yard Setback        |
| <input type="checkbox"/> Width to Depth Ratio          | <input type="checkbox"/> Lot Coverage      | <input type="checkbox"/> Off-Street Parking       |
| <input type="checkbox"/> Signage                       | <input type="checkbox"/> Height/Width      | <input type="checkbox"/> Non-Conformity Expansion |
| <input type="checkbox"/> Other: Please Describe: _____ |  |   |

### Attachments

- ☐ \$1,000.00 application fee
- ☐ Basic Conditions Worksheet
- ☐ Site plan drawn to scale showing the following:
  - a. Property boundaries; Shoreline properties must show the Ordinary High Water Mark on a certified survey, and the Flood Elevation Line (3 feet above OHWM) if any;
  - b. All existing and proposed structures including decks and roof overhangs;
  - c. Setbacks for existing and proposed structures (varies by zoning district).
- ☐ Front elevation diagram drawn to scale.

# Peninsula Township Variance Application

## Basic Conditions Worksheet

In order for a variance to be justified, the Applicant must meet **all of the Basic Conditions**, as defined in Section 5.7.3(1) of the Peninsula Township Zoning Ordinance. The Applicant must answer the following questions pertaining to the Basic Conditions in detail. Please attach a separate sheet if necessary and label comments on the attached sheet with corresponding number/letter on application.

**Section 5.7.3(1) Basic Conditions:** The Board shall have the power to authorize, upon an appeal specific variances from such requirements as lot area and width regulations, building height and bulk regulations, yard and depth regulations, and off-street parking and loading space requirements, **provided all of the Basic Conditions listed herein can be satisfied.**

(1) **BASIC CONDITIONS:** The applicant must meet ALL of the following Basic Conditions. That any variance from this Ordinance:

- a) That the need for the variance is due to unique circumstances or physical conditions, such as narrowness, shallowness, shape, water or topography, of the property involved and that the practical difficulty is not due to the applicant's personal or economic hardship.

Is this condition met? Please explain: Yes, changing use of storage room to laundry/mud room within the airtight and current foundation.

- b) The need for the variance is not the result of actions of the property owner (self-created) or previous property owners.

Is this condition met? Please explain: Yes, changing the use of an existing room from storage to laundry/mudroom

- c) That strict compliance with area, setback, frontage, height, bulk, density or other dimension requirement will unreasonably prevent the property owner from using the property for a permitted purpose, or will render conformity with those regulations unnecessarily burdensome. (Because a property owner may incur additional costs in complying with this ordinance does not automatically make compliance unnecessarily burdensome.)

Is this condition met? Please explain: Yes, all changes are within current foundation base.

- d) That the variance will do substantial justice to the applicant as well as to other property owners in the district, or whether a lesser relaxation than applied for would give substantial relief to the owner of the property involved and be more consistent with justice to other property owners.

Is this condition met? Please explain: Yes, variance will allow the owner to significantly improve the property to a fully functioning home

- e) That the variance will not cause adverse impacts on surrounding property, property values or the use and enjoyment of property in the neighborhood.

Is this condition met? Please explain: Yes, variance will allow the structure on the property to be visually improved

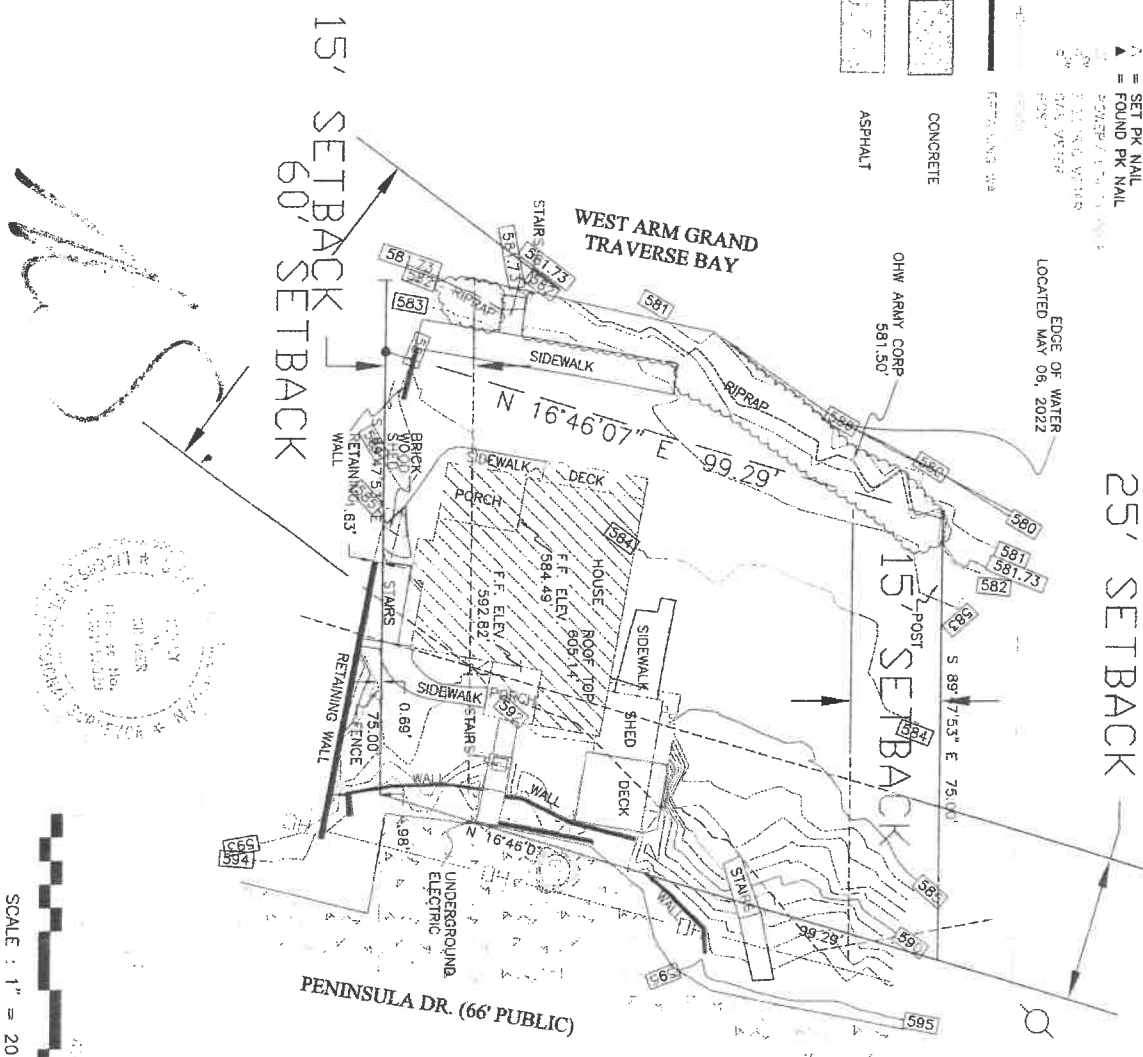
- f) That the variance shall not permit the establishment within a district of any use which is not permitted by right, or any use for which a conditional use or temporary use permit is required.

Is this condition met? Please explain: Yes, the variance will allow the property to become a fully functioning residential property.

## EXHIBIT 2

LEGEND:

- = FOUND IRON
- = FOUND MONUMENT
- = SET 1" REBAR & CAP
- = SET PK NAIL
- ▲ = FOUND PK NAIL
- = POWER/TELEPHONE
- = 1" IRON PIPE
- = 2" IRON PIPE
- = 4" IRON PIPE
- = 6" IRON PIPE
- = 8" IRON PIPE
- = 10" IRON PIPE
- = 12" IRON PIPE
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- = 90" IRON PIPE
- = 92" IRON PIPE
- = 94" IRON PIPE
- = 96" IRON PIPE
- = 98" IRON PIPE
- = 100" IRON PIPE



DESIGN SURVEY

BENCHMARK  
SET 60D NAIL IN FENCE POST  
ELEVATION: 595.71

PARCEL NO. 11-325-078--00  
PARCEL ADDRESS:  
7035 PENINSULA DR.  
TRAVERSE CITY, MI 49686  
ACTUAL ZONING REQUIREMENTS TO BE CONFIRMED WITH  
GOVERNING MUNICIPALITY.  
DRAWING SHOWN AS FEATURES WERE FOUND IN THE FIELD.  
HORIZONTAL DATUM BASED ON STATE PLANE COORD. MI CENTRAL  
PROJECTION, NAD 83.  
BOUNDARY DIMENSIONS ARE SHOWN AS MEASURED.  
ZONED: R-1-C  
SETBACKS:  
OHW 60'  
SIDE 15'  
FRONT 25'  
PER ZONING SETBACKS OVERLAP ON ALL SIDES.

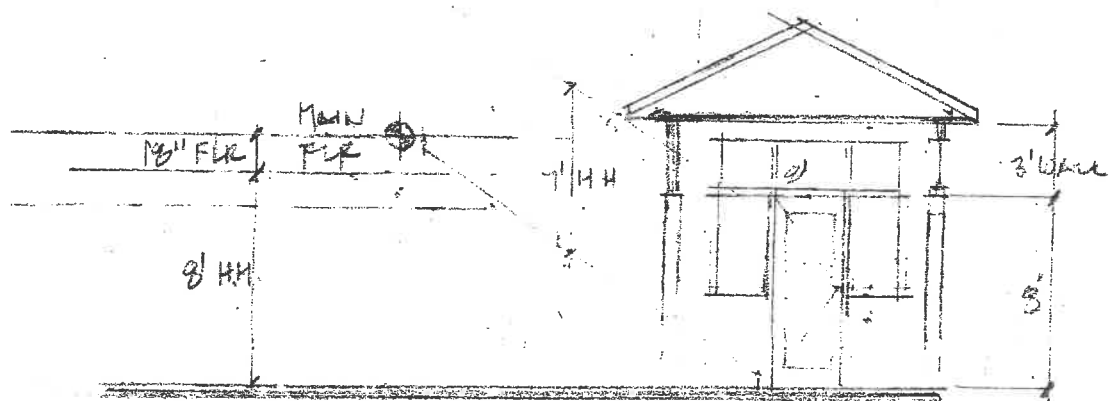
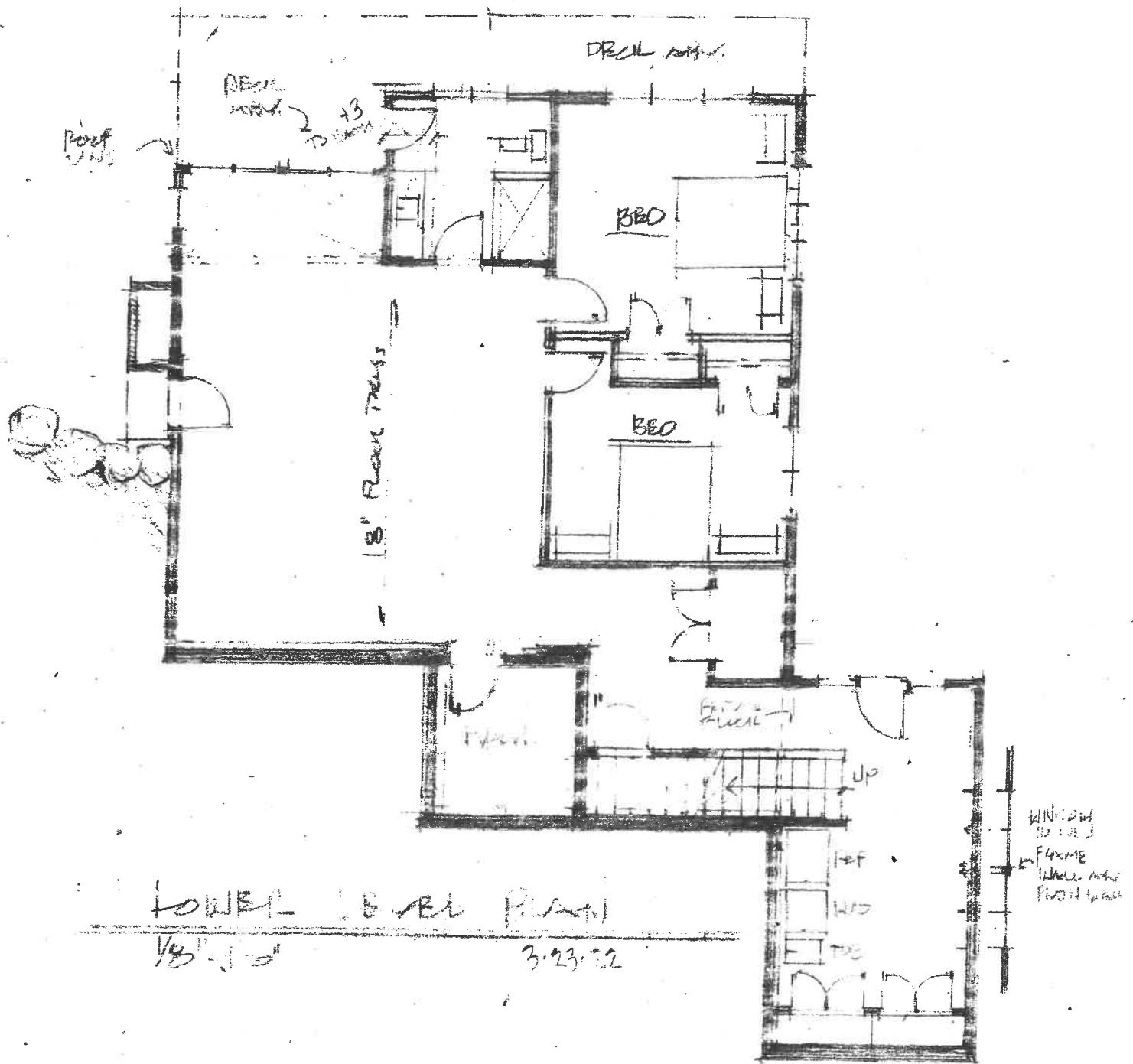
NOTES:

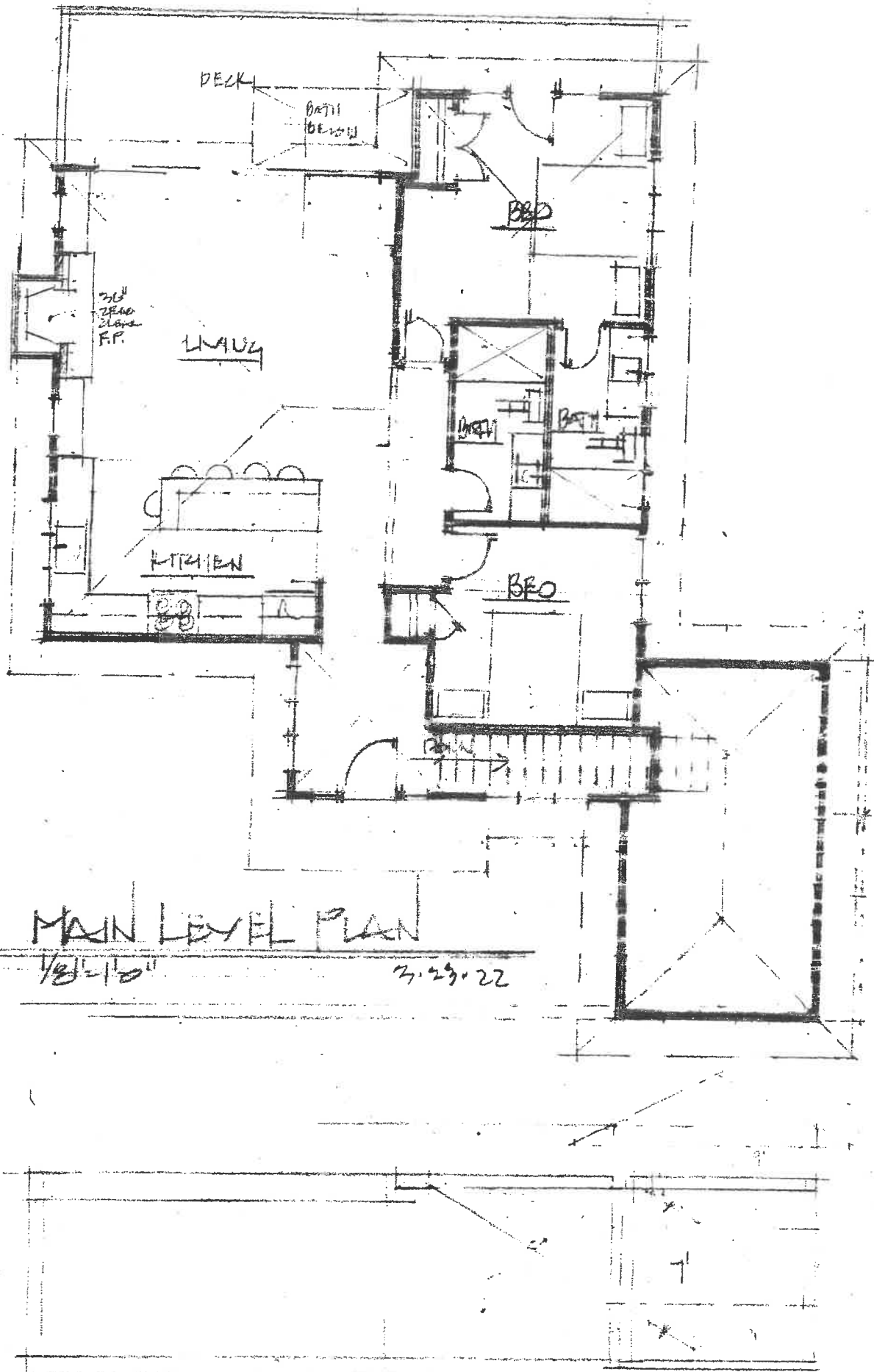
LAND SURVEYING  
Kelly M. Simmer, P.S.  
Professional Land Surveyor  
404 W. Mesick Ave. • Mesick, MI 49668  
Cell: (231) 429-4914  
ksimmer@simmerlandsurvey.com

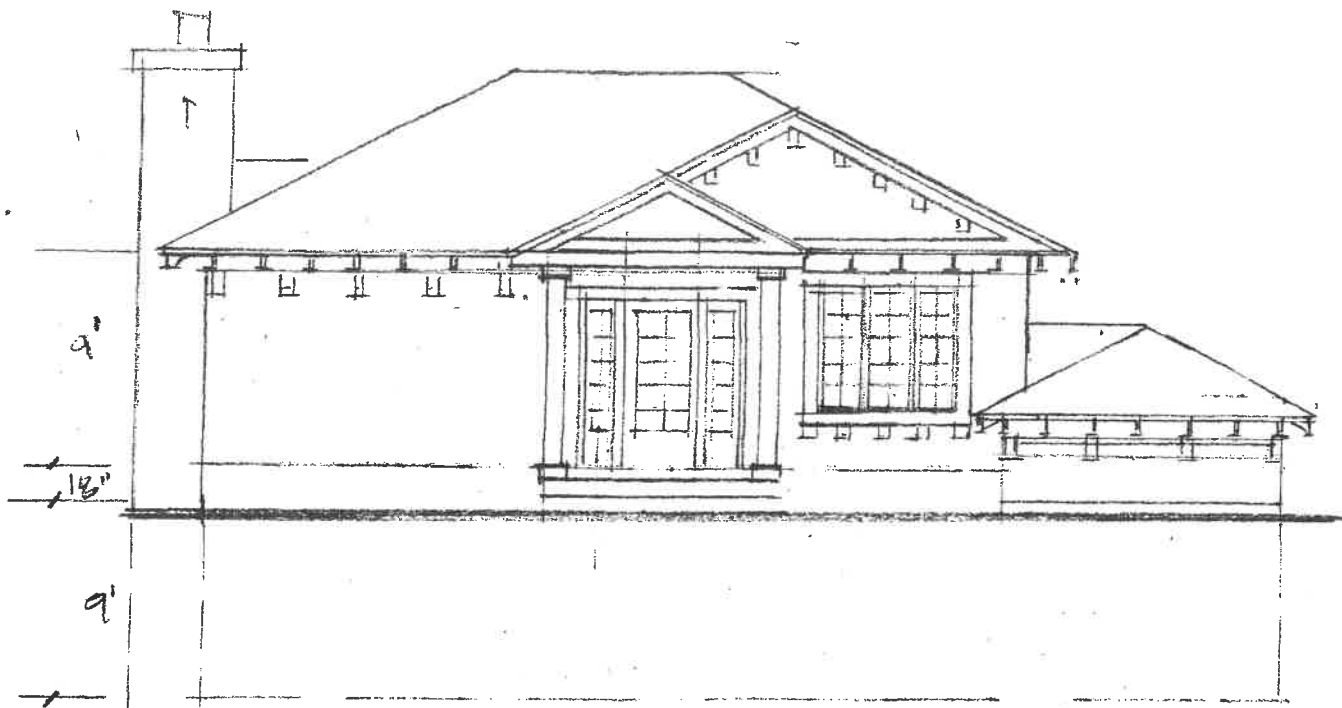
DESIGN SURVEY  
PART OF GOVT LOT 4, SECTION 25, T28N,  
R11W, PENINSULA TWP., GRAND  
TRAVERSE CO., MICHIGAN

JOB NO.  
454722T





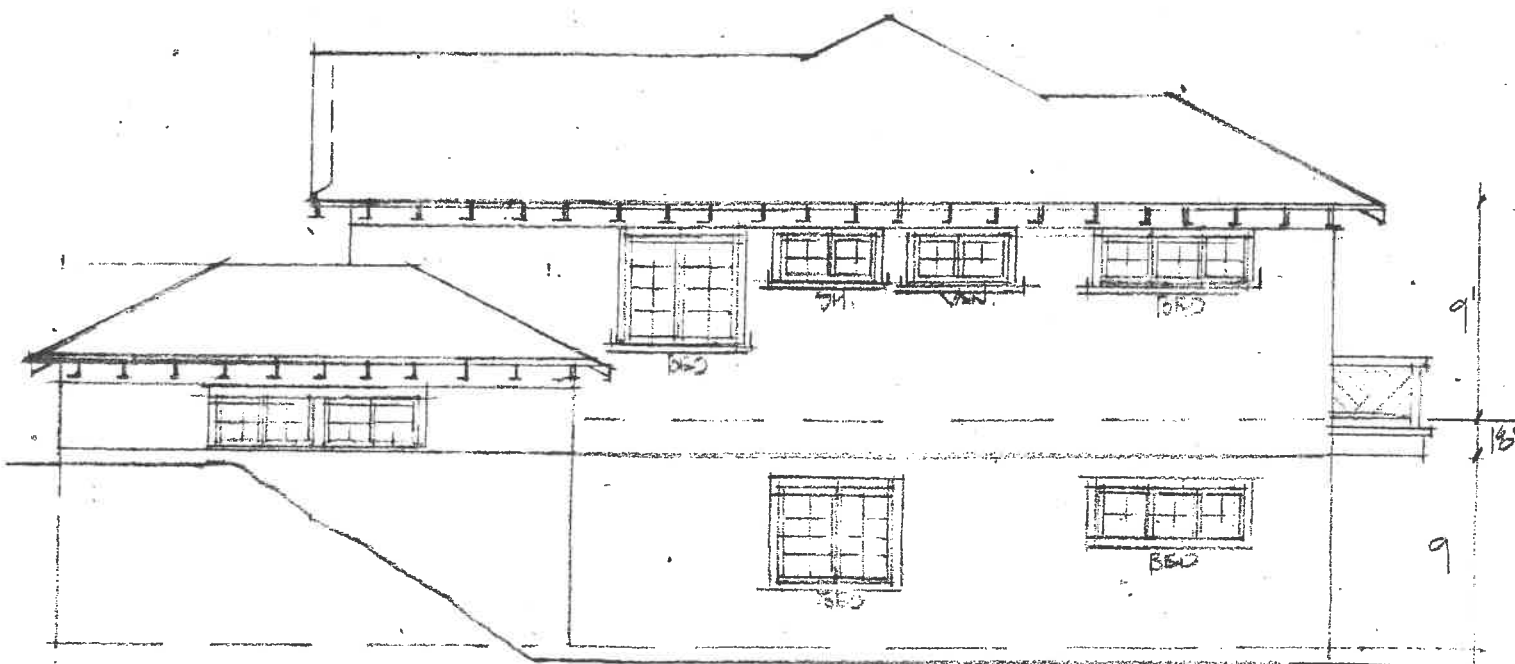




EAST ELEVATION

$\frac{1}{8}" = 1'-0"$

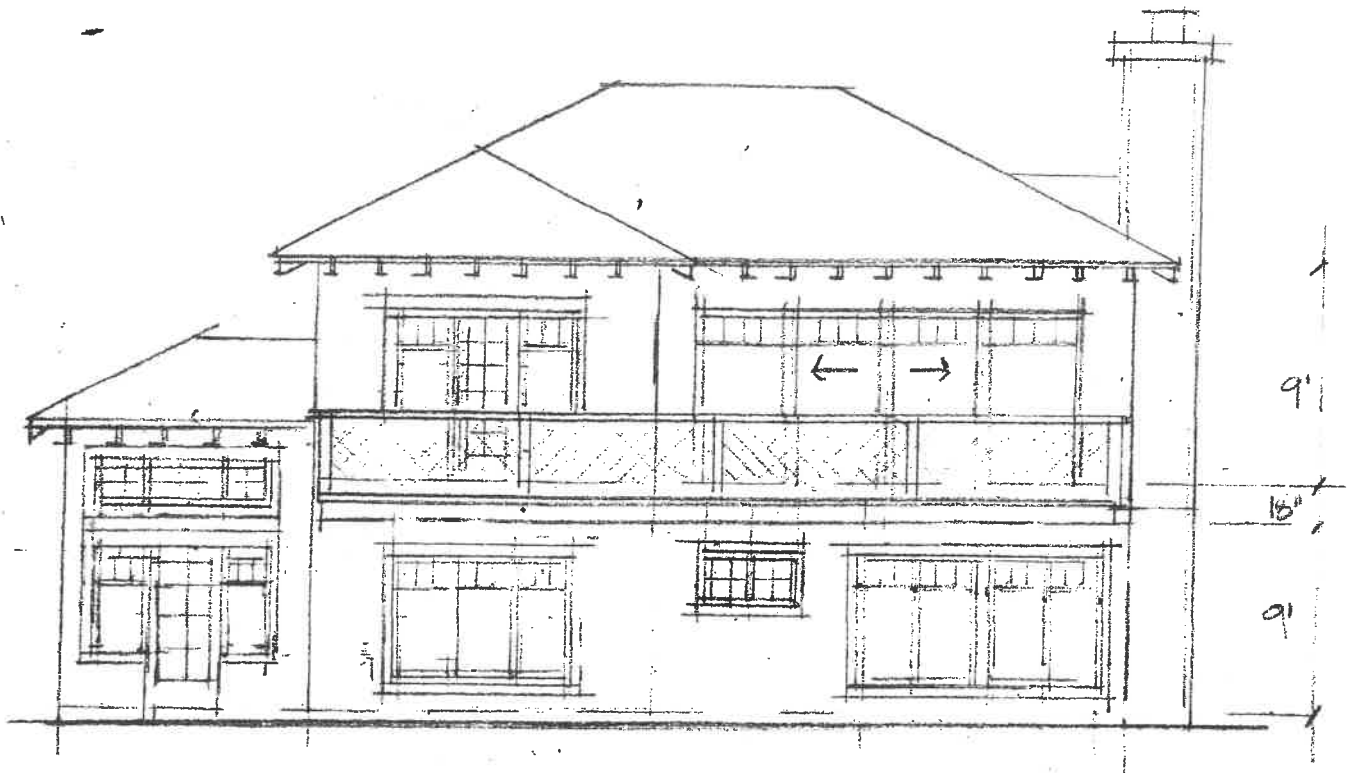
3.23.22



NORTH ELEVATION

$\frac{1}{8}" = 1'-0"$

3.23.22



WEST ELEVATION

1/8" = 1'-0"

3.23.22



SOUTH ELEVATION

1/8" = 1'-0"

3.23.22

# EXHIBIT 3

Peninsula Township Planning & Zoning Department  
**STAFF REPORT**  
ZBA Request # 906  
Physical Address of Subject Property: 7035 Peninsula Drive, Traverse City, MI 49686  
Date: October 12, 2022

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**To: Peninsula Township Zoning Board of Appeals**

**From: Christina Deeren, Zoning Administrator**

**RE: Request # 902**

**Zoning District: R-1C Suburban Residential – Single and Two-Family Residential**

**Hearing Date: October 12, 2022 – 7:00 PM**

**Applicant: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686**

**Owner: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686**

**Site: 7035 Peninsula Drive, Traverse City, MI 49686**

**Tax ID: 28-11-325-078-00**

**Information:**

- Parcel 28-11-3125-078-00 is approximately .23 acres in size or 99 feet by 101.20 feet and approximately 10,018 square feet.
- The property is zoned Suburban Residential – Single and Two-Family Residential (R-1C); and the surrounding area is also zoned Suburban Residential – Single and Two-Family Residential (R-1C).
- The lot was created prior the adoption of the Peninsula Township Zoning Ordinance, and is considered legal non-conforming.
- The parcel is improved with a residential structure, attached garage and a detached garage.
- The original residential structure was constructed in 1953 and is considered legal non-conforming to current zoning standards.
- The residential structure does not conform to the setback requirements within this zoning district as it encroaches on the southerly line. The structure does not meet the front yard or the ordinary high water line setbacks as well.
- No variances request were found in the record file for this property.

**Action Requested:**

1. Requesting a variance from Section 7.5.6 Moving or Replacing Non-Conforming Structure. Requesting to convert an existing ten (10) foot by sixteen (16) foot 160 square foot attached storage area into residential living space.

Parcel Code: #28-11-325-078-00

**SECTION 7.5.6 Moving or Replacing Non-Conforming Structure:**

The Township Zoning Board of Appeals may grant a variance for moving or replacing a residential structure on a legal non-conforming lot so that the continued intensity of residential use of the lot is substantially the same as in the pre-existing structure, provided all of the following are met:

- (1) The moved or replaced structure is less non-conforming than the previous structure;
- (2) There is increased safety to the residents of the structure and to the traveling public on the road providing access to the parcel;
- (3) Safety and substantial justice is achieved;
- (4) If the variance allows the structure to encroach into the setback from the Ordinary High Water Line, conditions of approval shall include:
  - (a) provisions for stabilization of the shoreline so that the structure is not likely to be damaged by high water or wave action;
  - (b) there is no additional detriment to adjacent properties;
  - (c) shoreline vegetation is existing or established consistent with the intent of Section 7.4.4 Removal of Shore cover; and
  - (d) sea wall will not be allowed unless it is determined that there is no feasible alternative.
- (5) In addition to (1) through (4) above, the subject parcel shall also meet all of the basic and special conditions as provided for all variances in Section 5.7.3. **(REVISED BY AMENDMENT 176B)**

**Staff Comments:****TABLE OUTLINES CURRENT SETBACKS ON EXISTING NON-CONFORMING RESIDENTIAL STRUCTURE.****Background:**

The required setbacks in the R-1B zoned districts:

<b>R-1C Standards (Section 6.8)</b>	<b>Required</b>	<b>Variance</b>	<b>Conforms to Standards?</b>
Minimum Front Setback	25'	No	No
Minimum South side yard setback	15'	No	No
Minimum North side yard setback	15'	No	No
Minimum Rear setback	30'	No	No
Minimum OHWM	60'	No	No
Road Right-of-way setback	33'	No	No
Percentage of Lot Coverage:	15% - allowed	No	Yes
Current Building(s) on Lot	1435 square feet of buildings existing on property	14.32% Request will not increase the percentage of lot coverage	Yes

**Article III**  
**Definitions:**

**SECTION 3.2 Definitions:** For the purpose of this Ordinance, certain terms or words used herein shall be interpreted or defined as follows:

**Structure:** A structure is any production or piece of material artificially built up or composed of parts joined together in some definite manner; any construction. Including dwellings, garages, building, mobile homes, signs and sign boards, towers, poles, antennae, landfill, sea walls, weirs, jetties, swimming pools, stand pipes, fences over four feet in height above final grade and earth sheltering for earth-sheltered structures or other like objects, but not including: (a) a temporary fence; (b) agricultural fences that are used for general farming and horticultural uses, field crop and fruit farming, raising and keeping of small animals, and raising and keeping of livestock; (c) access steps required to negotiate changes in site elevation; (d) landscape mounds; and (e) sidewalks, drives, and paved areas which do not protrude above the finished site grade. **(REVISED BY AMENDMENT 152)**

**SECTION 6.8 Schedule of Regulations (Revised by Amendment 91), (Amendment 107D)**

The Regulations contained herein shall govern the Height, Bulk, and Density of Structures and Land Area by Zoning District:

R-1C, Suburban Residential:	Minimum lot front setback - 25 feet
	Side yard setbacks – 15 feet
	Rear yard setback – 30 feet
	Ordinary Highwater setback – 60 feet
	Allowable percentage of lot coverage – 25%

**SECTION 5.7.3 VARIANCES:** The Board of Appeals shall have the power to authorize, upon an appeal, specific variances from such requirements as lot area and width regulations, building height and bulk regulations, yard and depth regulations, and off-street parking and loading space requirements, PROVIDED ALL of the basic conditions listed herein can be satisfied:

1. Basic Conditions:

- (a) That the need for the variance is due to unique circumstances or physical conditions, such as narrowness, shallowness, shape, water or topography, of the property involved and that the practical difficulty is not due to the applicant's personal or economic hardship.
- (b) That the need for the variance is not the result of actions of the property (self-created) or previous property owners.
- (c) That strict compliance with area, setback, frontage, height, bulk, density or other dimension requirement will unreasonably prevent the property owner from using the property for a permitted purpose, or will render conformity with those regulations unnecessarily burdensome. (Because a property owner may incur additional costs in complying with this ordinance does not automatically make compliance unnecessarily burdensome.)
- (d) That the variance will do substantial justice to the applicant as well as to other property owners in the district, or whether a lesser relaxation than applied for would give a substantial relief to the owner of the property involved and be more consistent with justice to other property owners.



- (e) That the variance will not cause adverse impacts on surrounding property, property values or the use and enjoyment of property in the neighborhood.
- (f) That the variance shall not permit the establishment within a district of any use which is not permitted by right, or any use of r which a conditional use or temporary use permit is required.

2. Rules: The following rules shall be applied in the granting of variances:

- (a) The Board of Appeals may specify, in writing, such conditions regarding the character, location, and other features that will in its judgement, secure the objectives and purposes of this Ordinance. The breach of any such condition shall automatically invalidate the permit granted.
- (b) Each variance granted under the provisions of this Ordinance shall become null and void unless: the construction authorized by such variance or permit has been commenced within six (6) months after the granting of the variance; and the occupancy of the land, premises, or buildings authorized by the variance has taken place within one (1) year after the granting of the variance.
- (b) No application for a variance which has been denied wholly or in part by the Board of Appeals shall be resubmitted for a period of (1) year from the date of the last denial, except on grounds of newly discovered evidence or proof of changed conditions found upon inspection by the Board of Appeals to be valid.

**Section 5.7.4 Special Exemptions:**

(Revised by Amendment 113B)

**(DELETED BY AMENDMENT 188)**

**SECTION 5.7.3(1) BASIC CONDITIONS:** The Board shall have the power to authorize, upon an appeal specific variances from such requirements as lot area and width regulations, building height and bulk regulations, **yard and depth regulations**, and off-street parking, and loading space requirements, **provided all of the Basic Conditions listed herein can be satisfied.**

**(1) BASIC CONDITIONS: The applicant must meet ALL of the following Basic Conditions. That any variance from this Ordinance:**

a) That the need for the variance is due to unique circumstances or physical conditions, such as narrowness, shallowness, shape, water or topography, of the property involved and that the practical difficulty is not due to the applicant's personal or economic hardship.

Is this condition met: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

b) The need for the variance is not the result of actions of the property owner (self-created) or previous property owners.

Is this condition met: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_.

c) That strict compliance with area, setback, frontage, height, bulk, density or other dimension requirements will unreasonably prevent the property owner from using the property for a permitted purpose, or will render conformity with those regulations unnecessarily burdensome. (Because a property owner may incur additional costs in complying with this ordinance does not automatically make compliance unnecessarily burdensome).

Is this condition met: \_\_\_\_\_  
\_\_\_\_\_.

d) That the variance will do substantial justice to the applicant as well as to other property owners in the district, or whether a lesser relaxation than applied for would give substantial relief to the owner of the property involved and be more consistent with justice to other property owners.

Is this condition met: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_.

e) That the variance will not cause adverse impacts on surrounding property, property values or the use and enjoyment of property in the neighborhood.

Is this condition met: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_.

f) That the variance shall not permit the establishment within a district of any use which is not permitted by right, or any use for which a conditional use or temporary use permit is required.

Is this condition met: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_.

**The subject property, zoned R-1C, was created prior the effective date of the Ordinance and considered legal non-conforming. The property is located along Peninsula Drive.**

**Peninsula Township  
Zoning Board of Appeals**

**ZBA Case No. 906**

Peninsula Township  
13235 Center Road  
Traverse City, MI 49686

Date of Meeting: October 12, 2022  
**SPECIAL MEETING**

Applicant: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686  
Owner: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686  
Address: 7035 Peninsula Drive., Traverse City, MI 49686

Parcel Code: #28-11-325-078-00

**Request:**

1. Requesting a variance from Section 7.5.6 Moving or Replacing Non-Conforming Structure.  
Requesting to convert an existing ten (10) foot by sixteen (16) foot 160 square foot attached storage area into residential living space.

Action by the Zoning Board of Appeals:

_____	<input type="checkbox"/> Yes	<input type="checkbox"/> No
(Chair)		
_____	<input type="checkbox"/> Yes	<input type="checkbox"/> No
(Vice Chair)		
_____	<input type="checkbox"/> Yes	<input type="checkbox"/> No
(Member)		
_____	<input type="checkbox"/> Yes	<input type="checkbox"/> No
(Member)		
_____	<input type="checkbox"/> Yes	<input type="checkbox"/> No
(Member)		

**Board Action:**

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**SECTION 7.5.6 Moving or Replacing Non-Conforming Structure:**

The Township Zoning Board of Appeals may grant a variance for moving or replacing a residential structure on a legal non-conforming lot so that the continued intensity of residential use of the lot is substantially the same as in the pre-existing structure, provided all of the following are met:

(1) The moved or replaced structure is less non-conforming than the previous structure; \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(2) There is increased safety to the residents of the structure and to the traveling public on the road providing access to the parcel; \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(3) Safety and substantial justice is achieved; \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(4) If the variance allows the structure to encroach into the setback from the Ordinary High Water Line, conditions of approval shall include:

(a) provisions for stabilization of the shoreline so that the structure is not likely to be damaged by high water or wave action; \_\_\_\_\_  
\_\_\_\_\_

(b) there is no additional detriment to adjacent properties; \_\_\_\_\_  
\_\_\_\_\_

(c) shoreline vegetation is existing or established consistent with the intent of Section 7.4.4 Removal of Shore cover; and \_\_\_\_\_  
\_\_\_\_\_

(d) sea wall will not be allowed unless it is determined that there is no feasible alternative. \_\_\_\_\_  
\_\_\_\_\_

(5) In addition to (1) through (4) above, the subject parcel shall also meet all of the basic and special conditions as provided for all variances in Section 5.7.3. **(REVISED BY AMENDMENT 176B)**



# EXHIBIT 4

**PUBLIC NOTICE  
PENINSULA TOWNSHIP  
ZONING BOARD OF APPEALS  
NOTICE OF PUBLIC HEARING**

**PLEASE TAKE NOTICE** that the Peninsula Township Zoning Board of Appeals will hold a Special Meeting on October 12, 2022 at 7:00 p.m. at the Peninsula Township Hall, 13235 Center Road, Traverse City, MI 49686 (231) 223-7322. The following applicant is scheduled to be heard:

Request No. 906, Zoning R-1C

**Applicant:** John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

**Owner:** John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

**Property Address:** 7035 Peninsula Drive, Traverse City, MI 49686

**Request:**

1. Requesting a variance from Section 7.5.6 Moving or Replacing Non-Conforming Structure. Requesting to convert an existing ten (10) foot by sixteen (16) foot 160 square foot attached boat storage area into residential living space.

Parcel Code # 28-11-325-078-00

Please be advised that the public may appear at the hearing in person or by counsel.

Written comments may be submitted to Peninsula Township Planning and/or Zoning Departments at 13235 Center Road, Traverse City, MI 49686, no later than 12:00 p.m. on October 13, 2022

If you are planning on attending the meeting and are disabled and require any special assistance, please notify the Planning and/or Zoning Department at (231) 233-7318 or call TDD (231) 922-4766

**SUBJECT SITE**



# EXHIBIT 5



T. C. RECORD-EAGLE, INC.  
120 WEST FRONT STREET  
TRAVERSE CITY MI 49684  
(231)946-2000  
Fax (231)946-8273

ORDER CONFIRMATION

Salesperson: Miranda Roy

Printed at 09/15/22 13:39 by mroy

-----  
Acct #: 1837

Ad #: 591138

Status: New WHOLD

PENINSULA TOWNSHIP  
BECKY CHOWN CLERK  
13235 CENTER ROAD  
TRAVERSE CITY MI 49686

Start: 09/18/2022 Stop: 09/18/2022  
Times Ord: 1 Times Run: \*\*\*  
STDAD 3.00 X 3.25 Words: 168  
Total STDAD 9.75  
Class: 147 LEGALS  
Rate: LEGAL Cost: 97.60  
# Affidavits: 1

Contact:

Phone: (231)223-7322

Fax#: (231)223-7117

Email: deputy.clerk@peninsulatownsh

Agency:

Ad Descript: LEGAL NOTICE PUBLIC NOTIC  
Given by: CHRISTINA DEEREN

P.O. #:

Created: mroy 09/15/22 13:34

Last Changed: mroy 09/15/22 13:39  
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PUB	ZONE	EDT	TP	START	INS	STOP	SMTWTFS
RE	A	97	W	Sun 09/18/22	1	Sun 09/18/22	SMTWTFS
IN	AIN	97	W	Sun 09/18/22	1	Sun 09/18/22	SMTWTFS

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AUTHORIZATION

Thank you for advertising in the Record-Eagle, our related publications and online properties. If you are advertising with the Record-Eagle classifieds, your ad will begin running on the start date noted above.

Please be sure to check your ad on the first day it appears. Although we are happy to make corrections at any time, the Record-Eagle is only responsible for the first day's incorrect insertions. Also, we reserve the right to edit or reclassify your ad to better serve buyers and sellers.

No refunds or rebates will be issued if you cancel your ad prior to the stop date.

We appreciate your business.

(CONTINUED ON NEXT PAGE)

T. C. RECORD-EAGLE, INC.  
120 WEST FRONT STREET  
TRAVERSE CITY MI 49684  
(231) 946-2000  
Fax (231) 946-8273

ORDER CONFIRMATION (CONTINUED)

Salesperson: Miranda Roy

Printed at 09/15/22 13:39 by mroy

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Acct #: 1837

Ad #: 591138

Status: New WHOLD WHO.

LEGAL NOTICE  
PUBLIC NOTICE  
PENINSULA TOWNSHIP  
ZONING BOARD OF APPEALS  
NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that the Peninsula Township Zoning Board of Appeals will hold a special meeting on October 12, 2022 at 7:00 PM at the Peninsula Township Hall, 13235 Center Road, Traverse City, MI 49686, (231) 223-7322. The following applicants will be heard:

1. Request No. 906, Zoning R-1C

Applicant: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

Owner: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

Property Address: 7035 Peninsula Drive, Traverse City, MI 49686

1. Requesting a variance from Section 7.5.6 Moving or Replacing Non-Conforming Structure. Requesting to convert an existing ten (10) foot by sixteen (16) foot 160 square foot attached boat storage area into residential living space.

Parcel Code # 28-11-325-078-00

Written comment may be submitted to Peninsula Township Zoning Department at 13235 Center Rd., Traverse City, MI 49686 no later than 12:00 PM on October 13, 2022.

September 18, 2022-1T

591138

# EXHIBIT 6

PENINSULA TOWNSHIP  
BOARD OF ZONING APPEALS

CERTIFICATE OF NOTIFICATION

Request No. 906

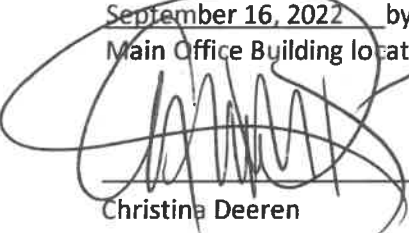
Hearing Date: October 12, 2022 (Special Meeting)

Applicant: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

Owner: John P. Milliken Trust (95%), 7035 Peninsula Drive, Traverse City, MI 49686

Property Address: 7035 Peninsula Drive, Traverse City, MI 49686

I certify that the attached Public Hearing Notice and map showing the subject property location whose Parcel Code #s 28-11-325-078-00 was mailed by regular US mail to the attached list of 13 properties on September 16, 2022 by depositing said notices in a mail box located at United States Postal Services Main Office Building located at: 202 S. Union St., Traverse City, MI 496984



Christina Deeren  
Peninsula Township  
Director of Zoning

# EXHIBIT 7