



ISABELLA COUNTY  
ZONING BOARD OF APPEALS  
Application for Variance

APPLICANT INFORMATION:

Name Brod Fussman Owner/Agent/Other (Circle One)

Address 5608 Lake shore drive wedman MT 48893

Phone (489) 560-0270 Fax \_\_\_\_\_

PROPERTY OWNER INFORMATION: (if different from applicant)

Name Same

Address \_\_\_\_\_

Phone \_\_\_\_\_ Fax \_\_\_\_\_



PROPERTY INFORMATION:

Address/Location 5608 Lake shore drive

Tax I.D. Number 11-039-00-040-00

Zoning District \_\_\_\_\_ Township Nathawa Section \_\_\_\_\_

Directions to property Jordan to Johnson right on Lake Shore Drive

ATTACHMENTS: Please submit the following items with the application.

A Site Plan showing the following: Dimensions of property, location of roads, easements and driveways. The location and dimension of any existing buildings and/or structures; any unique natural features such as lakes, rivers, streams, wetlands, steep slopes. The location and dimensions of proposed building(s) and/or structures.

A copy of the deed and accurate legal description of property.

The applicant must demonstrate evidence of a practical difficulty and demonstrate that ALL conditions in Section 14.04 (C) (1-5) are met (see reverse).

Nature of request: I am putting New trusses on Existing garage I Need 6ft Variance on North side and a 4ft Variance on the south side  
Signature of Applicant Brod Fussman Date 8/31/2020

Optional: I hereby grant permission for members of the Isabella County Zoning Board of Appeals and Zoning Administrator to enter the above described property for the purposes of gathering information related to this application.

Signature of Applicant Brod Fussman Date 8/31/2020

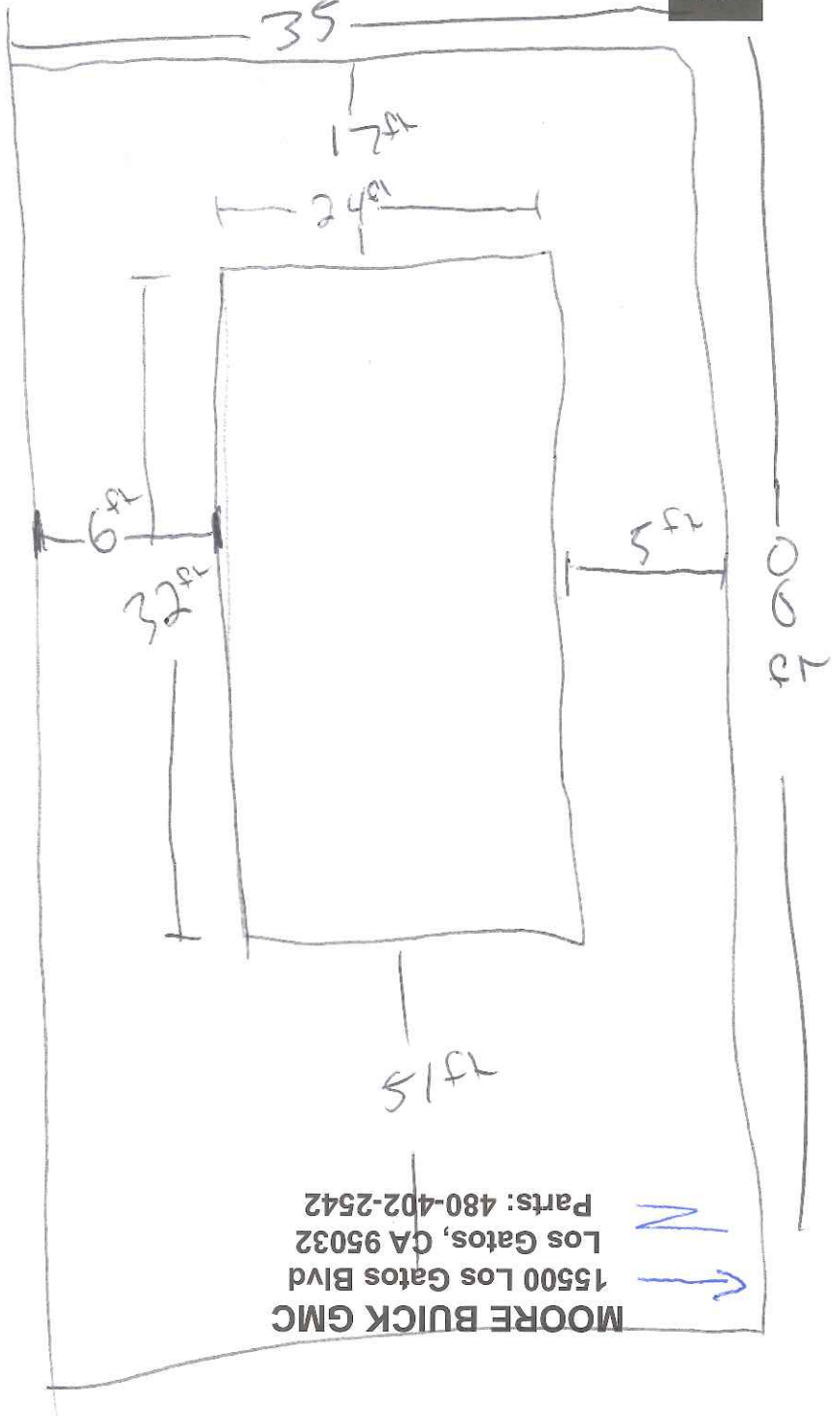
File # 006  
Received by [Signature]

OFFICE USE ONLY  
Fee \$175.00  
Check Number 6499

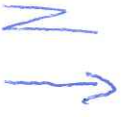
Date Received 10-5-20  
Receipt Number 6499



GENUINE PARTS



MOORE BUICK GMC  
 15500 Los Gatos Blvd  
 Los Gatos, CA 95032  
 Parts: 480-402-2542



Storage above garage

**MOORE BUICK GMC**

15500 Los Gatos Blvd

Los Gatos, CA 95032

Parts: 480-402-2542

New trusses will have Cold Storage  
for storing Christmas, Halloween, Etc  
Decorations, winter and Summer  
Cloths, ~~cloths~~ all Boating  
stuff skis tubes Life jackets  
Etc

Ex garage has two Car garage  
and freezers and outdoor Equipment  
Storage

Broel Fussman



GENUINE PARTS

## Section 14.04

② I need a 5 ft Variance on the North Side of the garage and a 4 ft Variance on the South Side

③ The Next house to the North is and will still be taller than My garage

Received  
ISABELLA COUNTY, MI  
09-11-2014 02:44 PM.



State of Michigan  
Real Estate Transfer Tax  
ISABELLA COUNTY  
201400006946 11 SEP 2014

602.00  
77.00 c  
525.00 s

201400006946  
Filed for Record in  
ISABELLA COUNTY  
KAREN R. JACKSON  
09-11-2014 At 02:56:48 pm.  
WARR DEED 17.00  
Liber 1677 Page 613 - 614

00032061

STATE OF MICHIGAN  
COUNTY OF ISABELLA  
I HEREBY CERTIFY that there are no tax liens or  
titles held by the state or individuals on the lands  
described in the within instrument, and that all  
taxes are paid as shown by the records of this  
office for five years.

*Steven W. Pichers*  
Treasurer of Isabella County

**Warranty Deed**

Corporate Settlement Solutions, Mt. Pleasant

(3/97)

The Grantor

Glenda P. McKillip, a Single woman, survivor  
of herself and her deceased husband, Raymond B.  
McKillip, whose Certificate of Death is recorded herewith  
in Liber 1677, Page 611, Isabella County Records,  
*JCL*

whose address is

5608 West Lakeshore Drive, Weidman, MI 48893,

conveys and warrants to

Courtney Fussman and Bradley M. Fussman, wife and  
husband,

whose address is

2453 S. Coldwater Road, Mt. Pleasant MI 48858

the following described premises situated in the Township of Nottawa, County of  
Isabella, State of Michigan to wit:

Lots 40 and 106 of Coldwater Lake Shores, being a part of Government Lot 7, of  
Section 30, T15N, R5W, Nottawa Township, Isabella County, Michigan.

Together with all and singular the tenements, hereditaments and appurtenances thereunto  
belonging or in anyway appertaining thereto.

SUBJECT TO all easements, reservations, rights-of-way and restrictions of record, if any.

This deed is given for the sum of Seventy Thousand and 00/100 (\$70,000.00) Dollars.

Dated: September 10, 2014

Signed:

Glenda P. McKillip  
Glenda P. McKillip

State of Michigan  
County of Isabella

} ss.

This foregoing instrument was acknowledged before me this 10th day of September, 2014 by  
Glenda P. McKillip.

Notary Public Alaina M. Wills  
County, Michigan

**ALAINA M. WILLS**  
Notary Public, State of Michigan  
County of Isabella  
My Commission Expires Jan 20, 2017  
Acting in the County of \_\_\_\_\_

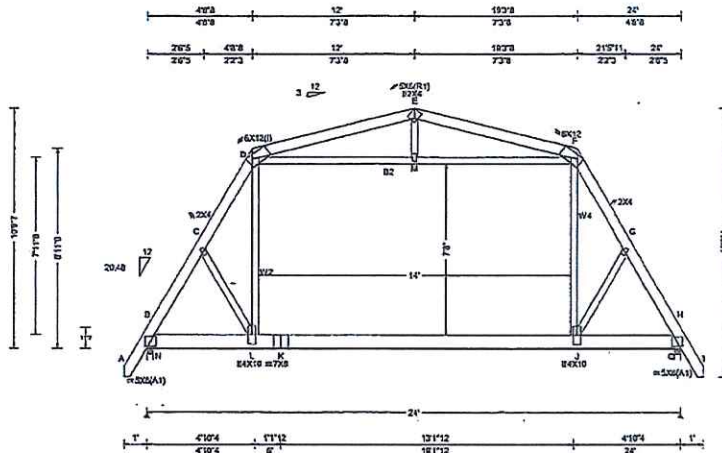
My commission expires: \_\_\_\_\_

*Prepared by and Return To:*  
Jelinek & Snabes, PLLC  
Maura A. Snabes, Esq.  
802 Bridge Street  
Charlevoix, MI 49720

File No: MI-199393

Revenue stamps: State: \$525.00 County: \$77.00

SEQN: 21442 GBRL Ply: 1 Job Number: 20-21897 Cust: R 2932 JRef:1WV029320015 T2  
 FROM: Qty: 17 Designer:Lenny Hyatt DrwNo: 126.20.1317.51150  
 Truss Label: T02 / BM 05/05/2020



<b>Loading Criteria (psf)</b> TCLL: 31.00 TCCL: 7.00 BCLL: 0.00 BCDL: 10.00 Des Ld: 48.00 NCBCLL: 10.00 Soffit: 2.00 Load Duration: 1.15 Spacing: 24.0"	<b>Wind Criteria</b> Wind Std: ASCE 7-10 Speed: 115 mph Enclosure: Closed Risk Category: II EXP: C Kzt: NA Mean Height: 0.00 ft TCCL: 4.2 psf BCDL: 6.0 psf MWFRS Parallel Dist: > 2h C&C Dist a: 3.00 ft Loc. from endwall: Any GCpi: 0.18 Wind Duration: 1.60	<b>Snow Criteria (Pg,Pf in PSF)</b> Pg: 40.0 Ct: 1.1 CAT: II Pf: 30.8 Ce: 1.0 Lu: - Cs: varies Snow Duration: 1.15  <b>Code / Misc Criteria</b> Bldg Code: IRC 2015 TPI Std: 2014 Rep Fac: Yes FT/RT/PT:20(0)/10(0)/2(0) Plate Type(s): WAVE	<b>Def/CSI Criteria</b> PP Deflection in loc L/defl L/# VERT(LL): 0.071 J 999 240 VERT(CL): 0.136 J 999 240 HORZ(LL): -0.081 K - - HORZ(TL): 0.156 K - - Creep Factor: 2.0 Max TC CSI: 0.229 Max BC CSI: 0.683 Max Web CSI: 0.233	<b>A Maximum Reactions (lbs)</b>																										
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<b>Lumber</b> Top chord: 2x6 SP 2400F-2.0E; Bot chord: 2x6 SP 2400F-2.0E; B2 2x4 SP 1650F-1.5E; Webs: 2x4 SPF #1/#2; W2,W4 2x4 SP 1650F-1.5E;	<b>Wind</b> Wind loads based on MWFRS with additional C&C member design.	<b>VIEW Ver: 19.02.01.1107.18</b>																																			
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<b>Maximum Web Forces Per Ply (lbs)</b>																							
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**Plating Notes**  
 (I) - plates so marked were sized using 0% Fabrication Tolerance, 0 degrees Rotational Tolerance, and/or zero Positioning Tolerance.

**Purlins**  
 In lieu of structural panels or rigid ceiling use purlins to laterally brace chords as follows:  

Chord	Spacing(in oc)	Start(ft)	End(ft)
BC	113	0.34	23.66
BC	75	4.85	19.15

 Apply purlins to any chords above or below fillers at 24" OC unless shown otherwise above.  
 Collar-tie braced with continuous lateral bracing at 24" oc. or rigid ceiling.

**Loading**  
 Bottom chord checked for 10.00 psf non-concurrent bottom chord live load applied per IRC-15 section 301.5.  
 Attic room loading from 5-0-0 to 19-0-0: Live Load: 40 PSF, Dead Load: 10 PSF Ceiling: 10 PSF, Kneewalls: 10 PSF  
 Truss designed for unbalanced snow loads.



Engineering services provided by  
 ABCD Engineering PLLC.  
 05/05/2020

**\*\*WARNING\*\* READ AND FOLLOW ALL NOTES ON THIS DRAWING!**  
**\*\*IMPORTANT\*\* FURNISH THIS DRAWING TO ALL CONTRACTORS INCLUDING THE INSTALLERS**  
 Trusses require extreme care in fabricating, handling, shipping, installing and bracing. Refer to and follow the latest edition of BCS1 (Building Component Safety Information, by TPI and SBCEA) for safety practices prior to performing these functions. Installers shall provide temporary bracing per BCS1. Unless noted otherwise, top chord shall have properly attached structural sheathing and bottom chord shall have a properly attached rigid ceiling. Locations shown for permanent lateral restraint of webs shall have bracing installed per BCS1 sections B3, B7, or B10, as applicable. Apply plates to each face of truss and position as shown above and on the Joint Details, unless noted otherwise. Refer to drawings 160A-2 for standard plate positions.  
 Alpine, a division of ITW Building Components Group Inc. shall not be responsible for any deviation from this drawing, any failure to build the truss in conformance with ANSI/TPI 1, or for handling, shipping, installation and bracing of trusses. A seal on this drawing or cover page listing this drawing, indicates acceptance of professional engineering responsibility solely for the design shown. The suitability and use of this drawing for any structure is the responsibility of the Building Designer per ANSI/TPI 1 Sec.2.  
 For more information see this job's general notes page and these web sites: ALPINE: www.alphnetw.com; TPI: www.tpinet.org; SBCEA: www.sbceaindustry.com; ICC: www.iccsafe.org

