

VILLAGE OF MACKINAW
ZONING BOARD OF APPEALS
Wednesday – June 10, 2026

MINUTES OF THE REGULAR MEETING OF THE ZONING BOARD OF APPEALS HELD AT
THE MACKINAW MUNICIPAL BUILDING AT 7:00 P.M.

The meeting of the Zoning Board of Appeals was called to order at 7:00 p.m.
This was a regularly scheduled meeting.

I. **CALL TO ORDER:** @ 7:00 p.m.

II. **PLEDGE OF ALLEGIANCE**

III. **ROLL CALL:**

Present: 5 – Board Chairman: Tad Myers **Board Members:** Willie Cotton, Steve Powell Sr., Todd Smith, and Nathan Walcott

Also Present: Recording Secretary Amanda Nunley, Zoning Officer Joe McGrath, and Mike Rassi

Absent: 2 – Board Members: Brandon Schmidgall and Kevin Wilkins

IV. **CONSENT AGENDA ITEMS:**

A. Approval of May 13, 2026, meeting minutes Smith moved, seconded by Cotton to approve the minutes of the regular meeting minutes of May 13, 2026, as submitted. On a roll call, the vote was:

Ayes: 5 – Board Chairman: Tad Myers **Board Members:** Willie Cotton, Steve Powell Sr., Todd Smith, and Nathan Walcott

Nays: 0

Absent: 2 – Board Members: Brandon Schmidgall and Kevin Wilkins

There being five affirmative votes, the **motion carried**

V. **PUBLIC COMMENT:** None

VI. **PUBLIC HEARING (7:05 PM)**

Amendments Relating to §153.05 Definitions and §153.36 Storage Sheds.

Public Hearing started at 7:05 pm. Zoning Officer Joe McGrath discussed with the board the changes that would be made to the current zoning code. Smith moved, seconded by Walcott to recommend to the Village Board of Trustees the changes regarding definitions and storage sheds. On a roll call, the vote was:

Ayes: 5 – Board Chairman: Tad Myers **Board Members:** Willie Cotton, Steve Powell Sr., Todd Smith, and Nathan Walcott

Nays: 0

Absent: 2 – Board Members: Brandon Schmidgall and Kevin Wilkins

There being five affirmative votes, the **motion carried**
Public Hearing closes at 7:07 pm

VII. BUILDING PERMIT REPORT: Building permit report reviewed.

VIII. ZONING CODE ADDITIONS/UPDATES:

A. Recommendation to split and rezone to a zero-lot-line the properties of 106 and 108 Meadow Lane, Mackinaw Valley Estates:

The board reviewed the information given to them regarding the split and rezone. Mr. Rassi explained that this would be like the previous split that was done in February for 202 and 204 Tulip Drive, Mackinaw Valley Estates. Per Attorney Pat McGrath this recommendation does not need a public hearing. Smith moved, seconded by Walcott to recommend to the Village Board of Trustees to allow the split and rezone to a zero-lot-line for 106 and 108 Meadow Lane, Mackinaw Valley Estates. On a roll call, the vote was:

Ayes: 5 – Board Chairman: Tad Myers **Board Members:** Willie Cotton, Steve Powell Sr., Todd Smith, and Nathan Walcott

Nays: 0

Absent: 2 – Board Members: Brandon Schmidgall and Kevin Wilkins

There being five affirmative votes, the **motion carried**

IX. NEW BUSINESS: None

X. ADJOURNMENT: 7:09 PM

There being no further business to come before the Board, Board Member Smith moved, seconded by Board Member Walcott to adjourn. **Motion Carried.**

Amanda Nunley
Recording Secretary
Posted: July 15, 2026