

Charter Township of Ypsilanti

ORDINANCE 2018-483

An Ordinance Amending Ordinance No. 74, Township Zoning Ordinance, So As To Rezone 3160 West Michigan Avenue, being Parcel ID K-11-18-340-001, From Its Current RM-2 (Multi-Family Residential) District Zoning Classification to B-3 (General Business) District Zoning Classification with voluntary prohibition of automotive uses as defined in Township Zoning Ordinance Section 306

The Charter Township of Ypsilanti hereby ordains that Ordinance No. 74, adopted May 18, 1994, shall be amended as follows:

Real Property consisting of 20.570 acres of land located at 3160 West Michigan Avenue, also known as Parcel ID K-11-18-340-001, and more particularly described as follows:

See attached legal description labeled "Attachment A"

shall be rezoned from its current RM-2 (Multi-Family Residential) District zoning classification to the B-3 (General Business) District zoning classification with prohibition by deed restriction of automotive uses as defined in Township Zoning Ordinance Section 306, which was voluntarily requested by the Applicant.

The Zoning Map, as incorporated by reference, in the Charter Township of Ypsilanti Zoning Ordinance is hereby amended by the rezoning of the afore-described parcel of property from its RM-2 District zoning classification to the B-3 District zoning classification with prohibition of automotive uses as defined in Township Zoning Ordinance Section 306.

Severability

In the event that any one or more sections, provisions, phrases or words of this ordinance shall be found to be invalid by a court of competent jurisdiction, such holding shall not affect the validity nor the enforceability of the remaining sections, provisions, phrases or words of this Ordinance unless expressly so determined by a Court of competent jurisdiction.

Publication

This Ordinance shall be published in a newspaper of general circulation as required by law.

Effective date

This Ordinance shall become effective upon:

- 1) Recording of a deed restriction, approved by the Ypsilanti Township Attorney prohibiting on Parcel ID K-11-18-340-001, automotive uses as defined in the Ypsilanti Township Zoning Ordinance, Section 306; and
- 2) Publication of this ordinance in a newspaper of general circulation as required by law.

I, Karen Lovejoy Roe, Clerk of the Charter Township of Ypsilanti, County of Washtenaw, State of Michigan hereby certify approval of the first reading of Proposed Ordinance No. 2018-483 by the Charter Township of Ypsilanti Board of Trustees assembled at a regular meeting held on October 16, 2018. The second reading is scheduled to be heard on November 20, 2018.



Karen Lovejoy Roe, Clerk
Charter Township of Ypsilanti

“ATTACHMENT A”

PROPERTY DESCRIPTION:

Part of the West 1/2 of Section 18, T.3S., R.7E., Ypsilanti Township, Washtenaw County, Michigan, more particularly described as beginning at the East 1/4 corner of Section 13, T.3S., R.6E., Pittsfield Township, Washtenaw County, Michigan; thence North 1 degree 03 minutes 30 seconds West 376.14 feet; thence South 86 degrees 30 minutes 42 seconds East 227.36 feet; thence South 80 degrees 16 minutes 38 seconds East 234.84 feet; thence South 67 degrees 30 minutes 30 seconds East 234.84 feet; thence South 54 degrees 44 minutes 22 seconds East 234.84 feet; thence South 41 degrees 58 minutes 14 seconds East 234.84 feet; thence South 35 degrees 35 minutes 69 seconds East 114.86 feet; thence South 9 degrees 24 minutes 51 seconds West 155.56 feet; thence South 54 degrees 24 minutes 51 seconds West to the West line of Lot 11 of the Elmfield Gardens Subdivision; thence Southeasterly 25.00 feet along said West line; thence South 54 degrees 24 minutes 51 seconds West 100.00 feet; thence North 34 degrees 23 minutes 00 seconds West 52.92 feet; thence North 43 degrees 35 minutes 30 seconds East 131.69 feet; thence North 14 degrees 38 minutes 30 seconds West 267.84 feet; thence South 34 degrees 24 minutes 00 seconds West 261.48 feet; thence South 5 degrees 36 minutes 00 seconds East to the North line of US-12; thence Southwesterly along said North line to the West line of Section 18; thence along said Section line to the Point of Beginning; and excepting therefrom as a permanent right of way easement the East 15 feet of the West 17.5 feet of the above described parcel.

Parcel Number: K -11-18-340-001 ALSO KNOWN AS 3160 WEST MICHIGAN
