



VAN BUREN CHARTER TOWNSHIP

CHARTER TOWNSHIP OF VAN BUREN
NOTICE OF PUBLIC HEARING
VAN BUREN TOWNSHIP HALL
46425 TYLER ROAD
VAN BUREN TOWNSHIP, MI 48111

THE CHARTER TOWNSHIP OF VAN BUREN BOARD OF TRUSTEES WILL HOLD TWO SEPARATE PUBLIC HEARINGS IN CONJUNCTION WITH THE REGULAR BOARD MEETING ON TUESDAY, OCTOBER 20, 2020 AT 6:00 P.M.

THE FIRST PUBLIC HEARING WILL BE TO CONSIDER THE REQUEST TO ESTABLISH A SPECULATIVE BUILDING DESIGNATION FOR BUILDING #4 AT THE CROSSROADS DISTRIBUTION CENTER NORTH LOCATED AT 42040 ECORSE ROAD.

THE SECOND PUBLIC HEARING WILL BE TO CONSIDER THE REQUEST TO ESTABLISH A SPECULATIVE BUILDING DESIGNATION FOR BUILDING #5 AT THE CROSSROADS DISTRIBUTION CENTER NORTH LOCATED AT 42040 ECORSE ROAD.

BOTH BUILDINGS ARE LOCATED IN INDUSTRIAL DEVELOPMENT DISTRICT #25. THE FOLLOWING PARCELS IDENTIFY INDUSTRIAL DEVELOPMENT DISTRICT #25 WHICH TOTAL 293.81 ACRES.

TO MITIGATE THE SPREAD OF COVID-19, PROTECT THE PUBLIC HEALTH, AND PROVIDE ESSENTIAL PROTECTIONS TO VAN BUREN TOWNSHIP RESIDENTS; THIS PUBLIC HEARING HELD IN CONJUNCTION WITH THE REGULAR BOARD MEETING WILL BE CONDUCTED VIRTUALLY IN COMPLIANCE WITH THE STATE OF MICHIGAN GOVERNOR'S EXECUTIVE ORDERS REGARDING REMOTE PUBLIC MEETINGS. (SUBJECT TO CHANGE IN COMPLIANCE WITH THE STATE OF MICHIGAN GUIDELINES.)

TO PARTICIPATE IN THE VIRTUAL MEETING, THE PUBLIC IS ADVISED TO FOLLOW THE INSTRUCTIONS ON THE PUBLISHED AGENDA FOR THAT MEETING DATE (POSTED 3 CALENDAR DAYS PRIOR TO OCTOBER 20, 2020) WHICH WILL BE LOCATED AT <https://vanburen-mi.org/meetings-agendas-and-minutes/board-of-trustees/>

#1: 83-008-99-0002-703

SPLIT/COMBINED ON 10/22/2013 FROM 83 008 99 0002 702; COMMENCING AT THE S 1/4 CORNER OF SEC 2, T3SR8E; TH S90D 00M 00S E 350.00 FT ALONG THE SOUTH LINE OF SAID SEC 2 AND CENTERLINE OF ECORSE RD FOR A PLACE OF BEG; TH N00D 24M 19S W 1614.16FT; TH N18D 42S 09M W 1114.86FT TO THE CENTER POST OF SAID SECTION; TH S 89D 59M 43S E 2156.75FT ALONG THE E-W 1/4 LINE OF SAID SECTION; TH S 00D 14M 07S E 1670.03 FT; TH N90D 00S 00M E 180.74 FT; TH S 00D 14M 07S E 480.00 FT; TH N90D 00M 00S W 180.74 FT; TH S00D 14M 07S E 459.99FT; TH N90D 00S 00M W 743.35FT ALONG A LINE 60 FT NORTHERLY OF AND PARALLEL TO THE SOUTH LINE OF SAID SECTION; TH N 00D 14M 07S W 15.00FT; TH N90D 00M 00S W 935.80 FT ALONG A LINE 75 FT NORTHERLY OF AND PARALLEL WITH THE SOUTH LINE OF SAID SEC 2; TH S 00D 33M 03S E 75FT; TH N90D 00M 00S W 120.09 FT ALONG THE SOUTH LINE OF SAID SECTION AND SAID CENTERLINE OF ECORSE RD TO THE PLACE OF BEG. BEING A PART OF THE SE 1/4 OF SAID SEC 2 AND CONTAINING 114.10 AC OF LAND

#2: 83-008-99-0037-701

SPLIT/COMBINED ON 10/22/2013 FROM 83 008 99 0037 000; COMMENCING AT THE SE CORNER OF SEC 2, T3SR8E, VAN BUREN TOWNSHIP, WAYNE COUNTY, STATE OF MICHIGAN; TH DUE N 60 FT ALONG THE EAST LINE OF SAID SECTION 2; TH N89D 37M 00S W 483.07 FT ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF ECORSE RD FOR A PLACE OF BEG; TH N89D 37M 00S W 60 FT ALONG SAID RIGHT OF WAY LINE; TH N00D 09M 30S E 459.99 FT; TH S89D 37M 00S E 60.00 FT; TH S00D 09M 30S W 459.99 FT TO THE PLACE OF BEGINNING. BEING A PART OF THE SOUTHEAST 1/4 OF SAID SECTION 2 AND CONTAINING 0.63 ACRES OF LAND MORE OR LESS.

#3: 83-008-99-0014-701

02S 10 TO 13 PT OF THE SE 1/4 SEC 2 T3S R8E DESC AS BEG N 89D 37M 00S W 60.00 FT AND DUE N 1726.00 FT FROM SE COR SEC 2 - TH N 89D 59M 56S W 599.08 FT - TH N 00D 14M 07S W 264.01 FT - TH S 89D 59M 56S E 598.36 FT - TH S 00D 23M 30S E 264.01 FT - POB. 3.63 AC

#4: 83-005-01-0034-301

02A34,T2 LOT 34 ALSO ADJ VAC TAYLOR ST 30FT WIDE ALSO N 1/2 ADJ VAC BEVERLY ST 86FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67 WCR-K-6.02 - ALSO PT OF THE SE 1/4 SEC 2 T3S R8E DESC AS BEG N8 DEG 33M 32S W 60.04 FT FROM E 1/4 SEC 2 -- TH S00DEG 12M 11S W 35.79 FT - TH N87DEG 59M 49S W596.58 FT - TH N00DEG 12M 11S E 19.52 FT - TH S 89DEG 33MIN 32S E 596.13FT TO POB 0.38AC

#5: 83-005-01-0033-300

02A33 LOT 33 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#6: 83-005-01-0032-300

02A32 LOT 32 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#7: 83-005-01-0031-300

02A31 LOT 31 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#8: 83-005-01-0030-300

02A30 LOT 30 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#9: 83-005-01-0029-300

02A29 LOT 29 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#10: 83-005-01-0028-300

02A28 LOT 28 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#11: 83-005-01-0027-300

02A27 LOT 27 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#12: 83-005-01-0026-300

02A26 LOT 26 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#13: 83-005-01-0025-300

02A25 LOT 25 ALSO ADJ VAC TAYLOR ST 30FT WIDE ALSO N 1/2 ADJ VAC GERBSTADT ST 60FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67 WCR

#14: 83-005-01-0024-300

02A24 LOT 24 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#15: 83-005-01-0023-300

02A23 LOT 23 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#16: 83-005-01-0021-300

02A21 LOT 21 ALSO ADJ VAC TAYLOR ST 30FT WIDE--- TAYLORS SMALL FARM SUB T3S R8E L70 P67

#17: 83-005-99-0004-000

02CD1 PT OF NE 1/4 OF SEC 2 BEG N89DEG 51M 50S E 1238.38FT FROM CEN 1/4 COR OF SEC 2 TH N89DEG 51M 50S E 146.41FT TH N0DEG 17M 40S E 2906.08FT TH WLY 146.57FT TH S0DEG 17M 40S W 2900.27FT POB 9.75 AC

#18: 83-005-99-0005-000

02CD2 PART OF NE 1/4 OF SEC 2 BEG N89DEG 51M 50S E 1091.98FT FROM CEN 1/4 COR OF SEC 2 TH N89DEG 51M 50S E 146.40FT TH N0DEG 17M 40S E 2900.27FT TH WLY 146.95FT TH S0DEG 17M 40S W 2888.72FT POB 9.73 AC

#19: 83-005-99-0006-000

02CD3 PT OF NE 1/4 OF SEC 2 BEG N89DEG 51M 50S E 865.78FT FROM CEN 1/4 COR OF SEC 2 TH N89DEG 51M 50S E 226.20FT TH N0DEG 17M 40S E 2888.72FT TH SWLY 228.34FT TH S0DEG 17M 40S W 2859.43FT POB 14.93 AC

#20: 83-005-99-0007-000

02CD4 PART OF NE 1/4 OF SEC 2 BEG N89DEG 51M 50S E 733.96FT FROM CEN 1/4 COR OF SEC 2 TH N89DEG 51M 50S E 131.82FT TH N0DEG 17M 40S E 2859.43FT TH SWLY 133.44FT TH S0DEG 17M 40S W 2835.85FT POB 8.62 AC

#21: 83-005-99-0010-000

02D5B PART OF NE 1/4 OF SEC 2 BEG N89DEG 51M 50S E 585.78FT FROM CEN 1/4 COR SEC 2 TH N0DEG 17M 40S E 2246.62FT TH N89DEG 51M 50S E 148.18FT TH S0DEG 17M 40S W 2246.62FT TH S89DEG 51M 50S W 148.18FT POB 7.64 AC

#22: 83-005-99-0008-000

02C5 D5A PT OF NE 1/4 OF SEC 2 BEG N89DEG 51M 50S E 585.78FT AND N0DEG 17M 40S E 2246.62FT FROM CEN 1/4 COR OF SEC 2 TH N0DEG 17M 40S E 557FT TH NELY 151.88FT TH S0DEG 17M 40S W 589.23FT TH S89DEG 51M 50S W 148.18FT POB 1.95 AC

#23: 83-005-99-0009-701

02CD6A,F2,G1,H2,N1B PT OF NE 1/4 SEC AND NW 1/4 SEC 02 T3S R8E DESC AS BEG AT THE CENTER OF SEC 02 - - TH S89 59 43E 585.78 FT- TH N00 09 17W 2810.89 FT- TH S76 27 50W 343.74 FT- TH S00 44 50E 239.30 FT- TH S76 27 50W 287.49 FT- TH S00 45 56E 938.11 FT- TH S89 38 26W 482.12 FT- TH S18 42 08E 1565.47 FT TO POB - 44.41 AC

#24: 83-005-99-0009-002

02CD6B PT OF NE 1/4 SEC 2 T3SR8E BEG N0DEG 18M W 2424.26FT FROM THE CEN 1/4 COR SEC 2 TH N0DEG 18M W 239.30FT TH N76DEG 54M 40S E 286.70FT TH S0DEG 18M E 239.30FT TH S76DEG 54M 40S W 286.70FT POB 1.58 AC

#25: 83-008-99-0006-701

02S1,T1 PART OF SE 1/4 OF SEC 2 BEG N89DEG 37M W 60FT AND DUE N 2518FT FROM SE 1/4 COR OF SEC 2 TH DUE N 111.29FT - TH N88DEG 02M 30S W 596.58FT - TH S0DEG 09M 30S W 127.68FT - TH S89DEG 37M E 596.55FT POB 1.64 AC - ALSO PT OF THE SE 1/4 SEC 2 T3S R8E DESC AS BEG N89 DEG 33S W 60.04 FT AND S00 DEG 12M 11S W 35.79 FT FROM E 1/4 COR SEC 2 TH S00 DEG 12M 11S W 7.21 FT - TH N89 DEC 33M 32 S W 596.13 FT - TH N 00 DEC 12M 11S E 23.48 FT - S 87 DEG 59M 49S E 596.58 FT TO POB 0.21AC - K - 1.85

#26: 83-008-99-0021-701

*02S 17-23 PART OF SE 1/4 OF SEC 2 T3S, R8E,DESC AS BEG N87DEG 36M 47S W 60FT AND DUE N 1066FT FROM SE COR OF SEC2- TH N89DEG 37M 00S W 600.57FT- TH N00DEG 09M 30S E 462FT- TH S89DEG 37M 00S E 599.28FT -TH DUE S 462FT TO POB 6.36 AC

#27: 83-008-99-0008-000

02S9 PART OF SE 1/4 OF SEC 2 BEG N89DEG 37M W 60FT AND DUE N 1990FT FROM SE COR OF SEC 2 TH DUE N 66FT TH N89DEG 37M W 597.82FT TH S0DEG 09M 30S W 65.99FT TH S89DEG 37M E

#28: 83-008-99-0007-000

02S2 PART OF SE 1/4 OF SEC 2 BEG N89DEG 37M W 60FT AND DUE N 2452FT FROM SE COR OF SEC 2 TH DUE N 66FT TH N89DEG 37M W 596.55FT TH S0DEG 09M 30S W 66FT TH S89DEG 37M E 596.73FT POB 0.90 AC

#29: 83-008-99-0011-000

02S7 PT OF SSE 1/4 OF SEC 2 BEG N N89DEG 37M W 60FT AND DUE NORTH 2122FT FROM SE COR OF SEC 2 TH DUE N 66FT TH N 89DEG 37M W 597.46FT TH S0DEG 09M 30S W 66FT TH S89DEG 37M E 597.64FT POB 0.91 AC

#30: 83-008-99-0012-700

PT OF SE 1/4 OF SEC 02 BEG N 89D 37M W 60 FT AND DUE N 2056 FT FROM SE COR OF SEC 02 TH DUE NORTH 66 FT TH N 89D 37M W 597.64 FT TH S 00D 09M 30S W 66 FT TH S 89D 37M E 597.82 FT TO POB 0.91AC

#31: 83-008-99-0013-000

02S9 PART OF SE 1/4 OF SEC 2 BEG N89DEG 37M W 60FT AND DUE N 1990FT FROM SE COR OF SEC 2 TH DUE N 66FT TH N89DEG 37M W 597.82FT TH S0DEG 09M 30S W 65.99FT TH S89DEG 37M E 598.01FT POB 0.91 AC

Written comments may be forwarded to the Township Clerk, 46425 Tyler Rd., Van Buren Township, MI 48111. If you have any questions regarding the public hearing, please contact Clerk Leon Wright at 734-699-8909.

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