

**CLAYTON TOWNSHIP PLANNING COMMISSION**

**REGULAR MEETING AGENDA**

**MARCH 26, 2024, 6:00 P.M.  
CLAYTON TOWNSHIP HALL**

Kevin DePottey  
Corey Potter  
Rick Caruso  
Kathleen Norris

Jon Mieczkowski  
George Sippert  
Richard Derby

**TED HENRY, ZONING ADMINISTRATOR, #810-691-5258**

**ROLLCALL**

**APPROVE PROPOSED AGENDA**

**APPROVAL OF MINUTES: FEBRUARY 19, 2024 Pgs. 2-4**

**COMMUNICATION:**

**REPORT OF OFFICERS AND ZONING ADMINISTRATOR:**

**PUBLIC COMMENT:**

**NEW BUSINESS / DISCUSSIONS**

- 1. PUBLIC HEARING – CASE #SCU24-01, WOODSIDE BUILDER/KHALID NEMER  
Pgs. 5-40**

**OLD BUSINESS / DISCUSSIONS**

- 1. FOLLOW UP ON ALTERNATE ENERGY**
- 2. REVIEW OF LAND DIVISION ORDINANCE**

**ADDITIONAL ITEMS**

**FUTURE ITEMS**

**ADDITIONAL COMMENTS**

**ADJOURNMENT**

*Page 1*

**CHARTER TOWNSHIP OF CLAYTON  
PLANNING COMMISSION MINUTES  
FEBRUARY 19, 2024**

Chairman Kevin DePottey opened the meeting at 6:00 p.m.

**ROLL CALL**

**Members Present:** Kevin DePottey, Rick Caruso, Richard Derby, George Sippert, Kathleen Norris

**Members Absent:** Corey Potter, Jon Mieczkowski

**Others Present:**

Ted Henry/Building Official, Zoning Administrator  
Ken Tucker/Township Attorney  
Dennis Milem/Township Clerk

The Township Clerk Dennis Milem took the floor and explained why he was going to swear in all Board members. Then Mr. Milem proceeded to swear in all members. After completion he thanked the Planning Commission for their cooperation.

**APPROVAL OF PROPOSED AGENDA**

**Action Taken:** Motion by Derby, supported by Sippert, to approve the proposed agenda for the February 19, 2024, Clayton Township Planning Commission meeting.

**MOTION CARRIED.**

**APPROVAL OF MINUTES: JANUARY 23, 2024**

**ACTION TAKEN:** Motion by Caruso, supported by Derby to approve minutes of January 23, 2024.

**MOTION CARRIED.**

**COMMUNICATION:**

None.

Page 2

**REPORT OF OFFICERS AND ZONING ADMINISTRATOR:**

Mr. Ted Henry stated he had received a couple of phone calls on parcels related to solar farms. Also, next month, March, expect a case for 8062 Corunna Road pertaining to Special Conditional Use.

**PUBLIC COMMENT:**

Comment was all waived until the new case with the public hearing opened up

**NEW BUSINESS**

Earth Ex rezone to M1. Mr. Bill Henry took the floor and explained what his intentions were to do with the property: they were to warehouse equipment as well as doing periodic service work on equipment: state he has minimum traffic for his business @ 4479 S. Sheridan Road.

Mr. DePottey opened the Public Hearing @ approximately 6:07 p.m. for CASE #REZONE 24-01 for Earth Ex Inc., parcel #04-31-300-016

**PUBLIC COMMENT:**

There were 5 residents present and one resident on the telephone. Kara Jones and her husband (on the phone) had several questions: the driveway location, the storage of equipment, hours of operation, traffic to site, noise which may affect their horses, site lighting and water runoff. Mr. Bill Henry addressed those issues with them.

Next, Mr. John Maxwell, 12404 Old Miller Road addressed the same issues as well as trucks on Old Miller Road and how his operation will affect his deer hunting behind his home which butts up to the proposed site. Mr. Bill Henry addressed Mr. Maxwell's concerns.

Trisha Mvakaua, a neighbor across the road on the Shiawassee County side addressed the highway not being taken care of now let alone add more truck traffic to it. A lengthy conversation went on about the highway being a joint municipal road so it is always neglected. Mr. Bill Henry addressed her issues.

The Public Hearing closed at 6:27 p.m. after asking for any more comments for at least 3 more times.

**COMMISSIONER COMMENTS FROM BOARD MEMBERS ON CASE #REZONE 24-01:**

Chairman DePottey asked for a future land use map. Some conversation went on about future uses. More discussions went on about the various issues brought forward from the Public Hearing.

Board comments ended

page 3

**Action Taken:** Motion by Caruso, supported by Derby to approve the M1 zoning. Roll Call Vote: 4 Yes/1 No (Sippert)

#### **OLD BUSINESS**

Alternate energy still on hold. Questions were asked on the petitions if they were available to sign for the new energy laws could be protested. Mr. Caruso said they cannot be available at the township's property. Land division ordinance will be addressed next month. Members will be getting proposed corrections in e-mail form from Mr. Tucker. Zoning Administrator Ted Henry told members he had met with Mr. Tucker and had reviewed the ordinances to make suggested changes.

#### **FUTURE ITEMS**

#### **ADDITIONAL COMMENTS FROM BOARD MEMBERS**

#### **PUBLIC COMMENT**

No Comment

#### **ADJOURNMENT**

**Action Taken:** Motion by Norris, supported by Derby, to adjourn the Planning Commission meeting at 6:47 p.m.

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Kevin DePottey, Chairperson

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Rick Caruso, Secretary



RECEIVED

JAN 23 2024

CLAYTON CHARTER TOWNSHIP  
SPECIAL CONDITIONAL USE PERMIT APPLICATION

Requests for special conditional use may be heard and decided at any regular or special meeting of the Planning Commission, provided the petitioner has present all required information and proper notice has been given. In addition to a notice published in a newspaper of general circulation, notices of public hearing on special conditional uses shall be sent to owners of property within a minimum of 300 feet from the property lines of the property which is subject of the request.

APPLICANT NAME:	Woodside Bldg	
ADDRESS:	6007 Miller Rd	PHONE: 810635227
CITY, STATE, ZIP:	Swartz Creek MI	48477

PROPERTY OWNER NAME(S): <small>(If other than applicant)</small>	Kenneth & Joan Carpenter	
ADDRESS:	267 N. Armstrong Ave Flushing, MI 48433	
CITY, STATE, ZIP	Flushing, MI 48433	

TAX ID NO.: 04-14.400-030 ZONING CLASS: LC, Lo  
PROPERTY LOCATION: 8062 ~~Corum Rd~~ Flint, MI 48532  
LEGAL DESCRIPTION: See Attached

DESCRIBE PROPOSED USE: motor Repair

ATTACH 15 COPIES OF SCALE DRAWING (1 inch = 200 feet) OF PROPOSED SITE SHOWING NORTH POINT, SURROUNDING ZONING DISTRICTS, EXISTING AND PROPOSED BUILDINGS, DRIVEWAYS, POINTS OF INGRESS AND EGRESS, PARKING AREAS, FENCING, LANDSCAPING, SIGNS AND ROAD RIGHTS-OR WAY. (Per Zoning Ordinance, Sec. 24.03(5): Special Conditional Use review and Site Plan review may occur concurrently with mutual consent of the landowner and Planning Commission.)

APPLICANT SIGNATURE: Khalid A. Hemen Pres. Woodside Bldg

PROPERTY OWNER SIGNATURE: (If other than applicant) Joan Carpenter & Kenneth Carpenter

FOR OFFICE USE ONLY			
DATE APPLICATION RECEIVED	FEE:		
RECEIVER:	CASE NO.		
PUBLIC HEARING DATE	APPROVED <input type="checkbox"/>	DENIED <input type="checkbox"/>	
TOWNSHIP BOARD ACTION:	APPROVED <input type="checkbox"/>	DENIED <input type="checkbox"/>	OTHER

# CHARTER TOWNSHIP OF CLAYTON

2011 South Morrish Road • Swartz Creek, Michigan 48473  
Ph. (810) 635-4433 • Fax (810) 635-4526 • claytontownship.org

Tom Spillane - Supervisor  
Dennis Milem - Clerk  
Rick Caruso - Treasurer



Greg Childers - Trustee  
Brad Anthony - Trustee  
Tamara Kapraun - Trustee  
Shelley Thompson - Trustee

## CHARTER TOWNSHIP OF CLAYTON

### NOTICE OF PUBLIC HEARING

**NOTICE IS HEREBY GIVEN** that the Clayton Charter Township Planning Commission will hold a public hearing on the request for permitted use with special conditions allowing 8062 Corunna Road, Flint, MI 48532 to have motor repair/heavy truck repair;  
**ZONING IS LC (LOCAL COMMERCIAL)**

MEETING DATE: MARCH 26, 2024 at 6:00 PM

LOCATION: 2011 S. MORRISH RD., SWARTZ CREEK, MI 48473

PROPERTY LOCATION: 8062 CORUNNA RD

LEGAL DESCRIPTION: 04-14-400-030

OWNER: KENNETH CARPENTER

PETITIONER: WOODSIDE BUILDER/KHALID NEMER

The Planning Commission invites your comments and questions. Written comments may addressed to Clayton Township Planning Commission Chairman, 2011 S. Morrish Rd, Swartz Creek, MI 48473.

Ted Henry

Clayton Township Zoning Administrator, CASE #SCU24-01

page 6

RECEIVED

FEB 12 2024

BY \_\_\_\_\_

February 5, 2024

We hereby authorize Khalil Nemer from Nemer Realty to ask for a special use permit for motor repair for the property located at 8062 Corunna Road.

Kenneth Carpenter  
Kenneth Carpenter

Joann Carpenter  
Joann Carpenter

page 7

February 1, 2024

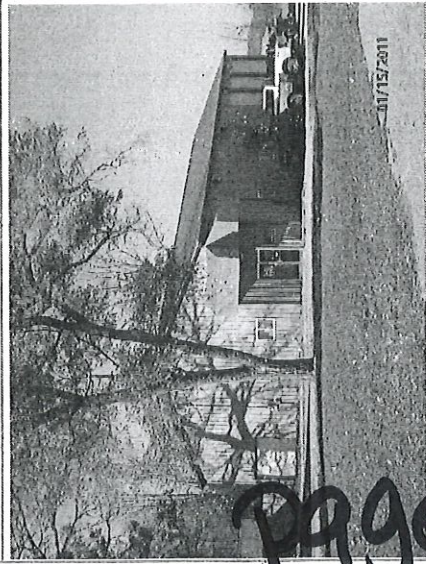
We hereby authorize Khalil Nemer from Nemer Realty to act on our behalf in representing Wolfgang & Edwards Auto Repair at the Planning Commission meeting concerning the property located at 8062 Corunna Road.

  
Jim Wolfgang

  
Jason Edwards



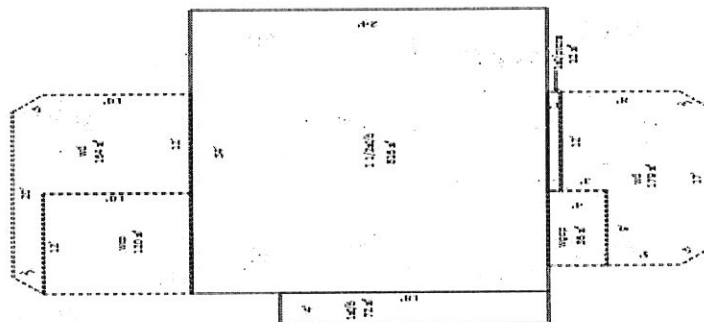
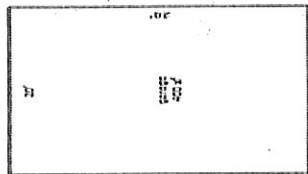
Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
Property Address								
8062 CORUNNA RD 8058								
Owner's Name/Address								
CARPENTER, KENNETH 267 ARMSTRONG AVE FLUSHING MI 48433								
Class: COMMERCIAL-IMPROV	Zoning: LC,LO	Building Permit(s)	Date	Number	Status			
School: SWARTZ CREEK COMMUNITY SCHS		PATIO, DECKS, PORCHES	09/03/2003	03-118	FINAL			
P.R.E. 0%		PATIO, DECKS, PORCHES	04/27/2001	01-032	ISSUED			
MAP #:		COMMERICAL/INDUSTRIAL	05/12/1995	95-49	FINAL			
2023 Est TCV 389,222 TCV/TFA: 59.64								
X Improved	Vacant							
Public Improvements								
Dirt Road								
Gravel Road								
Paved Road								
Storm Sewer								
Sidewalk								
Water								
Sewer								
Electric								
Gas								
Curb								
Street Lights								
Standard Utilities								
Underground Utils.								
Topography of Site								
X Level								
X Rolling								
X Low								
X High								
X Landscaped								
X Swamp								
X Wooded								
X Pond								
X Waterfront								
X Ravine								
X Wetland								
X Flood Plain								
Who	When	What						
TAG	08/24/2000	INSPECTED						
Year	Assessed Value	Building Value	Land Value	Board of Review	Tribunal/Other	Taxable Value		
2023	194,600	159,300	35,300			128,713C		
2022	202,900	136,800	66,100			122,584C		
2021	222,900	156,800	66,100			118,668C		
2020	238,400	172,300	66,100			117,030C		



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of Genesee, Michigan





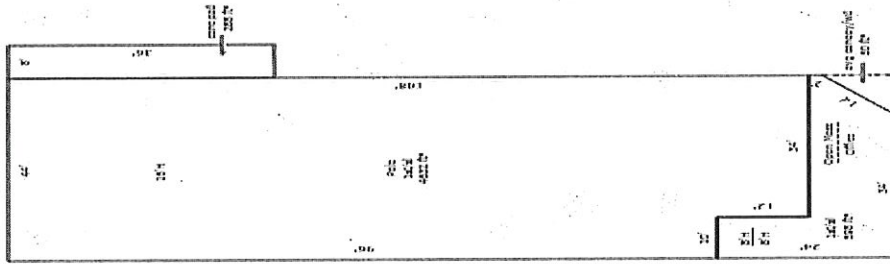


\*\*\* Information herein deemed reliable but not guaranteed\*\*\*



Desc. of Bldg/Section: Calculator Occupancy: Industrial - Light Manufacturing		Class: D,Pole Quality: Average Stories: 1 Story Height: 16 Overall Building Height: 16 Base Rate for Upper Floors = 65.59 Mezzanine 1 Storage Base Rate = 28.81 (10) Heating system: Space Heaters, Radiant Cost/SqFt: 6.59 88% (10) Heating system: Forced Air Furnace Cost/SqFt: 11.65 12% Combined Heating System adjustment: 7.20 100% Adjusted Square Foot Cost for Upper Floors = 72.79 Total Floor Area: 5,230 Base Cost New of Upper Floors = 380,679 Mezzanine 1 Area: 598 Base Cost New of Mezzanine = 17,228 Eff. Age: 11 Phy. %Good/Abnr. Phy./Func./Econ./Overall %Good: 72 /100/100/100/72.0 Total Depreciated Cost = 286,493 Reproduction/Replacement Cost = 397,907 Costs taken from Segregated Cost Section 4: Garages, Industrials, Warehouses # or Height Storys Cost Col. Rate SqFt Adj. Cost Item Description (39) Miscellaneous Canopies & Marquees: <<<<< Calculations too long. See Valuation printout for complete pricing. >>>>>		<<<<< Calculator Cost Computations >>>>>					
Construction Cost High Above Ave. Ave. X Low ** ** Calculator Cost Data ** ** Quality: Average Heat#1: Space Heaters, Radiant 88% Heat#2: Forced Air Furnace 12% Ave. SqFt/Story: 5230 Ave. Perimeter: 434 Has Elevators: *** Basement Info *** Area: Perimeter: Type: Good Basement Heat: No Heating or Cooling * Mezzanine Info * Area #1: 598 Type #1: Good Storage (No Rates) Area #2: Type #2: Office (No Rates) * Sprinkler Info * Area: Type: Average		(1) Excavation/Site Prep: (2) Foundation: X Poured Conc Brick/Stone Block (3) Frame: Floor Structure: Floor Cover: Ceiling:		(7) Interior: (8) Plumbing: Many Above Ave. Average Typical Few None Total Fixtures 3-Piece Baths 2-Piece Baths Shower Stalls Toilets Urinals Wash Bowls Water Heaters Wash Fountains Water Softeners (9) Sprinklers: (10) Heating and Cooling: X Gas Oil Coal Stoker Hand Fired Boiler		(11) Electric and Lighting: Outlets: X Few Average Many Unfinished Typical Fixtures: X Few Average Many Unfinished Typical Incandescent Fluorescent Mercury Sodium Vapor Transformer (13) Roof Structure: Slope=0 (14) Roof Cover:		(39) Miscellaneous: 50 Wood Frame (40) Exterior Wall: Thickness Bsmnt Insul.	





Sketch by Aegis Mapping™

\*\*\* Information herein deemed reliable but not guaranteed\*\*\*

**§ 152.112 LOCAL COMMERCIAL DISTRICT (LC).****(A) Purpose.**

(1) The LC Local Commercial District, as herein established, is designed to meet the day-to-day convenience shopping and service needs of persons residing in adjacent residential areas and to encourage the planned concentration of such activities in locations where analysis of the residential population within a radius of generally 1 mile demonstrates a need for such a facility.

(2) The following regulations shall apply in all LC districts. Buildings, structures or premises, except as otherwise provided in this section, shall not be erected, altered or used except for 1 or more of the specified uses. Site plan review, as defined in §§ 152.131 through 152.136, shall be required for all uses in the LC District.

**(B) Uses permitted.** No building or structure, or part thereof shall be erected, altered or used, and no land shall be used except for 1 or more of the following:

(1) Any use permitted in the Office District (O);

(2) Generally recognized retail businesses which supply commodities on the premises, such as but not limited to: groceries, meats, dairy products, baked goods or other foods, pharmaceutical, dry goods, clothing and notions or hardware;

(3) Any service establishment of an office, showroom or workshop nature such as electrician, decorator, dressmaker, tailor, baker, painter, upholsterer or an establishment doing radio or home appliance repair, photographic reproduction, and similar service establishments that require a retail adjunct;

(4) Standard restaurants;

(5) Laundry or cleaning agency or pick-up store;

(6) Mortuary or funeral parlors;

(7) Private schools, music conservatory; and

(8) Antique shop, selling or offering for sale articles predominantly over 25 years old, entirely within a completely enclosed building.

**(C) Permitted accessory uses.** Buildings, structures, and uses customarily accessory to any permitted principal uses shall be permitted as approved during site plan review, in accordance with this section.

**(D) Principal uses permitted subject to special conditions.** The following special condition uses shall be permitted subject to review and approval by the Planning Commission and Township Board, and further subject to any and all reasonable conditions which may be imposed in accordance with §§ 152.130 Site Development, 152.131 through 152.136 Site Plan Review, and 152.150 through 152.152 Special Condition Uses.

(1) All special condition uses in the Office District (O);

(2) Ice delivery station and ice storage of not over 5 ton capacity;

(3) Hospitals;

(4) Convalescent homes;

(5) Private clubs, fraternal organizations and lodge halls;

(6) Veterinary clinics, including indoor boarding facilities only;

page 14

(7) Dancing studios; and

(8) Temporary outdoor sales. Grand openings, tent sales, special sales or special events may be permitted and shall be subject to the following conditions and considerations:

(a) The use shall be temporary. A permit for the temporary sales may be ratified for a period not to exceed 14 days. A permit shall not be issued more than 2 times per year for any 1 business.

(b) All merchandise offered for sale shall be a products(s) normally offered or sold by the principal business or occupant of the subject business.

(9) Storage facilities for building materials, sand, gravel, stone, lumber and storage of contractor's equipment and supplies, provided such is enclosed within a building or within an obscuring wall or fence on those sides abutting all residential or commercial districts, and on any yard abutting a public thoroughfare.

(10) Automobile service station.

(11) Uses of the same nature or class as uses listed in this district as either a permitted principal use or a special land use as determined by the Planning Commission.

(E) *General regulations.*

(1) Merchandise may be displayed or stored up to the minimum front and side setback lines but not on public property.

(2) Warehouse or indoor storage of goods and materials, beyond that normally incident to the above permitted uses, shall be prohibited.

(F) *Additional standards and regulations.* The following list of references includes additional standards and regulations applicable to any proposed use in this district:

- (1) Section 152.100 Schedule of Regulations;
- (2) Section 152.031 Performance Standards;
- (3) Section 152.065 and 152.067 Off-street Parking and loading;
- (4) Section 152.075 and 152.076 Fences and Walls;
- (5) Section 152.077 Screening of Trash Storage Areas;
- (6) Section 152.078 Landscaping; and
- (7) Section 152.085 Signs.

(Ord. Art. XVI, passed 5-22-1997; Am. Ord. 457, passed 2-13-2014)

page 15



**SPECIAL CONDITION USES****§ 152.150 APPLICABILITY.**

(A) The uses identified as special condition uses are recognized as possessing characteristics of such unique and special nature (relative to location, design, size, public utilities needs and other similar characteristics) as necessitating individual standards and conditions in order to safeguard the general health, safety and welfare of the community.

(B) The Township Board, as provided herein, shall have the authority to approve special condition use permits, subject to such conditions of design, operation and appropriate and reasonable safeguards as the township may require for any special condition use included in the various provisions of this chapter.

(Ord. § 24.00, passed 5-22-1997)

**§ 152.151 DATA REQUIRED.**

(A) Application for any special condition use permit as provided under the provisions of this chapter shall be made to the Township Building Official by filing an official special condition use permit application form; submitting required data, exhibits, and information; and depositing the required fee as established by resolution of the Township Board, and as may be amended from time to time. No portion of the fee shall be reimbursable to the applicant.

(B) An application for a special condition use permit shall contain the following:

- (1) Applicant's name, address and telephone number;
- (2) Address and tax description number of the subject parcel;
- (3) A signed statement that the applicant is the owner of the subject parcel, or is acting as the owner's representative;
- (4) A certified survey drawing of the subject parcel;
- (5) A complete site plan containing all of the applicable data outlined in §§ 152.131 through 152.138; and
- (6) Supporting statements, evidence, data, information and exhibits which address those standards and requirements for assessing special condition use permit applications outlined in § 152.152.

(Ord. § 24.01, passed 5-22-1997)

**§ 152.152 STANDARDS FOR APPROVAL.**

(A) The Planning Commission shall review the particular circumstances and facts applicable to each proposed special condition use in terms of the following standards and requirements and shall make a determination as to whether the use proposed to be developed on the subject parcel meets the following standards and requirements:

- (1) Will be harmonious with and in accordance with the general objectives of the Future Land Use Plan;
- (2) Will be designed, constructed, operated and maintained, in harmony with existing and intended character of the general vicinity and so that the use will not change the essential character of that area;
- (3) Will not be hazardous or disturbing to existing or future neighboring uses;



(4) Will represent a substantial improvement to property in the immediate vicinity and to the community as a whole;

(5) Will be served adequately by essential public services and facilities, such as highways, streets, drainage structures, police and fire protection and refuse disposal, or persons or agencies responsible for the establishment of the proposed use shall be able to provide adequately for these services;

(6) Will not create excessive additional requirements at public cost for public facilities and services, and will not be detrimental to the economic welfare of the community;

(7) Will not involve uses, activities, processes, materials, equipment and conditions of operation that will be detrimental to any persons, property, or the general welfare by reason of excessive smoke, fumes, glare, noise, vibration or odors; and

(8) Will be consistent with the intent and purposes of this chapter.

(B) If the facts regarding the special condition use being reviewed do not establish by a preponderance of the evidence that the standards and requirements set forth in this chapter will be met by the proposed use, the Planning Commission shall not recommend special condition approval to the Township Board.

(1) In recommending approval of a special condition use permit to the Township Board, the Planning Commission shall recommend imposition of such reasonable conditions of use as it deems necessary to protect the best interests of the township and the general vicinity, to achieve the objectives of this chapter and to assure that the general public health, safety and welfare will not be infringed upon.

(2) The Planning Commission may recommend denial, approval or approval with conditions of a request for special condition use approval. The recommendation on a special condition use shall be incorporated in a statement containing the conclusions relative to the special condition use under consideration which specifies the basis for the decision and any conditions recommended.

(C) (1) Upon holding a public hearing and review of the special condition use request, the Planning Commission shall within 30 days forward to the Township Board its finding and recommendation. The finding shall include a record of those conditions which are recommended to be imposed. The Township Board, upon receipt of the finding and recommendation, may deny, approve or approve with conditions any request for a special condition use approval. Any decision on such a request shall state the findings of fact and specify the conclusions drawn therefrom and any conditions imposed thereon. Any conditions imposed shall remain unchanged except upon the mutual consent of a majority of the Township Board and the landowner, and the Township Board shall maintain a record of all conditions that are changed. All records of proceedings hereunder shall be kept and made available to the public.

(2) A special condition use permit shall be issued by the Township Board upon approval. The Township Board shall forward a copy of the permit to the owner/applicant, Clerk and Building Official. The Building Official shall not issue a building permit until he or she has received a copy of the special condition use permit approved by the Township Board.

(D) Any special condition use permit granted under this chapter shall become null and void and all fees forfeited unless construction and/or use is commenced within 12 months of the date of issuance of the special condition use permit, except that the Township Board may at its discretion, upon application by the owner and for cause shown, provide for up to 2 successive 12-month extensions.

(E) A violation of any requirement, condition or safeguard imposed hereunder shall be considered a violation of this chapter and constitute grounds for termination of a previously granted special condition use permit.

Page 17

(F) The special condition use review and site plan review may occur concurrently with the mutual consent of the landowner and the Planning Commission.

(Ord. § 24.03, passed 5-22-1997)

page 18



### § 93.01 NAME.

This chapter shall be known and cited as the Charter Township of Clayton Vehicle Storage, Repair and Abandonment Ordinance.

(Ord. 391, passed 4-13-2000)

### § 93.02 PURPOSE.

The purpose of this chapter is to limit and restrict the outdoor storage, parking, repair or unreasonable accumulation of junk, unused, partially dismantled or nonoperational vehicles, including any conveyance, trailer, boat, aircraft or new or used parts thereof, upon premises within the township; to provide restriction concerning the repairing of the vehicles; to minimize the devaluation of property values and the psychological ill effects of the presence of the same upon adjoining residents and property owners; and to eliminate safety hazards along roadways and thoroughfares, by virtue of the abandonment of vehicles and/or equipment.

(Ord. 391, passed 4-13-2000)

### § 93.03 REGULATIONS.

(A) No person, firm or corporation shall park or store or permit to be parked or stored upon any premises, within the Charter Township of Clayton, any vehicle, including any conveyance, boat, aircraft, or trailer of any kind or new or used parts therefrom, unless 1 or more of the following conditions exist:

(1) The parking or storage is located within a fully enclosed building;

(2) A special permit is first obtained therefor for a period of not to exceed 120 days from the Zoning Board of Appeals of the Charter Township of Clayton or such other officer or official as the Township Board may designate, to be granted only in special hardship cases beyond the control of the applicant, where special or peculiar circumstances exist, where no adjoining property owner is adversely affected thereby and where the spirit and purposed of these regulations are still observed;

(3) The vehicle or conveyance is licensed or registered by the State of Michigan, is an operable vehicle or conveyance, has all of its main component parts attached, as hereinafter defined, and is, in fact, regularly operated for its designed purpose;

(4) The vehicles, boats, trailers, aircraft or conveyances are located in a duly licensed and properly zoned junkyard, salvage yard, new or used dealer's lot or storage yard where the uses or operations are legally authorized under the township zoning ordinance;

(5) The vehicle or vehicles are awaiting repairs or delivery to owners at an authorized service station, garage, paint shop or body shop, provided they are locked, licensed by the State of Michigan; they do not remain on the property in that state for more than 7 consecutive calendar days or for longer than 14 days in any 1 year; and are not otherwise a public nuisance; or

(6) The vehicle, boat, trailer, aircraft or conveyance, although temporarily inoperable because of minor mechanical failure, has substantially all of its main component parts attached as hereinafter defined; is, where subject to license or registration, licensed or registered by the State of Michigan; is not in any manner a dismantled vehicle; and the premises do not contain any such vehicle, boat, aircraft, trailer or conveyance on the property in that state for more than 7 consecutive calendar days or for longer than 14 days in any 1 year. **MAIN COMPONENT PARTS** shall, for the purpose of this chapter, mean those parts required by state law or by necessity for its operation upon a public highway, waterway or airway.



## § 152.130 SITE DEVELOPMENT REQUIREMENTS; GENERAL REGULATIONS BY TYPE.

Those uses permitted and principal uses permitted subject to special conditions enumerated in any zoning district shall be subject to the site development requirements and conditions specified below:

(A) *Amusements.* Amusement enterprises, including amusement parks, miniature golf, circuses and similar facilities, but excluding race tracks.

(1) All parking shall be provided as off-street parking within the boundaries of the development.

(2) All access to the parking areas shall be provided only to a major thoroughfare.

(3) All sides of the development abutting any residential zoning district or existing residential development shall maintain a greenbelt buffer between the residential area and the proposed development and all activity areas shall be set back at least 1,000 feet from a residential district.

(B) *Auction sales establishments.*

(1) All parking shall be provided as off-street parking within the boundaries of the development.

(2) There shall be maintained a minimum landscaped greenbelt buffer per § 152.078(D) of this chapter between any part of the development and any residential development or district.

(C) *Automobile service station, paint and body shop, muffler shop, transmission repair shop.* All necessary steps shall be taken to ensure that any resulting dust, flushing, fumes, gas, noise, odor, smoke, vapor or vibration does not create a condition more detrimental to the surrounding area(s) than would result from other permitted uses. The following special requirements and regulations governing the erection of automobile repair garages are hereby established.

(1) The use shall always be located on a plot of ground having street/road frontage of not less than 150 feet and having a minimum area of not less than 2 acres.

(2) All repair work must be carried out within an enclosed building.

(3) No automobile repair garage shall be erected within a 200-foot radius of any residential district.

(4) Outdoor storage of rubbish, junked equipment or parts is prohibited unless the rubbish, junked equipment or parts is stored adjacent to the principal building in an obscure location that is enclosed with a masonry screening wall. When this screening is provided, the rubbish, junked equipment or parts shall not be stacked or heaped higher than the height of the screening wall. The screening wall shall not be higher than 5 feet.

(5) An automobile repair garage use shall not include the parking or storage of dismantled, nonlicensed or nonrepairable vehicles of any kind, unless ordered by a law enforcement agency. The storage, sale or rental of mechanical equipment, new or used cars, motorcycles, minibikes or similar vehicles, wrecked or otherwise, shall not be considered a use or accessory use to an automobile repair garage.

(6) All temporary outdoor storage of vehicles for repair shall not be located within 50 feet of a public right-of-way or a residential district.

(D) *Bed and breakfast operations.* A use which is subordinate to the principal use of a dwelling unit as a single-family dwelling unit and a use in which transient guests are provided a sleeping room and board in return for payment where:

(1) Not more than 25% of the total floor area of the dwelling unit shall be used for bed and breakfast sleeping rooms; and

Page 20



## § 152.007 DEFINITIONS.

For the purpose of this chapter, the following definitions shall apply unless the context clearly indicates or requires a different meaning.

**ACCESSORY BUILDING.** A supplemental building or structure, on the same lot, designed for, occupied for or devoted to an accessory use.

**ACCESSORY LIVING QUARTERS.** Living quarters within an accessory building.

**ACCESSORY USE.** A use normally incidental to, or subordinate to and devoted exclusively to, the main use of the land, structure or building.

**ACREAGE.** Any tract or parcel of land which has not been subdivided and platted.

**ADULT FOSTER CARE CONGREGATE FACILITY.** A facility licensed under Public Act 218 of 1979 being M.C.L.A. §§ 400.701 through 400.737, to provide foster care for more than 20 adults.

**ADULT FOSTER CARE FAMILY HOME.** A private residence licensed under Public Act 218 of 1979 for 6 or fewer adults to be provided with foster care for 5 or more days a week and for 2 or more consecutive weeks. The **ADULT FOSTER CARE FAMILY HOME** licensee is a member of the household and an occupant of the residence.

**ADULT FOSTER CARE LARGE GROUP HOME.** A facility licensed under Public Act 218 of 1979 to provide foster care for at least 13 but not more than 20 adults.

**ADULT FOSTER CARE MEDIUM GROUP HOME.** A facility licensed under Public Act 218 of 1979 to provide foster care for at least 7 but not more than 12 adults.

**ADULT FOSTER CARE SMALL GROUP HOME.** A facility licensed under Public Act 218 of 1979 to provide foster care for 12 or fewer adults.

**AGRICULTURE.** The art or science of cultivating the ground; the production of crops or livestock on a farm or activities classified as a bona fide agricultural practice by the Michigan Department of Agriculture under the Right to Farm Act; excluding commercial greenhouses, the sale of nursery stock, riding stables, mink, fox and similar so-called fur farms, hog or poultry farms using garbage as a feed, and processing of milk other than milk produced on the farm on which the processing is located.

**AIRCRAFT LANDING FIELD (PRIVATE).** The use of land for the landing or taking off of aircraft by a proprietor residing in a housing unit contiguous to the site of the aircraft landing strip, and may include facilities for the shelter of aircraft but does not include the boarding or care of aircraft owned by other than occupants of the housing units in common ownership with the aircraft landing strip.

**AIRPORT/AIRCRAFT TERMINAL.** The use of land for the landing or taking off of aircraft, which provides facilities for shelter, supply or care of aircraft, or for receiving or discharging passengers or cargo, and all appurtenant areas used or acquired for airport buildings or other airport facilities.

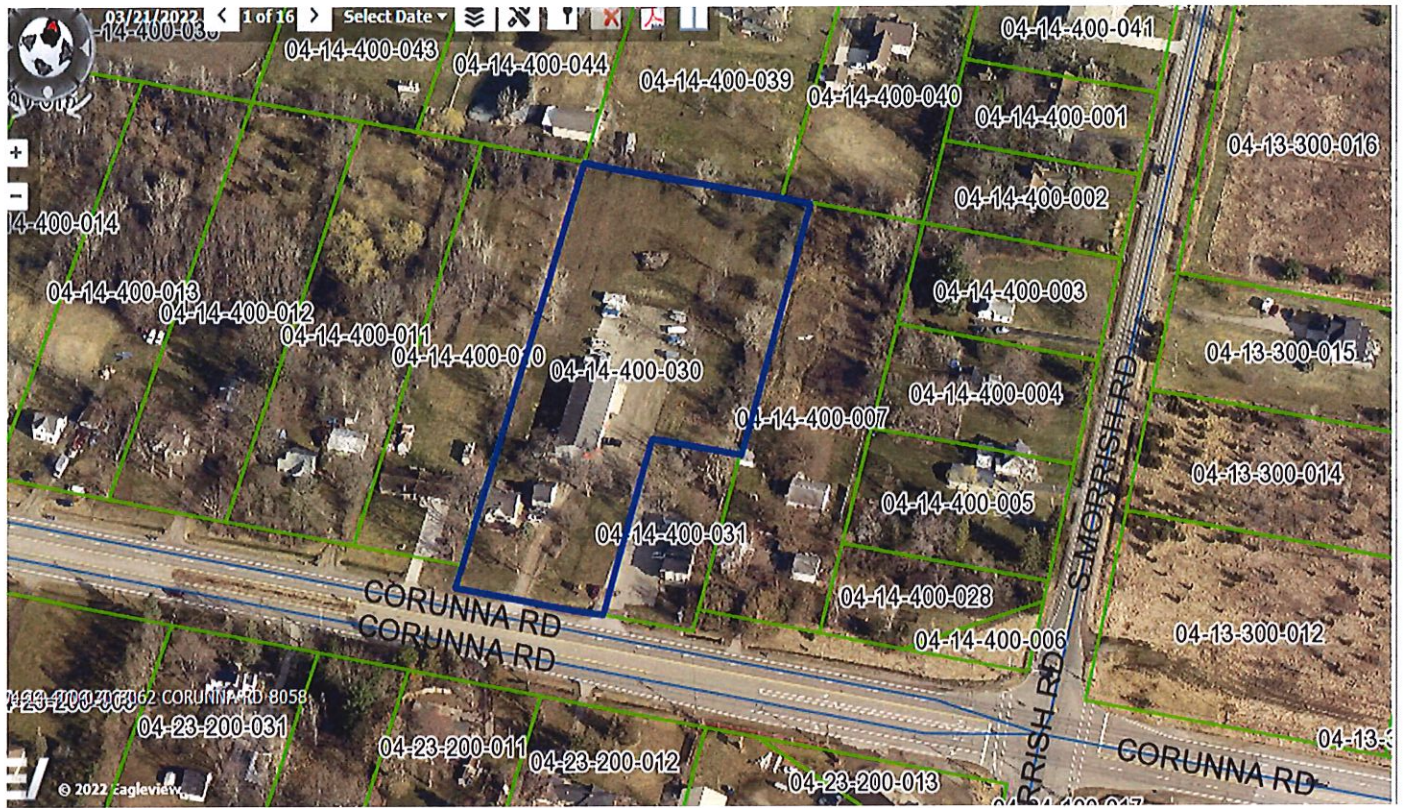
**ALLEY.** A public thoroughfare or way, not over 30 feet in width, which affords only secondary means of access to the abutting property.

**ALTERED.** Any change in the use of or in the supporting members of a building, such as bearing walls, columns, posts, beams, girders and similar components.

**APARTMENT UNIT.** One or more rooms with private bath and kitchen facilities comprising an independent self-contained dwelling unit in a building containing more than 2 dwelling units.

**AUTOMOBILE REPAIR.** The general repair, engine rebuilding, rebuilding or reconditioning of motor vehicles; collision service, such as body, frame or fender straightening and repair; overall painting and undercoating of automobiles.





page 22









page 24





page 25





Page 20





page 27



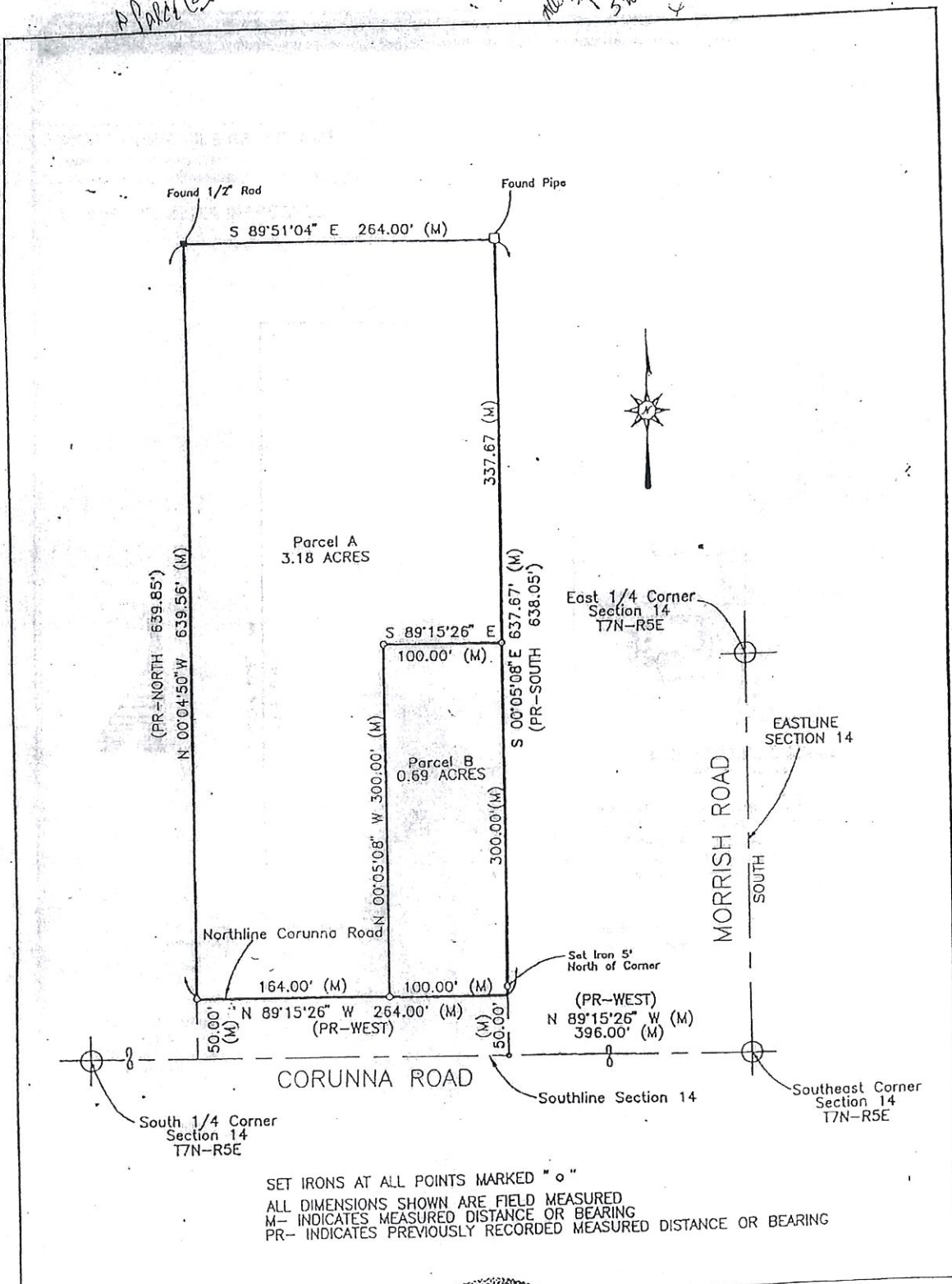


page 88



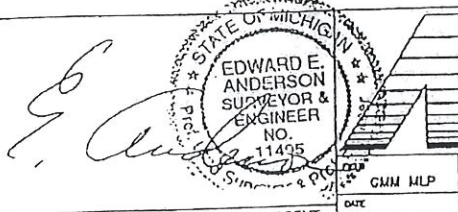
*AP Parcel 1-#*

*ALL 1/4 500' x 500'*



SET IRONS AT ALL POINTS MARKED "o"  
 ALL DIMENSIONS SHOWN ARE FIELD MEASURED  
 M- INDICATES MEASURED DISTANCE OR BEARING  
 PR- INDICATES PREVIOUSLY RECORDED MEASURED DISTANCE OR BEARING

Plot of Survey for  
 J&K CANVAS PRODUCTS  
 8058 Corunna Road  
 Flint, MI 48473



**ALPHA LAND SURVEYING & ENGINEERING, INC.**  
 Land Surveying Civil Engineering  
 Land Planning  
 401 S. Leroy Street O Fenton, Michigan  
 Phone (810) 629-8974 Fax (810) 629-9069

DATE	JULY 22, 1996	SCALE	1"=100'	SUPERVISOR	EEA	FILE	PLAT OF SURVEY
EDWARD E. ANDERSON-AUTHORIZED AGENT						CLAY15JK	SHEET 1 OF 2

*Page 29*

# MORTGAGE INSPECTION REPORT FOR THE EXCLUSIVE USE OF THE MORTGAGEE:

MICHIGAN NATIONAL BANK - FARMINGTON HILLS, MI  
FINANCIAL TITLE CO. - BLOOMFIELD HILLS

## MORTGAGEE FILE REFERENCE

Name(s) of Mortgagor(s):

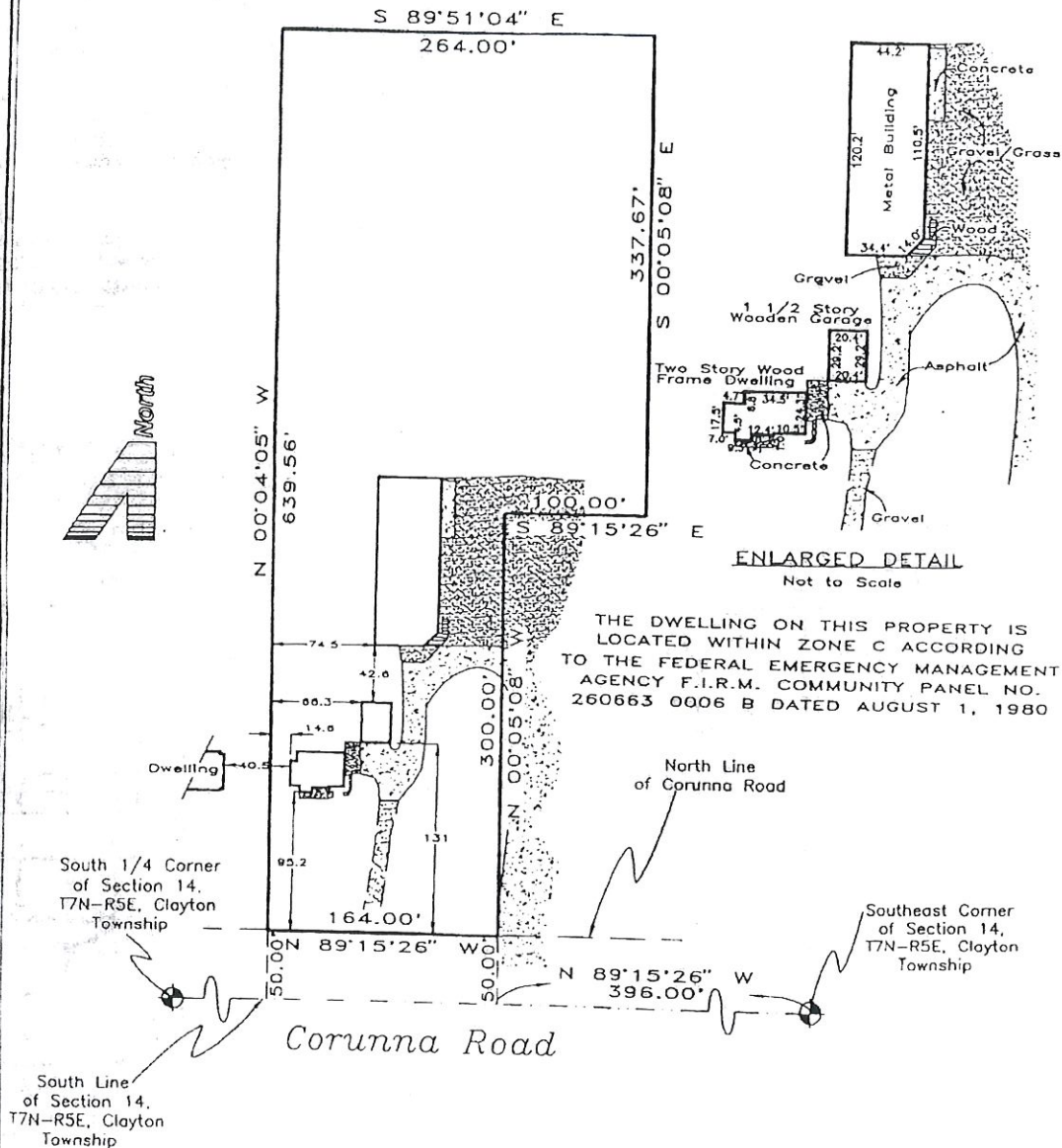
Address of Lands/Premises:

KENNETH A. & JOANN M. CARPENTER

8058-62 Corunna Road - Flint, MI

LANDS/PREMISES INSPECTED

SEE SHEET 2 OF 2



THE DWELLING ON THIS PROPERTY IS  
LOCATED WITHIN ZONE C ACCORDING  
TO THE FEDERAL EMERGENCY MANAGEMENT  
AGENCY F.I.R.M. COMMUNITY PANEL NO.  
260663 0006 B DATED AUGUST 1, 1980

We hereby certify that the improvements as shown are entirely within the property lines based upon the information provided and that there are no visible encroachments upon the lands described other than as shown. We further certify that this MORTGAGE REPORT was prepared for IDENTIFICATION PURPOSES only for the Mortgagee, in connection with a new mortgage, and no responsibility is intended herein to the present or future land owner or occupant.

NOTE: THIS REPORT IS FOR MORTGAGE PURPOSES ONLY and since no property corners were set, it should not be used or relied upon for establishing property lines. All distances to property and/or lot lines are estimates.

FILE: 01/14/1997  
DATE: 1/14/97

AUTHORIZED AGENT

**ALPHA**  
Land Surveying &  
Engineering Inc.  
401 S. Leroy Street, Flint, Michigan 48930

Page 30










The map displays a grid of land parcels, each identified by a unique number. The parcels are organized into several blocks, with some labeled with '100-' and others with '200-' or '300-'. The map also shows the locations of Clayton High School and Clayton Middle School. The map is titled 'PLAT MAP' and includes a scale bar indicating distances in feet and miles.

Key features include:

- Streets:** Clayline Rd (North), Sunset Dr (East), Corona Rd (South).
- Schools:** Clayton High School, Clayton Middle School.
- Parcels:** Numerous parcels are shown, each with a unique number. Examples include 100-001, 100-002, 100-003, 100-004, 100-005, 100-006, 100-007, 100-008, 100-009, 100-010, 100-011, 100-012, 100-013, 100-014, 100-015, 100-016, 100-017, 100-018, 100-019, 100-020, 100-021, 100-022, 100-023, 100-024, 100-025, 100-026, 100-027, 100-028, 100-029, 100-030, 100-031, 100-032, 100-033, 100-034, 100-035, 100-036, 100-037, 100-038, 100-039, 100-040, 100-041, 100-042, 100-043, 100-044, 100-045, 100-046, 100-047, 100-048, 100-049, 100-050, 100-051, 100-052, 100-053, 100-054, 100-055, 100-056, 100-057, 100-058, 100-059, 100-060, 100-061, 100-062, 100-063, 100-064, 100-065, 100-066, 100-067, 100-068, 100-069, 100-070, 100-071, 100-072, 100-073, 100-074, 100-075, 100-076, 100-077, 100-078, 100-079, 100-080, 100-081, 100-082, 100-083, 100-084, 100-085, 100-086, 100-087, 100-088, 100-089, 100-090, 100-091, 100-092, 100-093, 100-094, 100-095, 100-096, 100-097, 100-098, 100-099, 100-100, 100-101, 100-102, 100-103, 100-104, 100-105, 100-106, 100-107, 100-108, 100-109, 100-110, 100-111, 100-112, 100-113, 100-114, 100-115, 100-116, 100-117, 100-118, 100-119, 100-120, 100-121, 100-122, 100-123, 100-124, 100-125, 100-126, 100-127, 100-128, 100-129, 100-130, 100-131, 100-132, 100-133, 100-134, 100-135, 100-136, 100-137, 100-138, 100-139, 100-140, 100-141, 100-142, 100-143, 100-144, 100-145, 100-146, 100-147, 100-148, 100-149, 100-150, 100-151, 100-152, 100-153, 100-154, 100-155, 100-156, 100-157, 100-158, 100-159, 100-160, 100-161, 100-162, 100-163, 100-164, 100-165, 100-166, 100-167, 100-168, 100-169, 100-170, 100-171, 100-172, 100-173, 100-174, 100-175, 100-176, 100-177, 100-178, 100-179, 100-180, 100-181, 100-182, 100-183, 100-184, 100-185, 100-186, 100-187, 100-188, 100-189, 100-190, 100-191, 100-192, 100-193, 100-194, 100-195, 100-196, 100-197, 100-198, 100-199, 100-200, 100-201, 100-202, 100-203, 100-204, 100-205, 100-206, 100-207, 100-208, 100-209, 100-210, 100-211, 100-212, 100-213, 100-214, 100-215, 100-216, 100-217, 100-218, 100-219, 100-220, 100-221, 100-222, 100-223, 100-224, 100-225, 100-226, 100-227, 100-228, 100-229, 100-230, 100-231, 100-232, 100-233, 100-234, 100-235, 100-236, 100-237, 100-238, 100-239, 100-240, 100-241, 100-242, 100-243, 100-244, 100-245, 100-246, 100-247, 100-248, 100-249, 100-250, 100-251, 100-252, 100-253, 100-254, 100-255, 100-256, 100-257, 100-258, 100-259, 100-260, 100-261, 100-262, 100-263, 100-264, 100-265, 100-266, 100-267, 100-268, 100-269, 100-270, 100-271, 100-272, 100-273, 100-274, 100-275, 100-276, 100-277, 100-278, 100-279, 100-280, 100-281, 100-282, 100-283, 100-284, 100-285, 100-286, 100-287, 100-288, 100-289, 100-290, 100-291, 100-292, 100-293, 100-294, 100-295, 100-296, 100-297, 100-298, 100-299, 100-300, 100-301, 100-302, 100-303, 100-304, 100-305, 100-306, 100-307, 100-308, 100-309, 100-310, 100-311, 100-312, 100-313, 100-314, 100-315, 100-316, 100-317, 100-318, 100-319, 100-320, 100-321, 100-322, 100-323, 100-324, 100-325, 100-326, 100-327, 100-328, 100-329, 100-330, 100-331, 100-332, 100-333, 100-334, 100-335, 100-336, 100-337, 100-338, 100-339, 100-340, 100-341, 100-342, 100-343, 100-344, 100-345, 100-346, 100-347, 100-348, 100-349, 100-350, 100-351, 100-352, 100-353, 100-354, 100-355, 100-356, 100-357, 100-358, 100-359, 100-360, 100-361, 100-362, 100-363, 100-364, 100-365, 100-366, 100-367, 100-368, 100-369, 100-370, 100-371, 100-372, 100-373, 100-374, 100-375, 100-376, 100-377, 100-378, 100-379, 100-380, 100-381, 100-382, 100-383, 100-384, 100-385, 100-386, 100-387, 100-388, 100-389, 100-390, 100-391, 100-392, 100-393, 100-394, 100-395, 100-396, 100-397, 100-398, 100-399, 100-400, 100-401, 100-402, 100-403, 100-404, 100-405, 100-406, 100-407, 100-408, 100-409, 100-410, 100-411, 100-412, 100-413, 100-414, 100-415, 100-416, 100-417, 100-418, 100-419, 100-420, 100-421, 100-422, 100-



	Feet	
0	400	800

-  Subcon
  Roads  
 Sitecondominiums
  Railroads  
 Lots
  Water  
 Tracts

Parcel Information contained on this map is intended to serve as a representation of property records maintained by the Equalization Department and may or may not reflect a ctual parcel geometry

**Tax Parcels for 2007M** Michael G. Ortiz, Director

page 31



History Info Printout FOR CLAYTON CHARTER TOWNSHIP

02/28/2024  
12:13 PM

04-14-400-030  
Property Address: 8062 CORUNNA RD  
CARPENTER, KENNETH  
267 ARMSTRONG AVE  
FLUSHING MI 48433

TAX HISTORY

	2023	2022	2021	2020	2019	2018	2017	2016	2015	2014
TAXABLE	128,713	122,584	118,668	117,030	114,848	112,157	109,851	108,872	108,547	106,838
BOR/MTT	128,713	122,584	118,668	117,030	114,848	112,157	109,851	108,872	108,547	106,838
ASSESSED	194,600	202,900	222,900	238,400	216,700	197,300	179,500	185,700	145,400	141,600
BOR/MTT	194,600	202,900	222,900	238,400	216,700	197,300	179,500	185,700	145,400	141,600
PRE/MBT &	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
BOR/MTT	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000	0.0000
SCHOOL	25180	25180	25180	25180	25180	25180	25180	25180	25180	25180
SUM TAXES	1,480.96	1,410.44	1,369.61	1,354.66	1,332.91	1,302.25	1,276.71	1,265.32	1,261.56	1,241.68
SUM INTRST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25.31	0.00	0.00
SUM PAID	1,480.96	1,410.44	1,369.61	1,354.66	1,332.91	1,302.25	1,276.71	1,290.63	1,261.56	1,241.68
SUM PMT DATE	08/15/2023	08/16/2022	09/07/2021	09/01/2020	09/04/2019	09/13/2018	09/12/2017	10/25/2016	09/11/2015	08/28/2014
SUM RECPT NO	00147040	00142751	00138670	00133923	00129216	00124382	00002661	00003189	00002440	00000955
WIN TAXES	5,729.05	5,637.20	5,671.34	5,085.76	5,001.01	4,448.63	4,275.35	4,227.32	4,211.89	3,897.35
WIN INTRST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
WIN PAID	5,729.05	5,637.20	5,671.34	5,085.76	5,001.01	4,448.63	4,275.35	0.00	4,211.89	3,897.35
WIN PMT DATE	12/19/2023	02/15/2023	02/17/2022	02/11/2021	01/29/2020	02/20/2019	02/23/2018	/	02/29/2016	02/11/2015
WIN RECPT NO	00148854	00145438	00141108	00136312	00131524	00126970	00002758	/	00002900	00002315
VIL TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
VIL INTRST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
VIL PAID	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
VIL PMT DATE	/	/	/	/	/	/	/	/	/	/
VIL RECPT NO	/	/	/	/	/	/	/	/	/	/

Page 32



**8062 CORUNNA RD 8058** FLINT, MI 48532 (Property Address)

Parcel Number: 04-14-400-030

**Property Owner:** CARPENTER, KENNETH**Summary Information****Owner and Taxpayer Information****Owner**CARPENTER, KENNETH  
267 ARMSTRONG AVE  
FLUSHING, MI 48433**Taxpayer**SEE OWNER  
INFORMATION**Amount Due**Delinquent Taxes: **\$0.00****Legal Description**

Legal Description not on file.

**Recalculate amounts using a different Payment Date**

You can change your anticipated payment date in order to recalculate amounts due as of the specified date for this property.

Enter a Payment Date

2/28/2024

Recalculate

**Tax History**

Year	Season	Total Amount	Total Paid	Last Paid	Total Due
2023	Winter	\$5,729.05	\$5,729.05	12/19/2023	\$0.00
2023	Summer	\$1,480.96	\$1,480.96	08/15/2023	\$0.00
2022	Winter	\$5,637.20	\$5,637.20	02/15/2023	\$0.00
2022	Summer	\$1,410.44	\$1,410.44	08/16/2022	\$0.00
2021	Winter	\$5,671.34	\$5,671.34	02/17/2022	\$0.00
2021	Summer	\$1,369.61	\$1,369.61	09/07/2021	\$0.00
2020	Winter	\$5,085.76	\$5,085.76	02/11/2021	\$0.00
2020	Summer	\$1,354.66	\$1,354.66	09/01/2020	\$0.00
2019	Winter	\$5,001.01	\$5,001.01	01/29/2020	\$0.00
2019	Summer	\$1,332.91	\$1,332.91	09/04/2019	\$0.00

Load More Years

**\*\*Disclaimer:** BS&A Software provides BS&A Online as a way for municipalities to display information online and is not responsible for the content or accuracy of the data herein. This data is provided for reference only and WITHOUT WARRANTY of any kind, expressed or inferred. Please contact your local municipality if you believe there are errors in the data.

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page 33



1521 Imlay City Rd.  
P.O. Box 220 • Lapeer, MI 48446 • 810-245-9343

## Pre-Bill

**Ad ID:** 619323

**Terms:** Net 30

**Created:** 3/5/24

**PO Number:** #SCU24-01

**Ad Type:** Classified Word

**Bill to:** Account ID: 47295

Kris Youmans  
Clayton Township  
2011 S. Morrish Road  
Swartz Creek, MI 48473

**Sold to:**

Kris Youmans  
Clayton Township  
2011 S. Morrish Road  
Swartz Creek, MI 48473

### Ad Information:

**Ad Section:** Public Notice

**Ad Category:** 5006 Hearings/Meetings

**Rate ID:** 982 Legal Word Ads

**Rep:** Heidi Russell

**First Run:** 3/7/2024

**Expires:** 3/7/2024

**Issues:** 1

### Box Ad Information:

**Box Ad Width:**

**Box Ad Height:**

**Display Units:**

**Orientation:**

### Ad Copy:

CHARTER TOWNSHIP OF CLAYTON NOTICE OF PUBLIC HEARING - NOTICE IS HEREBY GIVEN that the Clayton Charter Township Planning Commission will hold a public hearing on the request for permitted use with special conditions allowing 8062 Corunna Road, Flint, MI 48532 to have motor repair/heavy truck repair; ZONING IS LC (LOCAL COMMERCIAL) MEETING DATE: MARCH 26, 2024 at 6:00 p.m.

LOCATION: 2011 S. MORRISH RD.  
SWARTZ CREEK, MI 48473 PROPERTY LOCATION: 8062 CORUNNA RD. LEGAL DESCRIPTION: 04-14-400-030  
OWNER: KENNETH CARPENTER

PETITIONER: WOODSIDE BUILDER/KHALID NEMER The Planning Commission invites your comments and questions. Written comments may addressed to Clayton Township Planning Commission Chairman, 2011 S. Morrish Rd., Swartz Creek, MI 48473. Ted Henry Clayton Township Zoning Administrator, CASE #SCU24-01

PO: #SCU24-01

Date	Issue	Pub Or.	Price of Ad	Disc.	Net	Applied	Invoiced	Due
3/7/24	16.28	GEN	\$42.30		\$42.30			\$42.30
3/7/24	16.28	GEN	\$8.00		\$8.00			\$8.00

<b>Totals</b>	\$50.30		\$50.30				\$50.30
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Page 34



4872 0696 0000 1730

4865 0696 0000 1730

2015

U.S. Postal Service™  
**CERTIFIED MAIL® RECEIPT**  
Domestic Mail Only

For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.

Flushing, MI 48433

Certified Mail Fee \$4.40

Extra Services & Fees (check box, add fee as appropriate)

<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

Total Postage and Fees \$5.08

Sent To  
Kenneth Carpenter  
217 Armstrong Ave  
Flushing MI 48433

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

SWARTZ CREEK MI 48473  
MAR 11 2024  
Postmark Here

U.S. Postal Service™  
**CERTIFIED MAIL® RECEIPT**  
Domestic Mail Only

For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.

Swartz Creek, MI 48473

Certified Mail Fee \$4.40

Extra Services & Fees (check box, add fee as appropriate)

<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

Total Postage and Fees \$5.08

Sent To  
Woodside builder / What's Damer  
Wood Miller Rd  
Swartz Creek MI 48473

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

SWARTZ CREEK MI 48473  
MAR 11 2024  
Postmark Here



SWARTZ CREEK  
8055 PAUL FORTINO DR  
SWARTZ CREEK, MI 48473-9998  
(800) 275-8777

03/11/2024 12:36 PM

Product	Qty	Unit Price	Price
First-Class Mail® Letter	1		\$0.68
Swartz Creek, MI 48473 Weight: 0 lb 0.30 oz Estimated Delivery Date Wed 03/13/2024			
Certified Mail® Tracking #:			\$4.40
70151730000006964865			
Return Receipt Tracking #:			\$3.65
9590 9402 7095 1251 2293 68			
Affixed Postage			-\$0.68
Affixed Amount: \$0.68			
Total			\$8.05

First-Class Mail® Letter	1		\$0.68
Flushing, MI 48433 Weight: 0 lb 0.30 oz Estimated Delivery Date Wed 03/13/2024			
Certified Mail® Tracking #:			\$4.40
70151730000006964872			
Return Receipt Tracking #:			\$3.65
9590 9402 7095 1251 2293 75			
Affixed Postage			-\$0.68
Affixed Amount: \$0.68			
Total			\$8.05

Grand Total:			\$16.10
Credit Card Remit			\$16.10
Card Name: MasterCard Account #: XXXXXXXXXXXX4313 Approval #: 73545C Transaction #: 879 AID: A0000000041010 Chip AL: Mastercard PIN: Not Required Mastercard			

Text your tracking number to 28777 (2USPS) to get the latest status. Standard Message and Data rates may apply. You may also visit [www.usps.com](http://www.usps.com) USPS Tracking or call 1-800-222-1811.

Preview your Mail  
Track your Packages  
Sign up for FREE @  
<https://informedelivery.usps.com>

All sales final on stamps and postage.  
Refunds for guaranteed services only.  
Thank you for your business.

Tell us about your experience.  
Go to: <https://postalexperience.com/Pos>  
or scan this code with your mobile device,





## CERTIFIED NOTICE TO APPLICANT & 300 FT NOTICES

Woodside Builder/Khalid Nemer (Certified/Applicant)

6007 Miller Road

Swartz Creek, MI 48473

Kenneth Carpenter (Certified/Owner)

267 Armstrong Avenue

Flushing, MI 48433

Thomas Popock & Beverly Baruk

1438 S. Morrish RD

Flint, MI 48532

Ricky Swartzinski

1452 S. Morrish RD

Flint, MI 48532

Current Resident

1470 S. Morrish RD

Flint, MI 48532



American Home Solutions Group, LLC

12520 Herrington RD  
Byron, MI 48418

Current Resident

1480 S. Morrish RD  
Flint, MI 48532

Eric & Karen Merriam

1490 S. Morrish RD  
Flint, MI 48532

Guillermo Garcia II

8038 Corunna RD  
Flint, MI 48532

James & Nancy Richards

8072 Corunna RD  
Flint, MI 48532

Patrick Bucher

8088 Corunna RD  
Flint, MI 48532



Current Resident

8098 Corunna RD  
Flint, MI 48532

Hamilton RD LTD

2160 Hamilton RD, Suite 100  
Okemos, MI 48864

Current Resident

8040 Corunna RD  
Flint, MI 48532

Sarah Bruce-Forster

7043 Corunna RD  
Swartz Creek, MI 48473

Douglas & Deanna Gagne Trust

8049 Sunset DR  
Flint, MI 48532

Carlene & Laverne Mitchell Trust

1420 S. Morrish RD  
Flint, MI 48532

Brian & Leda Elwell

8033 Sunset DR

Flint, MI 48532

David & Bonnie Taylor

8081 Sunset DR

Flint, MI 48532

Robert Cawson

8065 Sunset DR

Flint, MI 48532

Lori Ceslick

8061 Corunna RD

Flint, MI 48532

Thomas Jackson

8049 Corunna RD

Flint, MI 48532



Land & Mineral Services Div

c/o M D O T

PO Box 30448

Lansing, MI 48909

Current Resident

8035 Corunna RD

Flint, MI 48532

Brian Sunde

13141 Lake Shore DR

Fenton, MI 48430

Fredrick Crittenden

8085 Corunna RD

Flint, MI 48532