

PUBLIC NOTICE OF HEARING

The Mecosta County Planning Commission will conduct its regular monthly meeting on Thursday, March 7, 2024, at 6:00 p.m. in person. Please call our office with any questions. The following public hearings will be on the agenda:

1. Site Plan Review Petition #PPC24-001 – Fischer Investments Properties LLC, 19342 Northland Dr., Big Rapids, Green Township; Parcel #01 027 017 210. Property is zoned C-2. Review for storage units on a C-2 zoned property.

SEC 27 T16N R10W BEG AT W 1/4 COR SEC 27 TH S 0 DEG 49 M W 916.08 FT TH N 89 DEG 57 M E 268 FT TH S 0 DEG 49 M W 16.5 FT TH S 89 DEG 22 M E 209.8 FT TH N 925.99 FT TO E-W 1/4 LINE TH W 477.81 FT TO POB. SPLIT ON 09/16/2005 INTO 01 027 017 300;

2. Site Plan Review Petition #PPC24-002 – Naaman C Huffman, 21369 30th Ave., Barryton, Fork Township; Parcel #04 016 019 500. Property is zoned C-2. Review for expansion of warehouse space for welding and fabrication business on a C-2 zoned property.

SEC 16 T16N R07W COM AT NE COR SE 1/4 TH S 0 DEG 1 M E 594 FT TO POB. TH N 88 DEG 9 M W 660 FT TH S 0 DEG 1 M E 352.08 FT TH S 88 DEG 20 M E 659.94 FT TH N 0 DEG 1 M W 350.02 FT TO POB.SPLIT ON 10/15/2003 FROM 04 016 017 000;

3. Site Plan Review Petition #PPC24-003 – Tamara LeVeque, 307 S Sheridan, Remus, Wheatland Township; Parcel #12 084 011 000. Property is zoned C-2. Review for change of use from a church to a daycare facility on a C-2 zoned property.

SEC 22 T14N R07W VILLAGE OF REMUS CUMMINS ADD N 83.7 FT OF LOT 11 EXC N 14 FT THEREOF

4. Special Use Permit Petition #PPC24-005 – Norman Browning and David Moore, 8730 125th Ave., Stanwood, Austin Township; Parcel #10 024 004 003. Property is zoned LR. Special use to allow a duplex on a LR zoned property.

SEC 24 T14 R9W SEC 24 T14 R9W COM AT N 1/4 COR SEC 24 TH S 0 DEG 42 M E ALG N-S 1/4 LINE 1569.63 FT TO POB TH N 89 DEG 17 M E 244.60 FT TH N 54 DEG 29 M E 215.70 FT TH N 62 DEG 33 M E 37.32 FT TO PT ON CURVE TO RIGHT SD CURVE HAS RADIUS OF 146 FT AND LONG CHORD BEARING AND DISTANCE OF N 72 DEG 21 M E 49.67 FT TH NELY ALG THE ARC OF SD CURVE 49.92 FT TH N 21 DEG 18 M W 92.98 FT TO N 1/8TH LINE TH S 88 DEG 56 M E ALG 1/8TH LINE 555.98 FT TO NWCOR UNIT 16/17 OF SUMMERHILL SITE CONDO TH S 17 DEG 31 M W ALG W LINE SD UNIT 88.97 FT TO PT ON CURVE TO LEFT ON W LINE ROSE COURT SD CURVE HAS RADIUS OF 75 FT AND LONG CHORD BEARING AND DISTANCE OF S 40 DEG 20 M W 145.77 FT TH SWLY ALG ARC OF SD CURVE ON W LINE ROSE COURT 199.91 FT TO PTON CURVE TO RIGHT SD CURVE HAS RADIUS OF 50 FT AND LONG CHORD BEARING AND DISTANCE OF S 0 DEG 6 M W 58.28 FT TH SWLY ALG TH ARC OF SD CURVE ON W LINE OF ROSE COURT 62.22 FT TH S 35 DEG 1 M W ALG W LINE ROSE COURT 135.16 FT TO PT ON CURVE TO RIGHT SD CURVE HAS A RADIUS OF 50 FT AND LONG CHORD BEARING AND DISTANCE S 70 DEG 23 M W 57.88 FT TH SWLY ALG ARC OF SD CURVE ON N LINE OF SUMMERHILL DR 61.72 FT TO PT ON CURVE TO LEFT SD CURVE HAS RADIUS OF 400 FT TAND LONG CHORD BEARING AND DISTANCE OF N 89 DEG 26 M W 209.63 FTH WLY ALG ARC OF SD CURVE ON N LINE OF SUMMERHILL DR 212.11 FT TH N 8 DEG 22 M W 171.45 FT TO PT ON CURVE TO RIGHT SD CURVE HAS RADIUS OF 75 FT AND LONG CHORD BEARING AND DISTANCE OF N 59 DEG 13 M W 93.14 FT TH NWLY ALG ARC OF SD CURVE 100.49 FT TH S 54 DEG 29 M W 231.73 FT TH S 89 DEG 17 M W 265.30 FT TO N-S 1/4 LINE TH N 0 DEG 42 M W 66 FT TO POB. SPLIT/COMBINED ON 01/21/2021 FROM 10 024 004 001

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5. Text Amendment to Zoning Ordinance – Request to amend Article III Section 3.23 Temporary and Portable Buildings, Uses, and Structures, – Language change to the ordinance to update Mecosta County’s Temporary and Portable Buildings, Uses, and Structures, adding municipal sewer clearance to any temporary recreational unit. For more information or a copy of the proposed ordinance change, please contact the office.
6. Text Amendment to Zoning Ordinance – Request to amend Article II Section 2.18 C-2 General Commercial District – Ordinance to update Mecosta County’s C-2 General Commercial District, language change to include manufactured home sales as a use by right. For more information or a copy of the proposed ordinance change, please contact the office.

Information is available on the county website at www.mecostacounty.org, by emailing us at building@mecostacounty.org, by stopping into the office or by calling the office at 231-592-0105.

Annette Coles
Director of Building & Zoning, Mecosta County