

## PUD Ordinance -SunQuest Office Park #4 of 1986

CASCADE CHARTER TOWNSHIP

ORDINANCE NO. 4 / 1986

An ordinance to amend Ordinance No. 11/1984, being an amendment to the Cascade Charter Township Zoning Ordinance No. 2, 1978, establishing the SunQuest Office Park Planned Unit Development.

The Cascade Charter Township Board ordains that the Cascade Charter Township Zoning Ordinance adopted January 25, 1978, and as amended on October 8, 1984, to establish the SunQuest Office Park, be further amended as follows:

- A. That the Planned Unit Development be henceforth known as the "I-96 Office Park";
- B. That permitted signs for the development shall include:
  - 1. One (1) 3' x 6" x 9' x 3" Project Identification sign.
  - 2. Four (4) 4' x 8' business signs with a maximum height of 8 feet, placed not less than 10 feet from the property lines (A-Signs),
  - 3. Two (2) 4' x 4' business identification signs (B-Signs),
  - 4. Four (4) 4' x 4' building tenant signs (C-Signs).
- C. That all signs be erected in the general locations indicated on Drawing S--1 as hereby incorporated in the Master Plan for the I-96 Office Park, and that each be positioned to not interfere with traffic visibility, as determined by the Building Inspector.
- D. Legal description. See below.
- E. Effective date. This Ordinance shall become effective upon publication in a newspaper circulated within the Township of Cascade.

### LEGAL DESCRIPTION

That part of the SW  $\frac{1}{4}$ , Section 7, T6N, R10W, Cascade Township, Kent County, Michigan, described as: Commencing at the SW corner of Section 7; thence N87 58' 30"E 1431.24 feet along the South line of said SW  $\frac{1}{4}$ ; thence N1 57' 08"W 809.0 feet along a line which is parallel with the West line of the E  $\frac{1}{2}$  of the South 80 acres of the SW fractional  $\frac{1}{4}$  of Section 7 to the Place of Beginning of this description; thence N1 57'08"W 66.0 feet; thence N87 58'30"E 173.0 feet; thence N1 57'08"W 500.0 feet; thence N87 58'30"E 225.33 feet along the North line of the South 80 acres of the SW fractional  $\frac{1}{4}$  of Section 7; thence S47 05'52"E 797.24 feet along the Southwesterly line of Highway I-96 R.O.W.; thence S39 56'30" 258.22 feet; thence S87 58'30"W 280.0 feet; thence N1 13'45"W 189.02 feet; thence S87 58'30"W 513.45 feet to the place of beginning. Subject to highway R.O.W. for Northern Industrial Drive over the Westerly 33.0 feet thereof. This parcel contains 8.459 acres, including highway R.O.W. Also: That part of the S.W. fractional  $\frac{1}{4}$  Section 7, T6N, R10W Cascade Township, Kent County, Michigan, described as: Commencing at the SW corner of said Section; thence S89 59'E 1258.24 feet along the South line of said Section; thence N00 05'30"E 1375.0 feet to the place of beginning of this description; thence N00 05'30"E 568.86feet; thence S45 03'20"E 805.50 feet along the Southerly R.O.W. line of Highway I-96; thence N89 59'W 571.0 feet along the North line of the South 80 acres of said SW fractional  $\frac{1}{4}$  to the place of beginning. This parcel contains 3.73 acres. Together with a 66 foot wide easement for ingress and egress described as the East 66 feet of the West 206 feet of the E  $\frac{1}{2}$  of said South 80 acres. Said 66 foot easement is located on Northern Drive and the extension thereof. Parcel contains 3.73 acres.

Part of the Southwest fractional  $\frac{1}{4}$  commencing 640 feet East along the North line of the South 80 acres of the Southwest fractional  $\frac{1}{4}$  from the West Section line and 250 feet North parallel with the West Section line, thence North parallel with West Section line to the Southeasterly line of Creekside Plat, thence Northeasterly along said Southeasterly line to the Southwesterly line of Highway I-96, thence Southeasterly along the Southwesterly line of said highway to the West line of the East  $\frac{1}{2}$  of the South 80 acres of the Southwest fractional  $\frac{1}{4}$  extension to the North, thence South along said extension to the west line to a point 1258.24 feet South 89 59' East along the South Section line and 1675.0 feet North 00 05' 30" East along the West line of the East  $\frac{1}{2}$  of the South 80 acres of the Southwest fractional  $\frac{1}{4}$  from the Southwest corner of Section, thence North 89 59' West 66.0 feet, thence North 55 10' West 200.0 feet, thence South 34 50' West 200.01 feet, thence Westerly 350 feet to beginning. Section 7, Town 6 North, Range 10 West. This parcel contains 8.54 acres.

The foregoing Ordinance was offered by Board Member Hansen, supported by Board Member Burlingham. The roll call vote being as follows:

YEAS: Burlingham, Carpenter, Champion, Ellinger, Hansen, Henning, Rowland

NAYS: None

ABSENT: None

Brenda J. Henning  
Cascade Charter Township Clerk

#### C E R T I F I C A T I O N

I hereby certify the foregoing to be a true copy of an Ordinance adopted at a Regular Meeting of the Cascade Charter Township Board on the day of October, 1986.

Brenda J. Henning  
Cascade Charter Township Clerk