

NOTICE OF LOGAN VALLEY RD & RACQUET CLUB DR ROAD IMPROVEMENT SPECIAL ASSESSMENT DISTRICT
PUBLIC HEARING

Charter Township of Garfield
Grand Traverse County, Michigan

TO: THE RESIDENTS AND PROPERTY OWNERS OF THE CHARTER TOWNSHIP OF GARFIELD, GRAND TRAVERSE COUNTY, MICHIGAN, AND ANY OTHER INTERESTED PERSONS:

PLEASE TAKE NOTICE that as a result of petitions of property owners within the township signed by the record owners of land whose (area or frontage) constitutes more than 50 percent of the total (area or frontage) of the hereinafter described as Logan Valley Rd & Racquet Club Dr Road Improvement special assessment district and the township board of the Charter Township of Garfield proposes to improve Logan Valley Rd & Racquet Club Dr and to create a special assessment for the recovery of the costs thereof by special assessment against the properties benefited therein.

PLEASE TAKE FURTHER NOTICE that the district within which the foregoing improvements are proposed to be constructed and within which the cost thereof is proposed to be assessed is more particularly described as follows:

All lands included in Logan Place West subdivision, and part of the Southeast quarter of the Southeast quarter of Section 15, commencing at the Northwest corner of the Logan Place West subdivision, said point being at the intersection of the Northwest corner of Racquet Club Drive and the South right-of-way line of West South Airport Rd, for the point of beginning; thence Westerly along the South right-of-way line of West South Airport Road the following courses: North 89 degrees 49 minutes 15 seconds West, 2 feet; thence North 00 degrees 10 minutes 45 seconds East, 35 feet; thence South 89 degrees 39 minutes 59 second West, 278 feet; thence 47.92 feet along a 322.18 foot radius curve to the right with a central angle of 14 degrees 07 minutes 09 seconds and chord bearing North 55 degrees 27 minutes 23 seconds West; thence 112.51 feet along a 1055.63 foot radius curve to the right with a central angle of 06 degrees 06 minutes 24 seconds and chord bearing North 84 degrees 40 minutes 37 seconds West; thence North 81 degrees 37 minutes 31 seconds East, 223.78 feet; thence 22.84 feet along a 3769.72 foot radius curve to the left with central angle of 00 degrees 20 minutes 50 seconds and chord bearing North 81 degrees 47 minutes 56 seconds West, thence South 11 degrees 15 minutes 04 seconds East 64.83 feet; thence South 78 degrees 44 minutes 56 second West 20 feet; thence South 10 degrees 42 minutes 24 seconds West 276.60 feet; thence South 09 degrees 23 minutes 43 seconds West 230.51 feet; thence South 38 degrees 20 minutes 28 seconds East, 56.16 feet; thence North 81 degrees 19 minutes 50 seconds West, 86.12 feet; thence South 23 degrees 00 minutes 09 seconds East, 16.43 feet; thence South 36 degrees 56 minutes 09 seconds East, 366 feet; thence South 31 degrees 30 minutes 09 seconds West 130 feet; thence South 22 degrees 59 minutes 53 seconds East 140.6 feet; thence North 39 degrees 02 minutes 26 seconds East, 207.25 feet; thence North 22 degrees 23 minutes 50 seconds East, 158.43 feet; thence North 66 degrees East along the South border of Logan Place West subdivision to the West right-of-way line of Logan Valley Rd; thence North 23 degrees 59 minutes 38 seconds East 90 feet; thence following the North right-of-way line of Logan Valley Rd Northeasterly to the West right-of-way line of Racquet Club Dr and following said West right-of-way line of Racquet Club Dr Northeasterly to the point of beginning, all in Section 15, Town 27 North, Range 11 West.

PLEASE TAKE FURTHER NOTICE that the township board has requested an Opinion of Probable Construction Cost from the Grand Traverse County Road Commission showing the improvements and a preliminary estimate of the costs of such construction in the approximate amount of \$462,446, has placed them on file with the township clerk for public examination, and has passed a resolution tentatively declaring its intention to make the improvement and to create the special assessment district.

PLEASE TAKE FURTHER NOTICE that said plans, estimates of cost and proposed special assessment district may be examined at the office of the township clerk from the date of this notice through the date of the public hearings and may be examined at such public hearings.

PLEASE TAKE FURTHER NOTICE that a public hearing on the petitions, plans, district and estimate of costs will be held during the regular meeting at the Charter Township of Garfield Hall, in the large, upstairs meeting room, at 3848 Veterans Drive, Traverse City, Michigan 49684, commencing at 6:00 p.m. on **December 10, 2024**.

At the hearing, the board will consider any written objections to any of the foregoing matters filed with the board at or before the hearing as well as any revisions, corrections, amendments, or changes to the plans, estimates and costs or special assessment district.

All persons are invited to be present at the hearing and to submit any comments they may have.

Lanie McManus, Clerk
Garfield Charter Township
3848 Veterans Drive
Traverse City, MI 49684

Garfield Township will provide necessary reasonable auxiliary aids and services, such as signers for hearing impaired and audio tapes of printed materials being considered at the meeting, to individuals with disabilities upon the provision of reasonable advance notice to Garfield Township. Individuals with disabilities requiring auxiliary aids or services should contact Garfield Township by writing or calling Lanie McManus, Clerk, Ph: (231) 941-1620.