



Legislation Text

File #: 16-1421, **Version:** 1

An Ordinance to Amend Chapter 55 (Zoning), Rezoning of 8.48 Acres from TWP (Township District) to R1A Zoning (Single-Family Residential District), Windy Crest Partnership, 305 Meadow Creek Drive (CPC Recommendation: Approval - 7 Yeas and 0 Nays) (Ordinance No. ORD-16-23)
This ordinance will zone this property R1A District (Single-Family Residential District), now that the property has been officially annexed into the City. The Secretary of State recently notified the City Clerk that this boundary change became effective on August 17, 2016.

The proposed zoning is consistent with the adjacent zoning, the surrounding land uses, and the City's Master Plan. The City Planning Commission, at its meeting of May 17, 2016, recommended approval of the request.

Attachments: 5/17/16 Planning Staff Report
5/17/16 Planning Commission Minutes
Prepared by: Chris Cheng, City Planner
Reviewed by: Brett Lenart, Planning Manager
Derek Delacourt, Community Services Area Administrator
Approved by: Howard S. Lazarus, City Administrator
ORDINANCE NO. ORD-16-23

First Reading:	November 10, 2016	Approved:	December 5, 2016
Public Hearing:	December 5, 2016	Published:	December 12, 2016
		Effective:	December 22, 2016

WINDY CREST ANNEXATION AND ZONING (305 MEADOW CREEK DRIVE)

AN ORDINANCE TO AMEND THE ZONING MAP BEING A PART OF CHAPTER 55 OF TITLE V OF THE CODE OF THE CITY OF ANN ARBOR

The City of Ann Arbor ordains:

Section 1. THE ZONING MAP, which, by Section 5:4 of Chapter 55 of Title V of the Code of the City of Ann Arbor is made a part of said Chapter 55, shall be so amended as to designate the zoning classification of property described as follows:

A PART OF THE SOUTHWEST 1/4 OF SECTION 26, TOWN 2 SOUTH, RANGE 6 EAST, ANN ARBOR TOWNSHIP, WASHTENAW COUNTY, MICHIGAN DESCRIBED AS: COMMENCING AT THE NORTH 1/4 CORNER OF SAID SECTION 26; THENCE S00°20'50"W 2650.02 FEET TO THE CENTER OF SAID SECTION; THENCE ALONG THE NORTH AND WEST LINES OF "WINDY CREST" SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 23 OF PLATS, PAGES 17-20 IN THE FOLLOWING THREE (3) COURSES: 1) ALONG THE EAST-WEST

1/4 LINE OF SAID SECTION S89°50'50"W 500.00 FEET, 2) S00°00'00"W 180.00 FEET AND 3) S09°55'50"E 324.72 FEET; THENCE S00°00'00"W 540.00 FEET; THENCE S89°50'50"W 31.79 FEET TO THE NORTHEAST LINE OF MEADOW CREEK DRIVE (60' WIDE, PRIVATE); THENCE ALONG SAID NORTHEAST LINE S19°26'37"E 115.06 FEET TO THE POINT OF BEGINNING; THENCE S70°33'23"W 60.00 FEET TO THE SOUTHWEST LINE OF MEADOW CREEK DRIVE; THENCE ALONG SAID SOUTHWEST LINE N19°26'37"W 115.06 FEET; THENCE ALONG "MEADOW CREEK CONDOMINIUM" IN THE FOLLOWING FOUR (4) COURSES: 1) S70°33'23"W 26.57 FEET, 2) N24°20'54"W 350.46 FEET, 3) N69°25'47"E 26.53 FEET, AND 4) NONTANGENTIALLY 82.21 FEET ALONG THE ARC OF A 367.50 FEET RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CENTRAL ANGLE OF 12°49'02" AND A CHORD WHICH BEARS N14°09'48"W 82.04 FEET; THENCE S84°01'31"W 344.23 FEET; THENCE S00°00'00"E 581.17 FEET (RECORDED AS 581.13 FEET) TO THE CENTERLINE OF GEDDES ROAD (66 FEET WIDE, PUBLIC); THENCE ALONG SAID CENTERLINE IN THE FOLLOWING TWO (2) COURSES: 1) S76°28'15"E 385.30 FEET, AND 2) 444.75 FEET IN THE ARC OF A 3988.91 FEET RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CENTRAL ANGLE OF 6°23'18" AND A CHORD WHICH BEARS S79°39'54"E 444.52 FEET TO THE WEST LINE OF WINDY CREST DRIVE (40 FEET WIDE, PRIVATE); THENCE ALONG SAID WEST LINE IN THE FOLLOWING TWO (2) COURSES: 1) N03°05'30"E 120.57 FEET AND 2) 91.36 FEET IN THE ARC OF A 141.38 FEET RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CENTRAL ANGLE OF 37°01'34" AND A CHORD WHICH BEARS N21°36'17"E 89.78 FEET TO THE NORTH LINE OF SAID MEADOW CREEK DRIVE; THENCE ALONG SAID NORTH LINE IN THE FOLLOWING THREE (3) COURSES: 1) NONTANGENTIALLY 102.59 FEET ALONG THE ARC OF A 342.50 FEET RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CENTRAL ANGLE OF 17°09'45" AND A CHORD WHICH BEARS N70°29'18"W 102.21 FEET, 2) N79°04'10"W 107.99 FEET AND 3) 65.04 FEET ALONG THE ARC OF A 62.50 FEET RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CENTRAL ANGLE OF 59°37'33" AND A CHORD WHICH BEARS N49°15'23"W 62.15 FEET TO THE POINT OF BEGINNING, CONTAINING 8.48 ACRES OF LAND, MORE OR LESS.

in the City of Ann Arbor, Washtenaw County, Michigan as R1A (Single Family Dwelling District).

Section 2. This ordinance shall take effect and be in force on and after ten days from legal publication.

CERTIFICATION

I hereby certify that the foregoing ordinance was adopted by the Council of the City of Ann Arbor, Michigan, at its regular session of December 5, 2016.

Jacqueline Beaudry, City Clerk

Date

Christopher Taylor, Mayor

I hereby certify that the foregoing ordinance received legal publication in the Washtenaw Legal News on December 12, 2016.

Jacqueline Beaudry, City Clerk