

CHARTER TOWNSHIP OF COMSTOCK

ORDINANCE NO. 530

ADOPTED: December 5, 2023

**EIGHT DAYS FOLLOWING
PUBLICATION AFTER ADOPTION**

An Ordinance to amend the Comstock Charter Township Zoning Ordinance by the rezoning of certain property located in Land Section 15 from "R-1C" Cluster Housing District zoning classification to "LM" Light Manufacturing District zoning classification; to provide an effective date and to repeal all ordinances or parts of ordinances in conflict herewith.

**CHARTER TOWNSHIP OF COMSTOCK
KALAMAZOO COUNTY, MICHIGAN**

ORDAINS:

**SECTION I
REZONING OF PROPERTY IN LAND SECTION 15**

The Zoning Map, as incorporated by reference in the Comstock Charter Township Zoning Ordinance, is hereby amended by rezoning a vacant 3.2 acre parcel on East K Avenue in Land Section 15, on the north side of K Avenue, west of North 33rd Street, tax parcel #3907-15-455-039, which is further described herein, from "R-1C" Cluster Housing District zoning classification to the "LM" Light Manufacturing zoning classification:

PART OF THE SOUTHEAST QUARTER OF SECTION 15, TOWN 2 SOUTH, RANGE 10 WEST, COMSTOCK TOWNSHIP, KALAMAZOO COUNTY, MICHIGAN, DESCRIBED AS: COMMENCING AT THE SOUTH QUARTER POST OF SAID SECTION 15; THENCE NORTH 89 DEGREES 26' 02" EAST ON THE SOUTH LINE OF SAID SECTION 15 A DISTANCE OF 330.32 FEET; THENCE NORTH 00 DEGREES 03' 42" WEST ON THE WEST LINE OF THE EAST THREE-QUARTERS OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 15 A DISTANCE OF 420.96 FEET TO THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED; THENCE CONTINUING NORTH 00 DEGREES 03' 42" WEST ON SAID WEST LINE 165.36 FEET; THENCE NORTH 89 DEGREES 26' 02" EAST 418.97 FEET; THENCE SOUTH 00 DEGREES 03' 28" EAST 421.29 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF "K" AVENUE; THENCE SOUTHWESTERLY 237.18 FEET ON SAID NORTHERLY RIGHT-OF-WAY LINE AND ON A 921.93 FOOT RADIUS CURVE TO THE RIGHT WHOSE CHORD BEARS SOUTH 82 DEGREES 14' 14" WEST 236.53 FEET; THENCE SOUTH 89 DEGREES 36' 27" WEST ON SAID NORTHERLY RIGHT-OF-WAY LINE 34.53 FEET; THENCE NORTH 00 DEGREES 03' 42" WEST 285.00 FEET; THENCE SOUTH 89 DEGREES 36' 27" WEST 150.00 FEET TO THE POINT OF BEGINNING.

SECTION II
SEVERABILITY

Should any section, clause or provision of this Ordinance be declared unconstitutional, illegal or of no force and effect by a court of competent jurisdiction, then and in that event, such portion thereof shall not be deemed to affect the validity of any other part or portion of this Ordinance.

SECTION III
REPEAL OF CONFLICTING ORDINANCES

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION IV
EFFECTIVE DATE

This Ordinance shall take effect eight (8) days following publication after adoption.

Nicole Beauchamp, Clerk
Charter Township of Comstock