

NOTICE OF PUBLIC HEARING ELMWOOD CHARTER TOWNSHIP PLANNING COMMISSION

The following Public Hearings are scheduled for Tuesday, March 19, 2024, at 7:00 p.m. before the Elmwood Charter Township Planning Commission to consider:

1. ZO 2017-04-22 – a Zoning Ordinance Amendment to amend Section 2.2 to add a definition for Dwelling, Multi and to modify the existing definitions for Parcel, Lot, lot Area and Net Lot Area; amend Section 3.14 to reintroduce development requirements for Multi-Dwelling developments; add Note ‘I’ to Section 5.6 to reference residential density requirements to Section 3.14; modify Section 7.1.2 so residential base density is determined using net acreage; modify Section 7.2.2 so residential density is based off of net lot area; modify Section 8.4.12 to have Site Plan Review applicants submit the gross lot area and net lot area.
2. ZO 2017-04-23 - a Zoning Ordinance Amendment to amend Section 2.2 to add definitions for Alcohol, Beer, Brewer, Brewery, Distiller, Micro Brewer, Small Distiller, Small Wine Maker, Spirits, Tasting Room, Wine Maker, revise definitions for Distillery, Wine, Winery, and eliminate definitions for Distillery Tasting Room, Wine, Brandy, Wine Drink, Mixed, Wine Related Beverages, and Wine Tasting Room; amend Section 5.4 to eliminate Distillery Tasting Rooms, Microbreweries/Distilleries, and Wine Tasting Room, Add ‘Distillery and/or Brewery’ and ‘Tasting Room’ as permitted uses under Site Plan Review or Special Use Permit in certain zoning districts, allow Winery as a use within the General Commercial and Light Industrial districts under Site Plan Review, renumber uses; amend Section 5.5.K to eliminate two requirements for Temporary Produce Stands and renumber subsequent requirements; add Section 5.5.N to contain requirements for Wineries, Distilleries, and Breweries; amend Section 6.1.3 to list parking requirements for Wineries, Distilleries, and Breweries; amend Section 9.8.J to contain requirements for Tasting Rooms for Wineries, Distilleries, and Breweries; eliminate Section 9.8.L Distillery Tasting Room and its requirements and reserve Section 9.8.L for future use.

A complete copy of the amendments are available at the Township Hall by appointment or online at www.elmwoodmi.gov.

The public hearing will be held at the Elmwood Township Hall, 10090 E. Lincoln Road, Traverse City. Individuals can make public comment or submit written comments, in person, at the public hearing. Written comments may be submitted prior to the public hearing by mailing them to: Planning and Zoning Department, 10090 E. Lincoln Rd, Traverse City, MI 49684 or planner@elmwoodmi.gov. Written comments submitted prior to the public hearing will be received until 5:00 pm, Tuesday, March 19, 2024.

Individuals planning to attend who require reasonable auxiliary aids should contact Connie Preston, Township Clerk at (231) 946-0921.

Posted: 2-28-2024 at 2:35pm
Elmwood Township Hall
Connie Preston, Clerk

Public Notices

For Leelanau County Notices
Past and Present may also be viewed at: LeelanauNews.com

YOUR RIGHT TO KNOW

Notices printed in newspapers help fulfill the citizen's Constitutional right of due process by law by putting them on notice of matters that affect them or their property.

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- ZO 2017-04-23 - a Zoning

Ordinance Amendment to amend Section 2.2 to add definitions for Alcohol, Beer, Brewer, Brewery, Distiller, Micro Brewer, Small Distiller, Small Wine Maker, Spirits, Tasting Room, Wine Maker, revise definitions for Distillery, Wine, Winery, and eliminate definitions for Distillery Tasting Room, Wine, Brandy, Wine Drink, Mixed, Wine Related Beverages, and Wine Tasting Room; amend Section 5.4 to eliminate Distillery Tasting Rooms, Microbreweries/Distilleries, and Wine Tasting Room, Add 'Distillery and/or Brewery' and 'Tasting Room' as permitted uses under Site Plan Review or Special Use Permit in certain zoning districts, allow Winery as a use within the General Commercial and Light Industrial districts under Site Plan Review, renumber uses; amend Section 5.5.K to eliminate two requirements for Temporary Produce Stands and renumber subsequent requirements; add Section 5.5.N to contain requirements for Wineries, Distilleries, and Breweries; amend Section 6.1.3 to list parking requirements for Wineries, Distilleries, and Breweries; amend Section 9.8.J to contain requirements for Tasting Rooms

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Public Notice

Notice To Creditors

Decedent's Estate
State of Michigan
Probate Court
Leelanau County
Case No.: 24-13618-DE

Judge:

Estate of Kenneth T. (Terry) Bovee

Date of birth: 5/24/1945

TO ALL CREDITORS: **
NOTICE TO CREDITORS: The decedent Kenneth T. (Terry) Bovee, died January 24, 2024.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Glenda C. Vaughn, personal representative, or to both the probate court at 8527 E. Government Center Drive, Suite 203 Suttons Bay, MI 49682 and the personal representative within 4 months after the date of publication of this notice.

February 29, 2024

Glenda C. Vaughn 1115 E. Alice

Street

Shawnee, OK 74801

405-406-2214

James R. Williams P22351

105 W. Broadway, P.O. Box 458

Suttons Bay, MI 49682

231-271-3254

To All Persons Liable to Assessment For Taxes In the Townships/City of:

**BINGHAM
CENTERVILLE
CLEVELAND**

**ELMWOOD
EMPIRE
GLEN ARBOR**

**KASSON
LEELANAU
LELAND**

**OLON
SUTTONS BAY
TRAVERSE CITY**

COUNTY OF LEELANAU, State of Michigan,
For the Year 2024

NOTICE OF MEETINGS OF

BOARDS of REVIEW March 11-14

Appeals will be heard as follows:

BINGHAM TWP.
Mon., Mar. 11: 9 a.m.-Noon & 1-4 p.m.
Tues., Mar. 12: 2-5 p.m. & 6-9 p.m.

CENTERVILLE TWP.
Centerville Township Hall
Mon., Mar. 11: 2-5 p.m. & 6-9 p.m.
Thurs., Mar. 14: 9 a.m.-Noon & 1-4 p.m.

CITY OF TRAVERSE CITY
Mon., Mar. 11: 9 a.m.-3 p.m.
Tues., Mar. 12: 3-9 p.m.
2nd floor training room,
400 Boardman Ave., Traverse City, MI.
Call prior to board meeting with questions/concerns or to schedule an appointment. (231) 922-4450

CLEVELAND TWP.
Cleveland Township Hall
Mon., Mar. 11: 2-5 p.m. & 6-9 p.m.
Wed., Mar. 13: 9 a.m.-Noon & 1-4 p.m.

ELMWOOD TWP.
Mon., Mar. 11: 3-9 p.m.
Public Protest Meeting
Tues., Mar. 12: 9 a.m.-3 p.m.
March 11 meeting at the Fire Hall
March 12 meeting at the Township Hall
Appointments call (231)946-0921
Written appeals must be post marked by March 9, 2024

EMPIRE TWP.
Mon., Mar. 11, 2-5 p.m. & 6-9 p.m.
Tues., Mar. 12, 9 a.m.-12 p.m. & 1-4 p.m.

GLEN ARBOR TWP.
Wed., Mar. 13: 3-9 p.m.
Thurs., Mar. 14: 10 a.m.-4 p.m.
No attendance is required to file a protest. Letter petitions on Form L-4035 received by the Board of Review before adjournment are acceptable.

KASSON TWP.
Kasson Township Hall
Mon., Mar. 11: 9 a.m.-3 p.m.
Wed., Mar. 13: 3 p.m.-9 p.m.

LEELANAU TWP.
Mon., Mar. 11: 9 a.m.-4 p.m. & 6-9 p.m.
Tues., Mar. 12: 9 a.m.-noon & 1-4 p.m.
119 E. Nagonaba St. • 231-386-5138

LELAND TWP.
Leland Township Office
489 W. Main Street, Lake Leelanau
Mon., Mar. 11: 9 a.m.-Noon, & 1-4 p.m.
Tues., Mar. 12: 2-5 p.m. & 6-9 p.m.

OLON TWP.
Mon., Mar. 11: 9 a.m. - 3 p.m.
Tues. Mar. 12: 3-9 p.m.
All meetings at the Township Hall

SUTTONS BAY TWP.
Wed., Mar. 13, 9 a.m.-Noon & 1-4 p.m.
Thurs., Mar. 14, 1-4 p.m. & 6-9 p.m.

In the Town Hall* of Each Township

Each Township Board of Review will meet on **Tuesday, March 5th, **** to receive from the supervisor/assessor his assessment roll, and to review & examine the roll.
To All property owners appealing to the local Board of Review:

Notice is hereby given to all persons liable to assessment for taxes in these Townships that the Assessment Rolls of said Township as prepared by the Supervisors will be subject to inspection at the Township Hall or other designated location Tuesday, March 5th **, said Boards of Review will be in session on the above listed dates and times, and upon request of any person who is assessed on said rolls, or of his agent and upon sufficient cause being shown, said

Board of Review will correct the assessments on such property in such manner as will in their judgment make the valuation thereof relatively just and equal. After said Board shall complete the review of said roll, a majority of said Board shall endorse thereon, and sign a statement to the effect that the same is the assessment roll of said Township for the year in which it has been prepared and approved by the Board of Review.

It is requested you have with you a copy of a recent tax notice. This will expedite the locating of your property in the assessment rolls. No appointment is necessary as all boards will operate on a first-come, first-served basis. Local taxpayers should appear in person or by an authorized representative. However, non-residents shall be permitted to file their appeals by letter. The property owner will be notified of the board's decision by first-class mail.

Any taxpayer wishing to carry his appeal to a higher board may appeal to the State Tax Tribunal. The State Tax Tribunal will not accept any appeals unless the assessment was protested to a local Board of Review. All local supervisors will be furnished with the proper procedures which will be necessary to follow in appealing to the State Tax Tribunal.