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Wayne and Oakland Counties

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FARMINGTON, MICHIGAN, THURSDAY, FEBRUARY 20, 1958

City Making Two Changes In Zone Laws

The city council introduced one change in the zoning ordinance last Monday night, and gave final passage to another while considering still another requested change.

Given final passage was the change in zoning of the Bell-Area Subdivision from C-1 to B-2. Passage was unanimous. The subdivision association has retained legal counsel to study the possibility of taking court action.

The voluntary restrictions agreed upon by the developers were filed with the council when informed before passage.

AN ORDINANCE amending the front yard and side yard requirements of the zoning ordinance so far as M-2 and M-3 (industrial) districts and concerned, was introduced.

The necessary public hearing will be held at 7:30 p.m. Monday, March 17, prior to the regular council meeting.

A REQUEST by Carl Shaw for replating of all auto plates in Farmington was again brought before the council. Present zoning requires that lots have a minimum of 66 feet frontage. However, a number of lots which were built only several years ago are on 50 foot lots.

If the Shaw parcel had to follow present restrictions he would have to make 80 foot lots. He is asking a variance ruling so that the land can be made into 60-foot lots.

THE CITY officials advise that if the land can be considered to have practical use the owners of the problem could be put before the city's zoning board of appeals. If there is a hardship it would be considered, then a recommendation made which would not necessarily have to be followed by the city council. This action was started.

A revised version of the Alta Road in the nearby annexed area south of the expressway was passed by the council 4-1. Several outlots were created which would provide access to the highway.

GILL ROAD drainage was discussed at length, after a request from the Alta Loma association. City Manager Earl Scherffus reported that the drainage cut-off road had been enlarged as planned.

Riprapping had been planned along the road, but it felt this would not be sufficient and recommended that city install concrete pipe to more permanently correct the drainage problem. Both agreed and asked him to have figures for the next meeting.

THE FIRM of Nicolay-Dancey, which operates the potato chip warehouse at Nine Mile and Gill Roads, has been granted a permit for an error in the original deed, and this was done.

The company plans to issue bonds soon for the improvement of its property, and this was a necessary duty.

RICHARD JEFFREY was appointed as an appraiser to represent the city on the arbitration hearing on the matter of the value of city property used for the Farmington-Brighton expressway.

The Jaycees were granted permission to put a banner across Grand River east of Farmington Road intersection, to advertise the minstrel show. The state requires that the city indemnify against any liability for the action.

HOWARD THAYER was renominated to the library board for a four-year term. John Lapman was appointed the city representative on the (Continued on Page 8A)

Only 8 Days Left To Get Auto Plates

"Standing in long lines must not bother a lot of people," Gerald Grace, manager of the local Secretary of State's branch office stated.

With only eight days left to purchase automobile licenses, sales are considerably below last year.

Residents are urged to purchase their plates immediately if they have not already done so. The local branch office is at 53304 Grand River C-2. Passage was unanimous. The subdivision association has retained legal counsel to study the possibility of taking court action.

The voluntary restrictions agreed upon by the developers were filed with the council when informed before passage.

JCs to Provide Rides to Register

The Farmington Junior Chamber of Commerce has announced plans to encourage in every way possible residents to go to the polls on March 10 and vote the \$1,000,000 School Bond Issue.

The Jaycees are not suggesting that residents vote either for or against the proposal, officials pointed out, but only that all registered voters in the School District express their opinions through their ballot. Voting on this and other school issues is equal as in other places where voting in the general election, they added.

THOSE WHO have not yet registered have until Friday, February 20, to do so. Jaycees committed Township residents may register at the Township Hall from 9 a.m. until 5 p.m. Monday through Thursday and until 8 p.m. on Friday.

Anyone needing transportation to register need only call GR 1383 and the Jaycees will see that it is provided, officials concluded.

Police for Twp. Radio Possible

Township civil defense workers and some members of the Greater Farmington Chamber of Commerce feel the township could have its own police radio.

Yokes admits a request for this will be included for the township budget. At present a radio station is owned jointly by the city and township, and the township pays \$4,200 yearly for the use of the radio station. This has been done to provide 24-hour radio service for township police. The one station is said to be kept too busy to handle both agencies.

The chief pointed out one error in a story last week. There are seven township policemen. They work staggered shifts as usual, except each night between 4 a.m. to 8 a.m., when one is duty.

A program on Juvenile Delinquency Prevention, sponsored by the Farmington Area PTA Council, will be presented Wednesday, February 26, at 8 p.m. at the O.E. Dunckel Junior High School.

Conducting the program is Judge Arthur E. Moore of Oakland County Juvenile Court Judge, James Van Leuvan, assistant director of the Juvenile Court, and two staff members.

The juvenile protection program designed by Judge Moore sometimes referred to as "youth code government" and now operating in some Oakland County communities will be explained in detail.

A period for questions and answers has been set aside afterwards. A study of the need for such a plan as this has been underway for some time now by the PTA Council.

Youth Code Gov't Talk Scheduled

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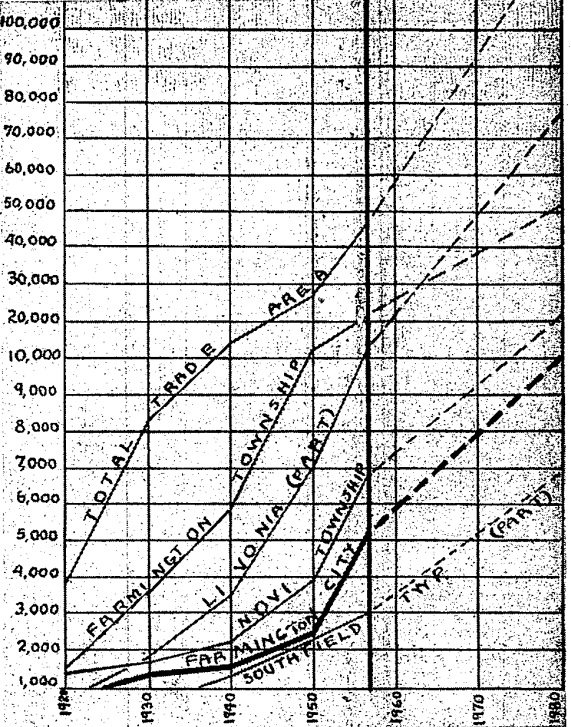
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Inside Features

Table listing inside features: Classified Adv. 4A, 5A, Church Activities 2A, Editorial Features 2B, Michigan Mirror 2B, Neighborhood News 2A, 5A, 6A, Sr-Faculty Game Provides Laughs 6A, Sports Activities 3A.



POPULATION GROWTH of the Farmington area gets a different perspective in this chart prepared for the City of Farmington by Geer Associates, the planning consultants retained for a study of the downtown business area. In studying the chart one should take into consideration the lower portion deals in thousands, while from 10,000 population up the chart moves up to 100,000 by tens of thousands.

Geer Associates point out that the 1950's has been a phenomenal growth period here, and they think the Grand River valley is about to experience an increasing share of population growth. In an arc from downtown Detroit and swinging through Farmington, they think there is a much greater building potential with

including the Woodward, Gratiot and Michigan Avenue areas.

The planners further say Farmington has a geographic relationship to growth pressures in the Detroit metropolitan area suggesting very rapid residential growth as soon as the water supply and sewerage facilities for the general area are improved. These are under way, and experience elsewhere in the metropolitan area for similarly situated land indicates that population increases of several hundred per cent per decade will take place as rapidly as these utilities are provided. They, therefore, consider the 1950 projections very conservative, particularly for

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City Sued on Registration And Licensing

The city's recently enacted ordinance requiring registration and licensing of all businesses will be tested in court as the result of two actions started here.

City officials have been served with two orders to show cause why the court should not restrain the city from enforcement against two parties.

Grimes Cleaners has asked non-enforcement for as the licensing is concerned. Attorney Robert J. Kelly as an individual is protesting the registration portion of the ordinance.

NEW MONDAY the city attorney will appear in court at Pontiac to present the city's arguments as to why the injunction should not be granted.

Most businesses and professional men have already complied with the registration and licensing procedures.

A law have not. City Manager Earl Scherffus reports the deadline for compliance has been extended to March 1.

Several Attend Education Conf.

A representative group of 17 Farmington citizens interested in the State's education program were in attendance last week at the Nineteenth Annual Citizens Conference on Education held in Lansing.

Attending from here were: Earl Scherffus, Frank Stephenson, G. V. Harrison, Marinius VanAmevdy, James Reed, Mrs. Elizabeth G. Downing, Leland G. Clifford, Royal Travis, C. Wilson, Mrs. E. Billis, S. Staron, Mrs. L. Paul, Robert Hund, Robert J. Kelly, Mrs. Patricia Dates, Mrs. Howard Legg and Mrs. Emma Hamecky. Keynote speaker was Dr. Eric A. Walker, President of Pennsylvania State University and Vice Chairman of the President's Committee on Scientists and Engineers, during his talk on the topic, "A New World - A New Curriculum," he outlined a nine-point program of improvements which he felt must be taken for the betterment of the nation along educational lines.

A summary of his improvement program is: (1) Improve methods of identifying talented students. (2) Motivate superior students to go to college. (3) Make it financially possible for every gifted student to go to college. (4) Educate all students to the highest level of their ability. (5) Improve methods of teaching. (6) Find ways of financing adequate basic research. (7) Bring selective service up to date by directing draftees talents into right channels. (8) Learn to use technical and professional people to the height of their efficiency. (9) Eliminate "pirating and stock-piling of engineers" and fixed fee system of government contracts.

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Judge Ingle Announces Candidacy As 4th District Representative

Announcement was made this week by Allen C. Ingle, Farmington attorney and Township Justice of the Peace, that he will be a candidate for State Representative for the Fourth District in Republican ticket.

The fourth district consists of the townships of Lyon, Novi, Farmington and Southfield and the cities of

Married and the father of two children, he is a graduate of the Detroit College of Law and also the Detroit Institute of Technology where he received his degree in electrical and auditing. A veteran of World War II, he is a member of both the American Legion and Veterans of Foreign War.

"MY MAIN platform is the preservation of a democratic form of government," Ingle said. "Presently we are entitled to have normal everyday services provided by our local government. Our present taxation system, almost nothing for local government, thus they cannot provide the services they should. The movement of trends towards 'many governments' of the local government and the state taking over must be stopped. I realize that larger units of government are perhaps more economical but the principals of democracy cannot be measured in dollars. The services desired by the people and the ability to pay for them should be the basis of people in their local government. It is an conviction that the expense of state government can be curtailed so as to provide more revenue for local government."

INGLE spoke out against the abolishment of justice courts at this time. He pointed out, however, that justice courts would not be doing away with these courts if a local court structure could be developed which would give people the right to have their day in court at the lowest possible expense.

Regarding law enforcement in the state, Ingle said, "The present wholesale system of taking drivers licenses from people must be stopped." He also spoke out against the practice of issuing traffic tickets for every small minor traffic offense.

A reminder was given this week by Postmaster Henry T. Trumble that the Farmington Post Office, along with other postal facilities across the nation will be closed this Saturday, February 22, in commemoration of George Washington's birthday.

The board also voted to retain Walter T. Anlick & Associates, architects for a proposed addition to the new high school, possibly one or more elementary schools. When the plan is determined it will be presented to the voters.

Wallace Construction Co. was sent a letter from the board telling its appreciation for outstanding workmanship on the first section of the new high school, and another was sent to Foreman Charles Arnold.

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Civil Defense Classes Popular

The auxiliary police class started by the township civil defense organization is off to a fine start, and the first aid class to start soon appears to have attracted interest.

This Thursday evening registrations will be taken at Salem church for the first aid class, says Miss Jean Ross. Red Cross personnel will handle the first aid training. Starting date will be announced later, for March. All women are urged to take part.

The auxiliary police class being held Tuesdays now has 24 signed, and a few more are needed. The group meets at the Wheeler fire station at 8 p.m.

Last Tuesday night Sgt. Potter of the township police station talked about polio after that. Civil defense will soon distribute identification cards and badges.

Cville Starts Building Plans

An initial step of a plan which will later bring a bond issue to the public was taken last week by the board of education of Clarendonville Public Schools.

No amount, definite plan or date has been established. However, they will now get more serious study as the board gets ready to carry out an expression by a citizens committee some two years ago that expansion must take place.

THE FIRST STEP was to apply for qualification of bonds of the district from the Sup't of Public Instruction.

The board also voted to retain Walter T. Anlick & Associates, architects for a proposed addition to the new high school, possibly one or more elementary schools. When the plan is determined it will be presented to the voters.

Wallace Construction Co. was sent a letter from the board telling its appreciation for outstanding workmanship on the first section of the new high school, and another was sent to Foreman Charles Arnold.

Service Station Again Broken Into

Moffat's Service Station at 30320 Grand River Avenue was broken into for the second time this week past ten days. Township Police Chief Irving Yakes disclosed Tuesday.

The break-in was made some time Monday night with 13 cartons of cigarettes, four boxes of cigars and a small amount of change being taken, he stated. In the weekend before, three similar thefts also made off with a sizable quantity of cigarettes and cigars and change left at the station.

Grimes Cleaners has asked non-enforcement for as the licensing is concerned. Attorney Robert J. Kelly as an individual is protesting the registration portion of the ordinance.

Twp. Board of Review Meets March 4, 10, 11

The township board of review meets on three days in March, and they are important days for any township taxpayer who feels he may have been assessed improperly.

The days and times: Tuesday, March 4, 9-12 and 1-5. Monday, March 10, 2-5-30 and 6-9-8:30.

Tuesday, March 11, 9-12 and 1-5. On these days and at these times only can a taxpayer ask to check the figures on his property in the township. If he feels they are not correct he can present his case and ask a further check by the board of review.

Members of the board of review are Supervisor Frank Stephenson, property owners had been assessed incorrectly. They had paid their taxes, and when the error was discovered, the law did not allow a refund. The only remedy changes can be made in assessed valuations, if incorrect, are when the board of review meets.

Members of the board of review are Supervisor Stephenson, Robert Harris and Joe DeMarco.

Local Man Killed In 2-Car Crash

Russell H. Lawrence of 21027 Renselaar, Farmington, was killed Saturday night when his car collided with a truck on Inker near Byron St. A short distance north of Eight Mile Road.

An unemployed carpenter and the father of four children, Lawrence was unable to stop in time to avoid smashing into the side of the second car driven by Brock Gardner on Inker near Byron St. A short distance north of Eight Mile Road.

The accident occurred around 7 p.m.

Members of the gathering City of Farmington Traffic Safety Advisory Committee, which held its initial meeting here last Wednesday were told that "this area's traffic problems are just beginning."

Guest speaker Ernest P. Davis, director of Automobile Club of Michigan's safety and traffic division, told the group, which represented city and township law enforcement agencies, service school and government, that "this school on the problems of safety."

BECAUSE Township Supervisor Frank Stephenson, who spearheaded the formation of the committee, was ill and unable to attend, electrical engineers and other organizational details were tabled until the next meeting, tentatively scheduled for March 12.

Virgil Campbell, who was appointed as temporary chairman of the committee by Stephenson, will continue in that capacity until permanent officers are selected. Campbell is an official of Auto Club's Redford Division.

A lengthy discussion, following Davis' talk, concerned itself with the problem of safety. The state school bus law and other organizational details were tabled until the next meeting, tentatively scheduled for March 12.

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City's Trade Area Potential Is Increasing

The initial report of Geer Associates to the City of Farmington in its study of the downtown area development indicates an excellent potential trade area now and in the future.

Rehabilitation of this potential, they are careful to point out, depends upon providing the necessary facilities (stores) to serve it.

THE 1957 RETAIL trade potential for Downtown Farmington, from a trade area of 46,100 population, is in the magnitude of \$20 million.

For 1950 Geer's estimate a potential magnitude of \$70,000,000 from a trade area population of 161,100.

ON ACCESS to Farmington, the consultants point out that until within a few years, Highway 20 north of Shilohwasse is paved to about 14 Mile Road, the only effective access to Downtown Farmington from the north is Owosso and Road. Access from other directions is fairly good, but will have to be widened in the future.

Based on an analysis of competing shopping centers, highway facilities, and driving times, Farmington's potential retail trade area was outlined to include all of Farmington and Novi, including Livingston north of Eight Mile Road, and part of Southfield Township.

DISCUSSING the Farmington City potential, Geer's outline preliminary ideas of how much can actually be planned to be attractive to Farmington. They think the pattern of planned neighborhood shopping centers developing throughout the region, as well as within Farmington itself, can be expected to continue.

This type of center, typically organized around a supermarket, can be used for many purposes—grocery store, hardware store, and one or two other stores, centers primarily to convenience, they believe. These are goods-bought frequently, with a minimum of effort, and involve relatively small unit prices. Geer's think Downtown Farmington will probably not attract much of this kind of trade from outside areas.

IT IS RATHER in the Shopping Center category that Downtown Farmington appears to be best fitted, they think.

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THERE IS ALSO a very strong potential in Downtown Farmington for service, professional, and office activities.

Geer suggests such activities as medical and dental offices, legal, real estate, accounting, architectural, banking, repair services, etc., and a number of other offices in Farmington City. They conceive of Farmington as a sort of regional service center for southwestern Oakland County.

FARMINGTON was compared with Farmington by the consultants, who say there are striking similarities.

Ten years ago Birmingham, then a well-established community of (Continued on Page 8A)

Space Travel, Satellite Talk Slated March 6

Dr. George Paul Loweke, scientist and mathematician, Wayne State University will speak on the possibilities of space travel, science in education, and other collaborative subjects on Thursday March 6, at 8:00 p.m. in the cafeteria of the Michigan Academy of Science at 12 Mile just east of Farmington Road.

A RECOGNIZED leader in these fields, Dr. Loweke holds degrees from the University of Michigan, University of Chicago, and University of Berlin where he received his Ph.D. in 1938. He is a contributor to the journal of the American Society of Mechanical Engineers and is a member of the American Society of Mechanical Engineers, Electrical Engineers, and the Michigan Academy of Science. He enjoys being listed in the International Blue Book (London) as well as American Men of Science.

Dr. Loweke's talk will cover a condensation of material including the challenge of space conquest; the development of space travel; the necessity for early occupation of the moon, as well as the prospects of American leadership in space science. Dr. Loweke recently has been home in Lathrup Village, Wis. His visit to Farmington is being sponsored by the Friends of the Library.