

Grubba fires back at Detroit planners

By Tom Henderson
staff writer

John Grubba, wearing a crisply starched white shirt and tie and sitting behind his desk as managing director of the Oakland County Road Commission, doesn't look like the fighting type.

But Ronald Hewitt, director of the Detroit Planning Department, has Grubba fighting mad, and he's not going to take it any more.

Hewitt has been sharply critical of plans for the new Oakland Technological Park in Rochester Hills.

Attacking the development as another example of "urban sprawl," Hewitt said in a recently released letter that traffic plans by the Michigan Department of Transportation for the park are "marginally inadequate to service morning peak inbound traffic loads" and "totally inadequate to service afternoon peak hour traffic loads."

Oakland County Executive Dan Murphy shrugs off the letter as "sour

grapes. There's no truth to that at all."

But Grubba wasn't about to shrug off Hewitt's letter during an interview Monday before the weekly public meeting of the road commission, which heard public opinion regarding its 1987 budget.

"It's more substantial than sour grapes," said Grubba. "I think the city of Detroit is pursuing policies that while aiming at the success and betterment of the city, are at the expense of other areas of the region."

"The comments by Hewitt are reactionary. Detroit wants to return to the '40s and '50s, when Detroit was the dominant economic center of the region. But since that time, things have changed dramatically. I don't know of any suburban people lambasting Chrysler's plans in Detroit."

"We're seeing the emergence of a new American city. The suburbs are now cities in their own rights. They're not some sort of attachment to the central city. Some people lament that. Urban sprawl — that's



what the city of Detroit continues to call it. Sprawl: that's a nice, pejorative term. They just spit it out. It's reactionary."

"It's happening all over the U.S. The old central cities — Philadel-

phia, New York, Detroit, Chicago — are going to survive. But they've got to come to grips with it. The new cities are here to stay."

GRUBBA ADMITS the emergence

of those new American cities is taxing the ability of local officials to deal with new problems.

In general, new development in Oakland County has far exceeded the infrastructure — sewers and highways. In particular, the new tech park is creating nightmares for the road commission, which in the face of declining gas-tax revenues must find ways of raising phenomenal sums of money for adequate roads. (State estimates are that the 1,800-acre park in Rochester Hills will create 35,000 new jobs; Grubba says it will be 50,000-60,000.)

But he says they are problems that ultimately will be solved.

"Breakdowns (in the current highway system) are an opportunity for a breakthrough," said Grubba. "We can make roads that fit the concept of a new American city or we can get out of the way (for those who can). We're not going to turn back the hands of time."

According to a study by the road commission, which met last fall with leaders of all Oakland County mu-

nicipalities, demands on the highway system by countywide development will total \$740 million over the next 10 years. Grubba says that total, \$110 million in funding has been identified, leaving a shortfall of \$630 million or \$63 million a year.

The county has been spending less than \$10 million a year in road development, merely a large drop in a huge bucket.

BECAUSE THE COMMISSION has no idea where it will get the money to finance such an ambitious road-building program, Grubba said that no money has been allocated for the Technological Park project, either in the proposed 1987 budget (see related story) or in the three-year master plan for '87-'89.

Grubba said the commission is resisting pressure from Chrysler, which said it won't build its Chrysler Technology Center and Evaluation Track without firm road plans, and from the state to begin preliminary

Please turn to Page 11

County panel denies funds for Tech Park

By Tom Henderson
staff writer

Oakland County road commissioners stressed at a public hearing Monday on their proposed budget for the fiscal year of 1987 that they have not begun action on plans to widen roads near the proposed Oakland Technological Park in Rochester Hills.

The commission's managing director, John Grubba, told one Rochester Hills citizen that there was no money in the proposed budget or in a three-year master plan for any county spending to improve roads into the proposed 1,800-acre park.

"We may as well design a road system you like that we can't build as well as design a road system you don't like that we can't build," he said in a joking reference to the commission's quandary over where to get the \$740,000,000 in funds the

commission estimates will be needed for road improvements to keep pace with building development countywide over the next 10 years.

"Before we commit any money, you and your cities will have an opportunity to approve any plans," said Grubba. "Otherwise you'll sue and the project will get bogged down in suits and nobody wants that."

Grubba said that projects are included in the budget only when their source of financing is known. He said that the commission does not know where the money will come from to improve roads into the park, and has been able to identify only \$110,000,000 of the money that will be needed to improve roads countywide. (See related story.)

Grubba said that the road department has done no early-stage engineering.

Please turn to Page 11

Preway's 1986
WAR ON WINTER

Chimney Giveaway and Fireplace Sale!

Put the heat on winter with a Preway Super Energy Mizer® fireplace.

Declare all-out-war on winter's icy blast. Enjoy cozy evenings in front of your beautiful—and practical—new Preway fireplace.

The Super Energy Mizer features:

- Complete outside air intake system for combustion
- Heat circulating system with Ener-Jet-Ic heat pump
- Energy efficient sliding glass doors

Free chimney package:

- Chimney assembly (8CA6)
- Two 48" lengths of 8" I.D. triple wall pipe
- Firestop spacer (8FS2)

Win the War on Winter with Preway, and enjoy that nice warm feeling all winter long!

PREWAY
A nice warm feeling

WILLIAMS PANEL BRICK
Fireplace Design Center
27303 W. 8 Mile (2 miles W. of Telegraph Rd.)

Redford 538-6633 **Redford, Mich. 48240** **Clarkston 625-7275**

Sale ends December 31, 1988

The Secret Is Out...

AMERICAN HOUSE FARMINGTON HILLS IS NOW OPEN

AMERICAN HOUSE
FARMINGTON HILLS
2400 Middlebelt Road
(10 Mile and Middlebelt)
471-9141

AMERICAN HOUSE DEARBORN HEIGHTS
26500 Ann Arbor Trail
(Bot. Telegraph and Inkster)
326-7777

OPEN HOUSE Farmington only SAT. 2-4 p.m.

drapery boutique

47% OFF WALLPAPER 47% off 150 selected Special Order Books. 40% off all other Special Order books in our library. Coupons must be presented at time of order only. No charges accepted. Min. \$50 at sale price, otherwise discount is 35%. Freight and Handling added. Offer expires Sat. Aug. 30, 1988. *Wallpaper Fades 85% Off this 9" discount!

VERTICAL BLINDS

SAVE UP TO 78%

NOT ALL VERTICALS ARE CREATED EQUAL
Compare Quality, Selection, Service & Price before buying!
A Price before buying!
A Price before buying!

Discount	78% off	75% off	75% off	75% off
72" x 84" Way	\$273	\$160	\$127	\$127
108" x 84" Way	\$404	\$242	\$193	\$193
108" x 84" Way	\$365	\$219	\$175	\$175
118" x 84" Way	\$420	\$252	\$201	\$201
84" Wx84" H one way draw this 9" discount!	\$688	\$413	\$326	\$326

OTHER CUSTOM SIZES AT EQUAL SAVINGS
NO FREIGHT • NO HANDLING CHARGES

Horizontal Blinds

1" HEAVY DUTY 68% off
1" CONCORD 72% off
1/2" MICRO MINI 67 1/2% off

NO FREIGHT • NO HANDLING CHARGES
Since 1969

GRAND RIVER & HAZZERTY 33153 Grand River, Suite 100, Grand River, MI 49431
Mon. & Thurs. 9:30-5:30
(313) 778-3123 Open Sun. 12:00-4:00

ORCHARD & 14 MILE CENTER 30338 Orchard Ln., #2, Farmington Hills, MI 48334
Mon. & Thurs. 9:30-5:30
(313) 676-4313 Open Sun. 12:00-4:00

drapery boutique

Wayne State University

WAYNE STATE UNIVERSITY IN LIVONIA

Wayne State University's College of Lifelong Learning announces the opening of its newest educational center at the Bentley Center in Livonia. Now, quality educational opportunities from Michigan's premier urban university are available to you where you live and work.

Let your vision of higher education become reality at Wayne State's new Livonia Center.

The Livonia Center offers you:

- University Credit and noncredit courses
- New unconventional semester lasting 8 weeks
- Evening classes
- Counseling services
- Professional support staff
- Convenient parking

For more information on Wayne State in Livonia, call 244-5335, or return the coupon below.

Send me more information on Wayne State University's Livonia Center. I am interested in:

☐ Graduate Courses ☐ Clip and mail to:
☐ Undergraduate Courses Wayne State University
☐ Noncredit Courses College of Lifelong Learning
☐ Evening Courses 6001 Cass, Room 250
☐ Weekend Courses Detroit, MI 48202

Name _____
Address _____
City _____ State _____ Zip _____