

Moratorium on Hills lot splitting is lifted

By Joanne Maliszewski
Staff writer

A seven-month moratorium on splitting large lots has been lifted in two areas of Farmington Hills.

The city council Monday agreed to lift the moratorium in small areas southwest of Northwestern Highway and west of Orchard Lake Road, north of 12 Mile.

The two areas are among five that have been under a moratorium and review by the city council and plan-

ning commission since 1981.

In March, the city council established a moratorium on residents complaining that large lots in their neighborhoods were being split into smaller ones. The lot rules have occurred in areas where zoning allows smaller lots but where, historically, larger lots have been the rule.

The moratorium on the two areas was lifted after the zoning commission and city council met in a study session a week to review the zoning of the specific areas and

potential for splitting lots.

In the first area, where the lots, south of Clairview, are owned by Glen Oaks Country Club, the city council and planning commission determined the current RA-4 residential zoning was sufficient. Most of the neighborhood is already developed under the RA-4 designation, where lots can be 8,500 square feet.

AS WITH the first area, planning staff recommended that no change be made in the second area, zoned RA-2 residential, east and west of

Park Hill. Planning staff said that the lots are too narrow to be split into two parcels.

The planning commission will continue to review the remaining three areas and recommended rezoning to prevent splitting larger lots into smaller ones.

The city council had varied opinions on whether the remaining areas should be rezoned as recommended by planning staff.

The first of the remaining areas, along Power Road, is recommended for rezoning from the current RA-2

to RA-1, the most restrictive single family zoning. Lots in RA-1 are required to be a minimum of 20,000 square feet.

For the second area west of Middlebelt, just south of 10 Mile, including the streets of Moran, Stockton and Linden, staff offers options. They include maintaining the current RA-3 zoning (minimum 12,500 square-foot lots), rezoning to RA-2 or RA-1; rezoning interior lots to RA-1 with frontage on Middlebelt to RA-3; and rezoning interior lots to RA-1

and Middlebelt frontage to RA-2 for multifamily use.

Planning staff offered two options for the third remaining area, east of Middlebelt, north of Nine Mile. One option is rezoning from the existing RA-4, which requires a minimum 60-foot frontage, to RA-3, which requires a minimum 80-foot frontage. Another option is to rezone to RA-1, which requires 100-foot frontage.

The area is more suited and developed in the RA-1 standard, according to city staff.

Lakes sailors train at academy

It's a profession that conjures up childhood fantasies of running away to sail the seas. But working on a Great Lakes freighter is a challenging, occasionally difficult career.

"It is largely romanticized," says Rear Adm. James F. McNulty, superintendent of the Great Lakes Maritime Academy, a merchant marine training school. "One of the tasks we have at the academy is to be sure the young cadet who comes to the school with that romantic view learns that it's a very serious profession."

McNulty discusses the training and career opportunities in the mari-

time industry on the weekly cable television program "7/8 Job Show," 6:30 p.m. Thursdays Oct. 13, on MeTVision Channel 2.

McNulty says he's confident the shipping industry is on the upswing again. And with nearly 60 percent of the current officer-in-charge Great Lakes vessels over the age 50 and nearing retirement, he is on enlisting 50 men and women a year as replacements.

The academy, division of Northwestern Michigan College in Traverse City, offers two 36-month long programs of study — the Deck

program (pilot training) and the Engine program — which prepare cadets to be licensed by the Coast Guard.

WITH FINANCIAL support from the maritime industry, the academy acquired sophisticated training facilities. These include a simulator with a working pilot house and the control center of an engine room. Cadets also spend nine months training on Great Lakes ships.

According to McNulty, every

member of the classes of 1987 and 1988 had an employment opportunity on a Great Lakes vessel, with starting salaries between \$25,000 and \$27,000 a year.

The second segment of this edition of "The Job Show" will feature information about temporary jobs much closer to home, working as enumerators for the U.S. Census Bureau.

"The Job Show" is produced as a public service by the Michigan Employment Security Commission.

Dollars are added to renovation contract

Additional reinforcement work, including reinforcement of the parking lot base, has added another \$8,000 to the renovation work being done at Farmington City Hall.

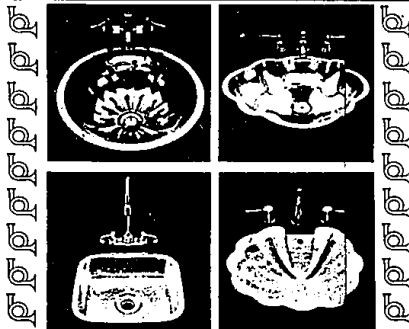
The work, which includes re-amping the city hall parking lot, resurfacing a circle drive, and im-

proving the entryway from the parking lot, is about half complete. The revised figure for the project is \$64,877.

The city council authorized the additional cost Sept. 19, and approved a payment of \$31,495 to the contractor, Souler Asphalt Paving.

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