



Planning Commission
97 North Broad Street
Hillsdale, Michigan 49242-1695
(517) 437-6440 Fax: (517) 437-6450

Planning Commission Agenda
July 21, 2020

- I. Call to Order 5:30**
 - A. Pledge of Allegiance
 - B. Roll Call

- II. Public Comment**
Any Commission related item – 3 min. limit

- III. Consent Items/Communications**
 - A. Approval of agenda – **Action**
 - B. Approval of Planning Commission 06-16-2020 minutes – **Action**
 - C. EDC Minutes 02-20-2020

- IV. Old Business**

- V. New Business**

- VI. Master Plan Review**
Goals and Objectives - **Discussion**

- VII. Zoning Ordinance Review**

- VIII. Zoning Administrator Report**

- IX. Commissioner’s Comments**

- X. Adjournment**

Next meeting August 18, 2020 at 5:30 pm

Planning Commission Meeting
Hillsdale City Hall
Council Chambers
June 16, 2020
5:30 pm

Call to Order

Chairman Sam Nutter called the meeting to order at 5:31 pm followed by Pledge of Allegiance.

Members Present

Chairman Sam Nutter, Vice Chairman Eric Moore, Secretary Penny Swan, Mayor Pro-Tem Will Morrisey, Commissioner Ron Scholl.

Members absent: Commissioner Jacob Parker, Commissioner Elias McConnell.

Public Present: Jack McClain, Mary Wolfram, Bob Norton, Kathy Norton, Cindy Nagling, Lisa Whalen and Alan Beeker.

Public Comment

Jack McClain asked about not having a public comment at the beginning and the end of the planning commission meeting.

Consent Agenda and Minutes

Motion to approve the consent agenda and minutes from the last meeting made by Commissioner Ron Scholl, seconded by Commissioner Eric Moore, motion passed unanimously.

Public Hearing on 58/60 N West St

Chairman Nutter opened the Public Hearing.

Chairman Nutter read a letter of support from Stephen Naumann as part of the public comment.

Jack McClain was wondering exactly what the plan is for this site.

Cindy Nagling was also asking about what exactly is proposed for that property, and is against the re-zoning since she has no details.

Mary Wolfram spoke in support of the project at 58/60 N West St.

Lisa Whalen spoke in support of this project and the re-zoning.

Bob and Kathy Norton spoke on the plans for the project and showed the architectural renderings of their plans.

Chairman Nutter closed the Public Hearing

Motion made by Commissioner Swan to approve the re-zoning with a special caveat to allow apartments on the ground level, motion seconded by Commissioner Scholl. Motion unanimously approved.

Old Business

None

New Business

None

Master Plan Review and Zoning Review

Discussion on goals and objectives

Ideas were fielded regarding what the Commission would like to see in the City of Hillsdale.

Discussion on reviewing ordinances also.

Commissioners Comments

None

Adjournment

Motion to adjourn made by Commissioner Swan, seconded by Commissioner Moore, motion passed.

Next meeting: July 21, 2020 at 5:30 pm.



CITY OF HILLSDALE

Economic Development Corporation (EDC) MINUTES

REGULAR MEETING

CITY HALL, 97 N. BROAD ST., 2ND FLOOR

February 20, 2020 at 7:30 am

Members Present: Matt Granata, Dean Affholter, John Condon, Barry Hill, Andrew Gelzer, Rachel Lott, David Loader, Rich Moeggenberg, Amanda Janes, Ed Sumnar

Others Present: Kelly LoPresto, Economic Development Coordinator

Guest: Lon King, Mr. Troy Reehl, ISD Superintendent

Meeting called to order at 7:33 a.m.

A. PUBLIC COMMENT ON AGENDA ITEMS - Mr. King discussed the importance of ditching a home. He would like to see it formally included in the Three Meadows Rights and Restrictions and enforced. Mr. King advised he is willing to serve on the Architectural Control Committee and assist with adding ditching in the Rights and Restrictions and enforce it.

B. CONSENT AGENDA

1. Approval of Minutes: Regular EDC Meeting December 19, 2019
2. Approval of Minutes: Manufacturing & Technology Committee January 24, 2020
3. Financial Statements as of January 31, 2020

Mr. Hill made a motion to approve the consent agenda. Mrs. Lott seconded. Motion passed.

C. COMMUNICATION

1. Vocational Education Millage Information – Mr. Reehl gave a brief presentation on the ISD Vocational millage.
2. City of Hillsdale Spring Newsletter
3. Hillsdale Community Schools Winter Newsletter.
4. Hillsdale BPA Donation Thank You Letter
5. New Year's Eve Bash Thank you Letter
6. MiCareerQuest Event Information
7. Skilled Trades Fair Flyer
8. Census Flyer
9. Joint Work Session of January 25, 2020 – The board discussed ways to communicate the vision, goals and objectives. Some suggestions were to include on EDC agendas as well as TIFA and Planning Commission, email out to City Council and other boards, and maybe include in the City Newsletter.

D. OLD BUSINESS

1. Fiber – Mr. Hill advised waiting to meet with a developer from Lansing that is interested in looking at a public/private partnership on the Fiber project.
2. Three Meadows –
 - a. Homeowners Association –Mr. Greg Bailey is still working on forming the HOA.

E. NEW BUSINESS

1. **Budget** – The 2020/2021 budget was presented. Mr. Sumnar made a motion to approve the budget as presented. Mr. Granata seconded. Motion passed.
2. **EDC Goals for 2020/2021**
 - a. Conduct a minimum of six retention / good will visits with a resident of the Manufacturing and Technology Park by 12/31/20
 - b. Chair one Joint meeting between EDC, ISD, Hillsdale Community Schools and Jackson College for purpose of creating at least one new avenue for retaining talent locally by 10/30/20.
 - c. Share EDC Goals and subsequent bi-monthly updates with Council, TIFA, Planning Commission starting April 30, 2020
 - d. Fiber – develop two initiatives to promote the Fiber project by August 1, 2020.
 - e. Provide Financial Support to at least three Trade and /or Technical Training programs for purpose of skill and labor retention of area, by 12/31/2020.
 - f. Install at least two Phase I signs in support of the City wide Wayfinding Sign Project by 12/31/20.
 - g. Develop a go-forward plan for the Phases II and III for Three Meadows by 12/31/2020.
3. Board Member replacement – The board discussed potential board members.
4. Three Meadows Mowing – Mr. Granata made a motion to approve Mr. Affholter to sign a contract for mowing at Three Meadows in the amount of up to \$2,500 for the 2020 mowing season. Mr. Loader seconded. Motion passed.
5. Realtor Listing Agreement – Mr. Moeggenberg made a motion to approve extending the listing agreement with Cathy Galloway on Lots 7 and 10 and the commercial lot at Three Meadows. Mr. Condon seconded. Motion passed.

F. COMMITTEE REPORTS

1. Three Meadows/ Architectural Control Committee – nothing at this time.
2. Manufacturing & Technology Park – A local farmer is interested in purchasing approximately five acres in the Park for farming.
Mr. Granata made a motion to deny the request to purchase the property at this time but in the future the farmer could bid on leasing the property to farm. Mrs. Janes seconded. Motion passed.
3. Business Review Committee/Other Projects – nothing at this time.

G. BOARD ROUND-TABLE/ECONOMIC DEVELOPMENT STERRING COMMITTEE UPDATE

1. Mrs. LoPresto went over a list of businesses that have relocated within in the City and a few properties that are available for sale.

H. PUBLIC COMMENT – Mr. King thanked the board on helping move all things forward. He said keep up the good work and continue moving forward.

I. Adjournment: Ms. Lott made a motion to adjourn at 9:22 a.m. Mr. Loader seconded. Motion passed.

Next Meeting: April 16, 2020



TO: Planning Commission

FROM: Zoning Administrator

DATE: July 21, 2020

RE: Master Plan Goals

Background: As we continue to review and update the City Master Plan for 2020, I have included some interesting maps that were created by the Region 2 Planner.



Goals and Objectives Master Plan

General Community Development Goals

- *Provide for planned, controlled, growth of the City of Hillsdale as a great place to live, work, shop and raise a family.*
- *Leverage the rich commercial, cultural and academic history of the community to drive revitalization.*
- *Support economic development through appropriate land-use policy.*
- *Improve intergovernmental collaboration on issues related to land development to best serve the common interests of the City of Hillsdale and surrounding communities.*

Neighborhoods			
Goals	Objectives	Action Steps	Complementary Actions/ Responsible Agency
<i>Support neighborhood revitalization</i>	<ul style="list-style-type: none"> ■ Encourage home rehabilitation and support efforts to rid the community of blighted properties. ■ Improve the physical condition of the existing housing stock to increase property valuations. ■ Encourage a high percentage of home ownership and owner occupied dwellings. ■ Retain single family dwellings and limit conversion. ■ Preserve the historic character of neighborhoods. 	<ul style="list-style-type: none"> ■ Adoption of form-based code and historic preservation tools. – Q4-2015 ■ Consider zoning changes that better manage multi-family housing and work to preserve single-family housing where appropriate. – Q1-2016 ■ Analyze & Recommend Neighborhoods for future Neighborhood Enterprise Zone (NEZ) – Q2-2016 ■ Zone for appropriate mixed-use in residential neighborhoods that encourages redevelopment, walkability and small business development. – Q3-2016 	<ul style="list-style-type: none"> ■ Creation of Local Historic District ■ Increase Neighborhood involvement through competition ■ Research Adopt-A-Neighborhood and implement with non-profits ■ Seek programs and grants for Blight Removal ■ Create neighborhood pocket parks or gardens on empty lots ■ Neighborhood Enterprise Zones (NEZ)

<p><i>Encourage a variety of new residential development that will assure safe and sanitary housing to meet the needs of existing and future residents</i></p> <p><i>Provide affordable housing for working families and senior residents</i></p>	<ul style="list-style-type: none"> ■ Encourage new residential development to be clustered in subdivisions and neighborhood areas located where appropriate community services and utilities can be feasibly provided. ■ Assure that land use policy reflects changing demographics and associated needs including, senior living, evolving family definitions and single (live alone) residents. 	<ul style="list-style-type: none"> ■ Locate new residential development in areas where potential conflicts with incompatible land uses can be avoided. - Ongoing ■ Amend ordinances that allow for variable density of residential uses to be mixed with commercial uses. - Q4-2016 	<ul style="list-style-type: none"> ■ Market Hillsdale as a great place to live
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Downtown Hillsdale			
Goals	Objectives	Action Steps	Complementary Actions/ Responsible Agency

<p><i>Strengthen the vitality of the downtown district</i></p>	<ul style="list-style-type: none"> ■ Concentrate on redevelopment and restoration of existing commercial areas rather than promoting new commercial development in fringe or strip areas. ■ Preserve the historic character of the downtown business district centered on a historic theme and architectural style most common in the area. ■ Enhance the unique qualities of the downtown business district by creating flexibility in zoning and land use. ■ Encourage the redevelopment and use of second and third floor buildings in the downtown business district to include residential and other uses. ■ Support continued rehabilitation of the Hillsdale County offices and the Post office within the downtown business district. ■ Support the downtown business district property owners with assistance for the review and improvement of the building façades. ■ Encourage alternate forms of transportation 	<ul style="list-style-type: none"> ■ Implement a form-based code overlay for the downtown district. – Q4-2016 ■ Amend Parking Ordinance to allow more on-street overnight parking – Q4-2015 ■ Create bike lanes along major streets. ■ Install bike racks in highly visible areas. 	<ul style="list-style-type: none"> ■ Continue and promote the TIFA façade program and restoration grants ■ Enforce existing code ■ Seek programs and grants for Blight Removal ■ Encourage non-profit involvement especially the arts ■ Obsolete Property Rehabilitation Abatement (OPRA) ■ Rental Rehabilitation Grants ■ Redevelopment Ready Communities Program (RRC) ■ TIFA Business incentive programs ■ Creation of Local Historic District
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City / College Connection			
Goals	Objectives	Action Steps	Complementary Actions/ Responsible Agency
<p><i>Strengthen the physical and community connection between Hillsdale College and the Downtown district while maintaining and restoring the historic character of the connecting corridor.</i></p>	<ul style="list-style-type: none"> ■ Support walkability along the City/College corridor streets. ■ Develop attractive and accessible connections at City/College corridor intersections. ■ Encourage maintenance and restoration of the historic commercial and residential integrity of transitional areas. ■ Encourage conversion and preservation of historic structures in transitional areas to professional office and street-level food, entertainment and other commercial uses. 	<ul style="list-style-type: none"> ■ Establish a bi-annual meeting between the City of Hillsdale Planning Commission and Hillsdale College representatives. – Q2-2015 ■ Zone for appropriate mixed-use in residential neighborhoods that encourages redevelopment, walkability and small business development. – Q3-2015 ■ Adopt form-based code and historic preservation tools. – Q3-2015 ■ Analyze & Recommend Neighborhoods for future Neighborhood Enterprise Zone (NEZ) – Q2-2016 	<ul style="list-style-type: none"> ■ Improve lighting and walkability along the corridor ■ Implement signage and way-finding to direct visitors ■ Eliminate blight from area

<p><i>Encourage redevelopment and conversion of residential structures and vacant property in predetermined areas.</i></p>	<ul style="list-style-type: none"> ■ Encourage physical renovation and rehabilitation of structures that are architecturally compatible with existing neighborhoods. ■ Encourage shared drives and off-street parking areas for office uses and develop Zoning Ordinance language that will provide necessary on-site parking areas or common shared off-street parking lots for staff of those facilities. 	<ul style="list-style-type: none"> ■ Adopt Form Based Zoning Ordinance. – Q3-2015 ■ Analyze & Recommend Neighborhoods for future Neighborhood Enterprise Zone (NEZ) – Q2-2016 ■ Amend Parking Ordinance to allow on-street parking for businesses. – Q4-2015 	<ul style="list-style-type: none"> ■ Promote and market area for future development
<p><i>Develop Hillsdale as an academic excellence center.</i></p>	<ul style="list-style-type: none"> ■ Encourage the expansion of multiple-post secondary educational options that address the needs of a variety of students. ■ Promote the wide range of primary and secondary educational options available in the area. ■ Encourage the development of academic and policy related organizations in the area. i.e. think tanks ■ Leverage rich culture of the community, availability of historic structures and the academic reputation of local institutions to attract related organizations. 	<ul style="list-style-type: none"> ■ Establish annual meeting time between the City of Hillsdale Planning Commission and Jackson College, Hillsdale College, HCISD, Hillsdale Community Schools, Hillsdale Prep., Will Carleton Academy and Hillsdale Academy. – Q3-2016 	<ul style="list-style-type: none"> ■ Market our many education opportunities from pre-School, to public, charter, private, junior college, beauty college, Hillsdale College, Jackson College, etc.

Brownfield / Industrial			
Goals	Objectives	Action Steps	Complementary Actions/ Responsible Agency
<p><i>Encourage commercial/residential, mixed-use redevelopment of abandoned industrial sites outside of industrial parks.</i></p>	<ul style="list-style-type: none"> ■ Redevelop existing abandoned industrial sites. 	<ul style="list-style-type: none"> ■ Support grant requests for Brownfield redevelopment support. - Ongoing 	<ul style="list-style-type: none"> ■ Research and write grants for blight elimination ■ Industrial Facilities Tax Exemption (IFT) ■ Local Development Financing Act (LDFA) ■ Brownfield Authority ■ Leverage high-speed internet infrastructure to attract technology related businesses. (EDC) ■ Support start-up businesses to locate in redeveloped sites. EDC)

Brownfield / Industrial			
Goals	Objectives	Action Steps	Complementary Actions/ Responsible Agency
<i>Support industrial development</i>	<ul style="list-style-type: none"> ■ Allow light industrial uses that provide economic benefit to the community and that do not result in negative consequences to bordering neighborhoods. ■ Provide high-quality business locations with existing essential infrastructure ■ Increase local employment opportunities 	<ul style="list-style-type: none"> ■ Monitor Zoning Ordinances to remain current with Industrial district needs and trends. – Ongoing 	<ul style="list-style-type: none"> ■ Partner with BPU to attract new business ■ Recertify industrial park locations

<p><i>Encourage the development of light, clean industry clustered in industrial parks that will diversify the local economy, provide a stable tax base and will protect the local environment from degradation.</i></p>	<ul style="list-style-type: none"> ■ Assure industrial uses have access to major thoroughfares and do not disrupt secondary and tertiary roadways. ■ Encourage industrial development in areas where soils are suitable and potential for groundwater contamination is minimized. 	<ul style="list-style-type: none"> ■ Encourage industrial development to locate in well planned locations where these uses can be clustered and assure a high degree of compatibility with surrounding land uses. – Ongoing ■ Encourage location of industrial uses where sufficient infrastructure can support these uses. - Ongoing ■ Buffer industrial uses from residential uses. - Ongoing ■ Favor uses that do not pollute the air, soil, water, or are offensive to neighboring land uses because of noise, sight, or odor. - Ongoing ■ Require appropriate landscaping of each new or expanding industrial site. – Q3-2015 	<ul style="list-style-type: none"> ■ Promote and find technology-based companies, especially data storage
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Commercial Development			
Goals	Objectives	Action Steps	Complementary Actions/ Responsible Agency
<p><i>Encourage the development of commercial uses to support the needs of the City of Hillsdale and surrounding area that will provide convenient shopping and related services to area residents and assure compatibility of commercial areas with other areas.</i></p>	<ul style="list-style-type: none"> ■ Encourage clustered commercial development rather than sprawl or strip developments. ■ Locate commercial establishments so that they are accessible to efficient transportation systems. ■ Locate commercial uses so as to avoid incompatible adjacent uses. ■ Promote commercial activities in areas easily accessible to the area's residents. ■ Encourage diversification in the type of commercial and business establishments in order to meet a greater range of citizen needs. ■ Develop commercial business that promote dollars to be spent locally rather than force residents to spend dollars outside the area. ■ Preserve the architectural integrity of older commercial areas when being redeveloped or restored. 	<ul style="list-style-type: none"> ■ Provide zoning requirements for greater green space and landscaping. – Q3-2015 ■ Establish zoning ordinance safeguards to minimize the negative impacts of commercial activities on roads, adjacent land uses and the environment. ■ Evaluate Form Based Zoning ordinances that encourage historic preservation in commercial areas. – Q3-2016 ■ Encourage B-1 zones on major streets in residential areas 	<ul style="list-style-type: none"> ■ Encourage and invite niche entrepreneurs to the area ■ Commercial Rehabilitation Exemption (CRE)

M-99 Gateway			
Goals	Objectives	Action Steps	Complementary Actions/ Responsible Agency
<p><i>Promote the redevelopment of the M-99 commercial corridor to provide necessary commercial services, promote economic development and serve as an attractive gateway to the City.</i></p>	<ul style="list-style-type: none"> ■ Encourage walkability and limit the number of automobile access points in M-99 redevelopment projects. ■ Encourage a uniform streetscape and the development of an attractive gateway to the community. ■ Encourage pedestrian and bike traffic. 	<ul style="list-style-type: none"> ■ Plan for and encourage a uniform streetscape for the M-99 corridor. – Q1-2018 ■ Align land use policy to economic development plans. – Ongoing ■ Incorporate bike lanes along M-99. 	<ul style="list-style-type: none"> ■ New signage ■ Remove blight ■ Support Fairgrounds restoration ■ Create cohesive historic theme from north to south

Region 2 Planning Commission

Serving Hillsdale, Jackson and Lenawee Counties

To: Region 2 Planning Commissioners
Municipal & County Planning Commissioners in Hillsdale County
Hillsdale County Economic Development Partnership & Other Interested Parties

From: Grant E. Bauman, R2PC Principal Planner

Date: March 3, 2020

Subject: **Hillsdale County | Existing Land Use Patterns
& Major Community Facilities**

A goal (and associated strategies and actions) of the 2017-2021 edition of the *Region 2 Planning Commission Comprehensive Economic Development Strategy (CEDS)* is the identification and mapping of cultural and recreational resources (see the inset).

A first step in identifying major community facilities (i.e., cultural and recreational resources) is to map existing land use patterns utilizing property assessment categories (i.e., existing land use). Many cultural and recreational resources have an exempt status, making them easier to identify. It was further noted that the property assessment data can also be utilized by counties and municipalities as they create economical and up-to-date existing land use maps for inclusion in master plans and other planning documents. This memo provides information on existing land use patterns and cultural and recreational resources found in Hillsdale County. Separate reports are also available for the counties of Jackson and Lenawee as well as the entire three-county Region 2 Area.

Goal #2 of the *Comprehensive Economic Development Strategy (CEDS)* is:

- ***Provide opportunities to support globally competitive business environment strategies***

Strategy C, designed to accomplish the goal, is:

- ***Identify and map unique cultural and regional recreational resources which add to quality of life and placemaking, thereby aiding economic development, including, but not limited to, arts and cultural institutions, agriculture, parks, trails, and other recreation facilities, and natural resources***

And Action #3, designed to fulfill the strategy, is:

- ***The mapping of cultural and recreational resources***

Caveats

Before describing the land use pattern found in Hillsdale County, it is important to recognize some limitations to the data:

- Some portions of the county were not assessed. Consequently, most of the acreage utilized for roads, other rights-of-way, and some large lakes were not included in the analysis.
- Some of the acreage contained in the commercial assessment category would normally be included in other land use categories. For example, recreational businesses would likely be included in an institutional land use category and apartment complexes would be included in a residential land use category.
- A small number of properties and assessed acres were not associated with a traditional land use category.
- Finally, residential, commercial, and industrial land uses are normally described by their character and/or density (e.g., single-family vs multiple-family residential, local/general vs highway service commercial, light vs heavy industrial, etc.). That was not possible using assessment data.
- It should also be noted that the GIS (Geographic Information System) parcel layers, which include property assessment information, were provided by:
 - the Hillsdale County Equalization and Land Information/GIS Department.

Property Assessment Patterns

Recognizing the caveats listed above, the property assessment patterns found throughout Hillsdale County can be described as follows:

- Agricultural uses comprised approximately 72% of assessed acreage (see Figures 1 & 2).
Farmland was found in every township as well as many cities and villages (see Figure 2).
- Residential uses were attributed to approximately 24% of assessed acreage (see Figures 1 & 3). R2PC staff also subdivided the category into subcategories based upon lot size:
 - Compact residential uses (i.e., lots <5 acres) comprised approximately 4.5% of assessed acreage.

Compact residential uses were found in every municipality but were concentrated primarily in and around cities and villages (unincorporated as well as incorporated), around lakes, and/or along major road corridors (see Figure 3).

Property Assessment	
Agricultural	72.5%
Residential	24.1%
Commercial	0.9%
Industrial	0.6%
Exempt	1.8%
Other	0.0%
	100%

- Large-lot residential uses accounted for approximately 19.5% of assessed acreage.

Large-lot residential uses were found in every municipality (see Figure 3). It should be noted that residential uses on lots of at least 40 acres accounted for approximately 5% of assessed acreage.

- Commercial uses were attributed to approximately 1% of assessed acreage (see Figures 1 & 4).

Commercial uses (e.g., stores, restaurants, offices, etc.) were found in every municipality, but tend to predominate in and around cities and villages (unincorporated as well as incorporated), near some lakes, and/or along major road corridors (see Figure 4).

- Industrial uses accounted for approximately 0.5% of assessed acreage (see Figures 1 & 4).

Industrial uses were found in most municipalities, but tend to predominate in the vicinity of cities and villages (unincorporated as well as incorporated), and/or along major road corridors (see Figure 4).

- Approximately 2% of the assessed acreage comprised various types of exempt uses (see Figures 1 & 5).

Exempt uses (e.g., churches, college and university campuses, parks and recreation facilities, etc.) were found in every municipality (see Figure 5).

Existing Land Use Patterns

Based upon the property assessments listed above, the land use patterns found in Hillsdale County can be described as follows (see Figure 6):

- Low-intensive development accounted for approximately 19% of assessed acreage.

Low-intensive development (i.e., residentially assessed properties ≥5 acres) was found in every municipality.

Existing Land Use	
Low-Intensive Development	19.5%
High-Intensive Development	6%
Institutions	2%

- High-intensive development comprised approximately 6% of assessed acreage (see Figure 6).

High-intensive development (i.e., residentially assessed lots <5 acres, and commercially and industrially assessed lots) were found in every municipality but were concentrated primarily in the vicinity of cities and villages (unincorporated as well as incorporated), around lakes, and/or along major road corridors (see Figure 6).

- Approximately 2% of assessed acreage could be attributed to various types of noncommercial institutional uses.

Institutions (e.g., college and university campuses, parks and recreation facilities, etc.) were found in every municipality (see Figure 6).

Major Community Facilities

The mapping of land use patterns—and further analysis of property assessment/parcel data and various online resources—made it relatively easy to identify major community facilities in Hillsdale County (see Figure 7), including the following (keyed to the map):

Municipal & County Parks

1. Fields of Dreams | *City of Hillsdale*
2. Hillsdale County Fairgrounds
3. Louis Emery Park | *Hillsdale County*
4. McCourtie Park | *venue for pedestrian bridges made to look like wood (i.e., ‘trabajo rustico’ or ‘rough work’) (Somerset Township)*
5. Wright Street Park | *City of Jonesville*

State Parks & Private Nature Preserves

6. Adams Township State Game Area
7. Lost Nation State Game Area
8. Michigan Nature Association
9. Somerset State Game Area

Private Recreation Facilities

10. Gateway Park Campground
11. Hillsdale Golf and Country Club
12. Kimball Camp | *YMCA Nature Center*
13. Marble Springs Campground
14. Michindoh Conference Center | *Christian camp and conference center*
15. Mill Race Golf Course
16. Moscow Maples RV Park
17. Pioneer Scout Res., Camp Frontier | *Erie Shores Council, Scouts BSA*
18. St. Francis Camp on the Lake | *Int. Order of Alhambra camp for the develop. disabled*
19. Six Lakes Campground
20. Somerset Beach Campground | *Free Methodist Church of North America*
21. Sugarbush Campground
22. Way-Back-In Campground
23. White Oaks Golf Course

Regional Trails & Scenic Railroads

24. North Country Trail

Hospital Campuses

25. Hillsdale Hospital

Jails & Prisons

26. Hillsdale County Jail

College & University Campuses

27. Hillsdale College

Slayton Arboretum | Dow Conference Center & Hotel | John & Dede Howard Music Hall | Sage Center for the Arts | Hillsdale College Chargers (men's & women's sports teams)

28. Jackson College | *LeTarte Center*

Airports

29. Hillsdale Municipal Airport

Landfills & Transfer Stations

30. Jefferson Township | *Transfer Station*

31. Republic | *Transfer Station*

Figure 1

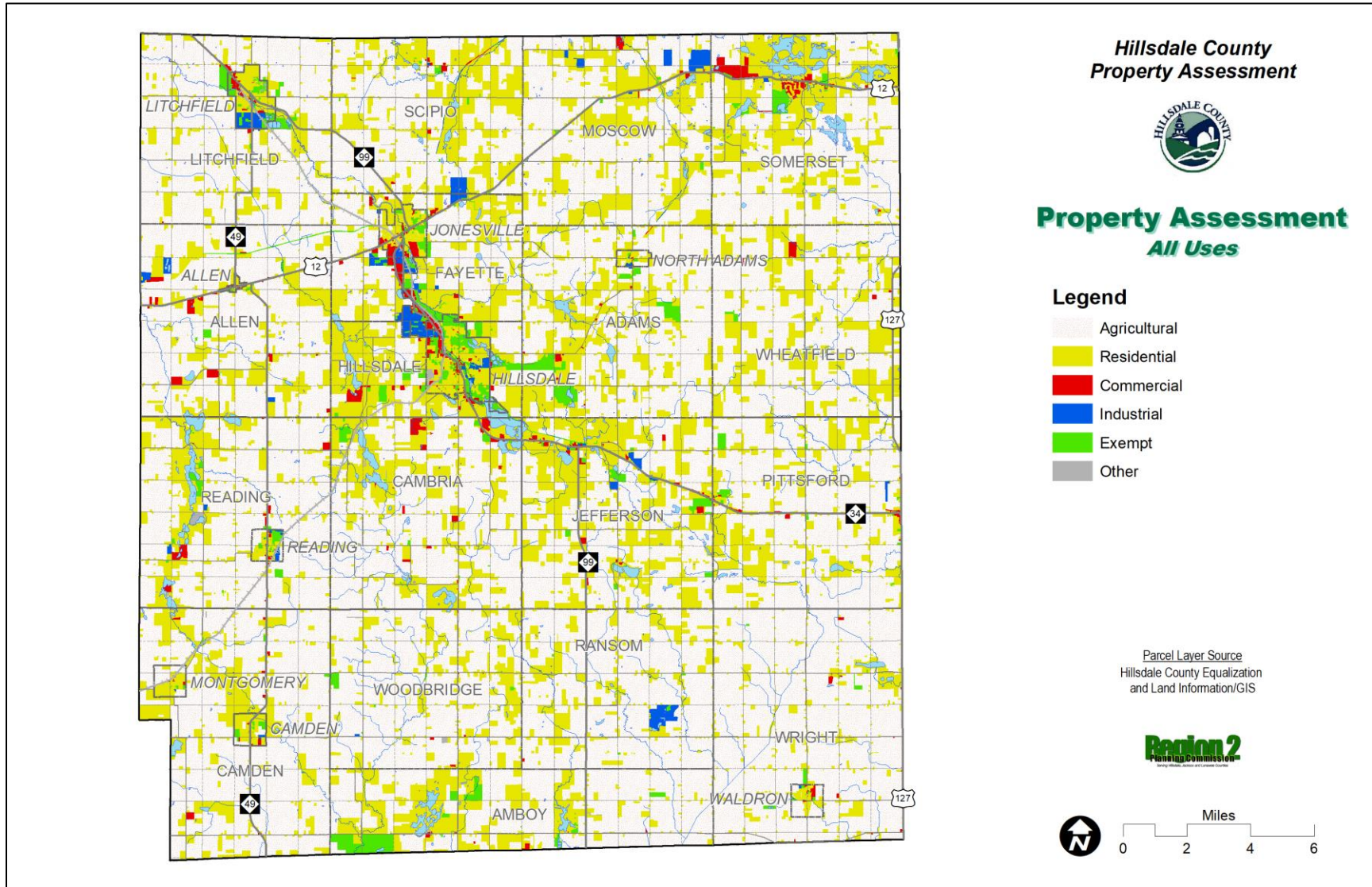


Figure 2

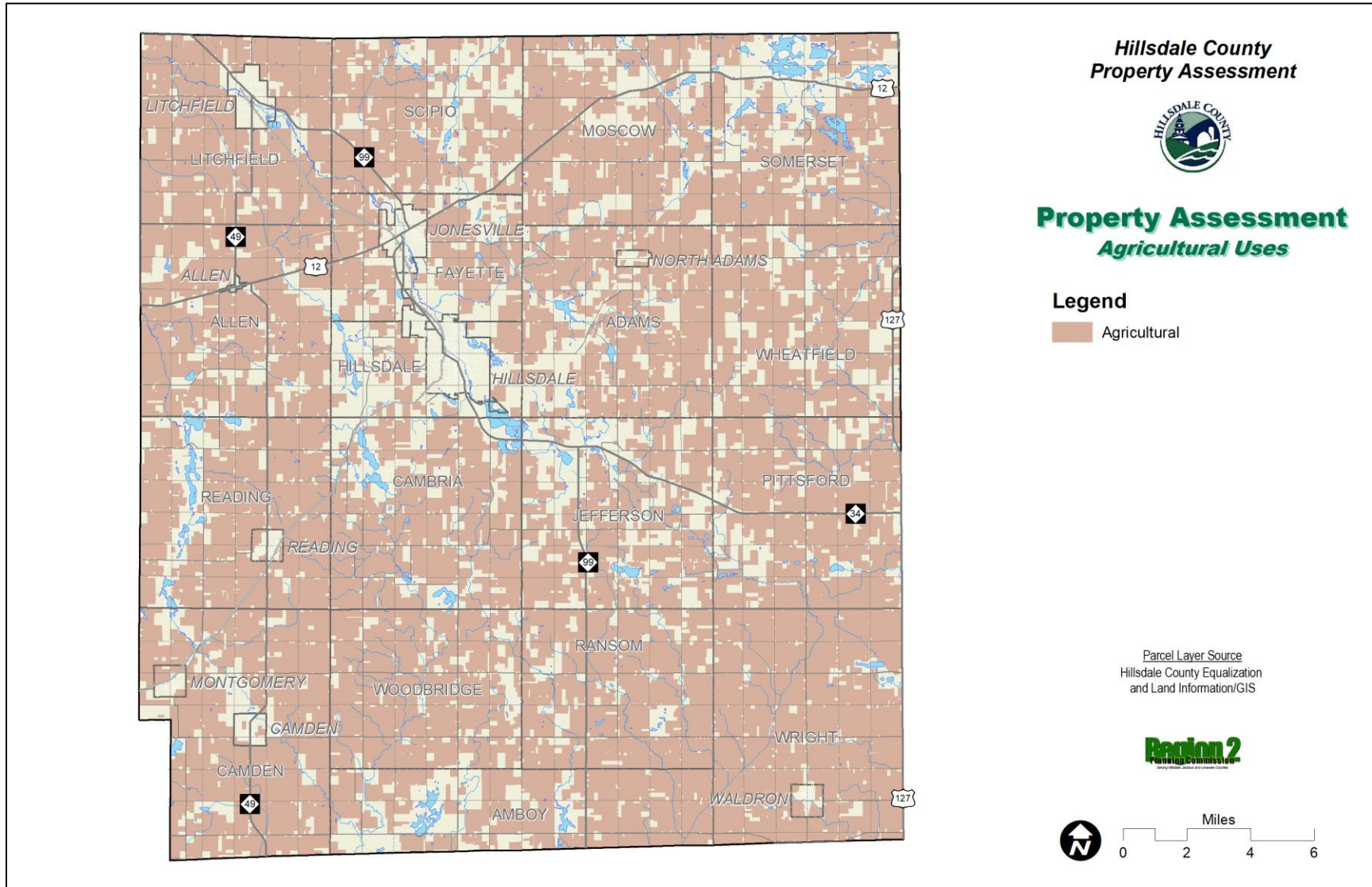


Figure 3

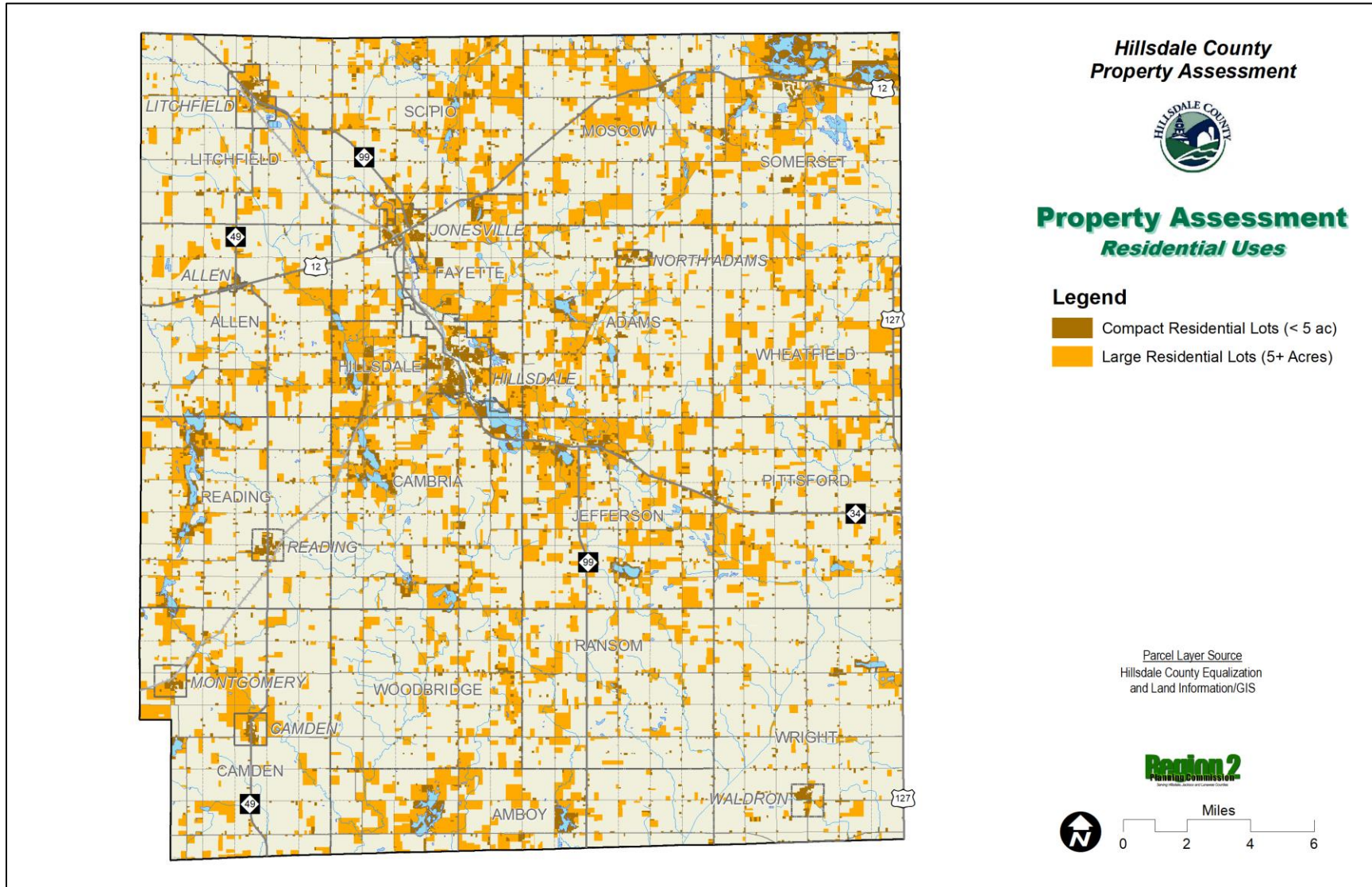


Figure 4

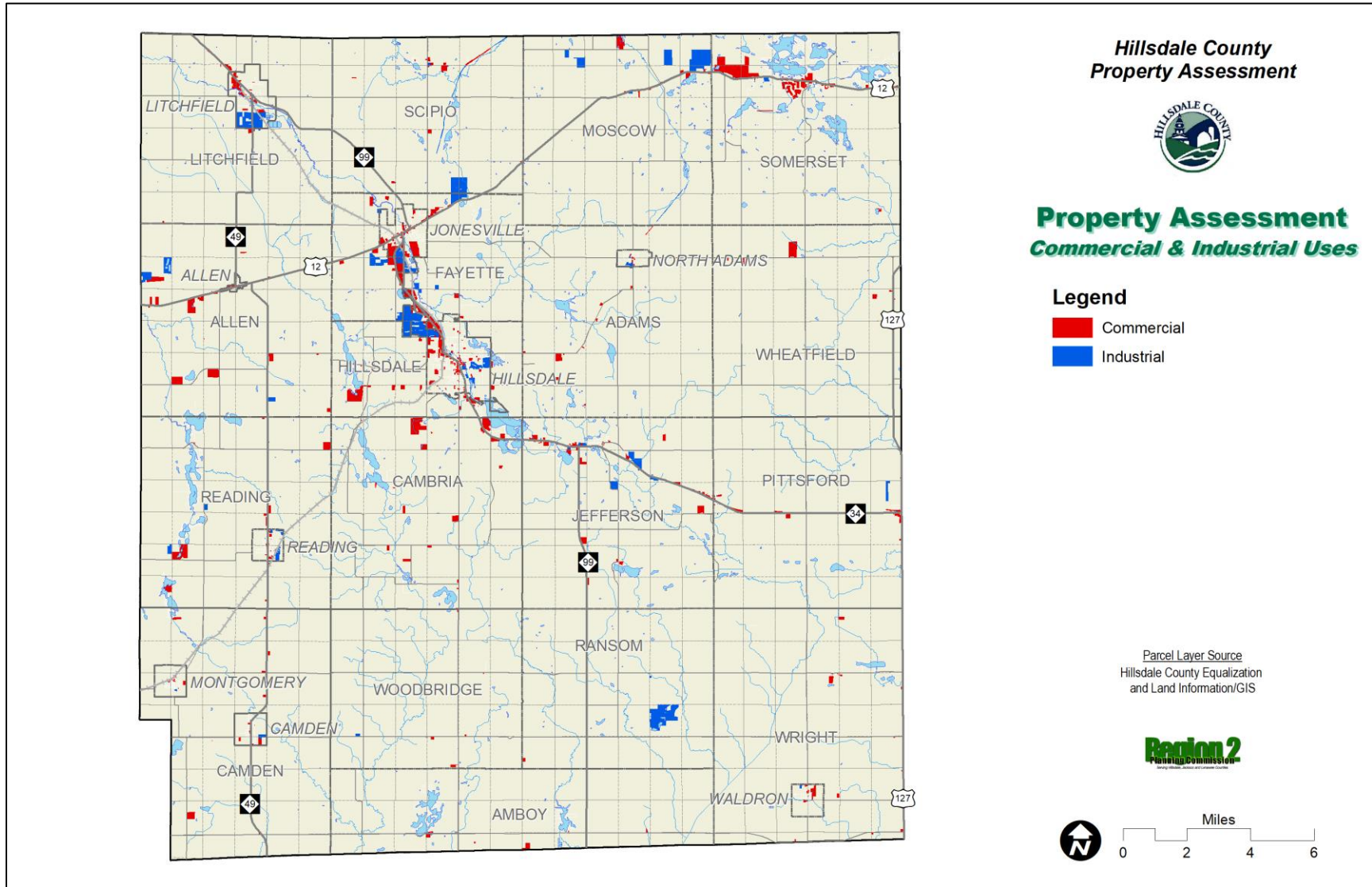


Figure 5

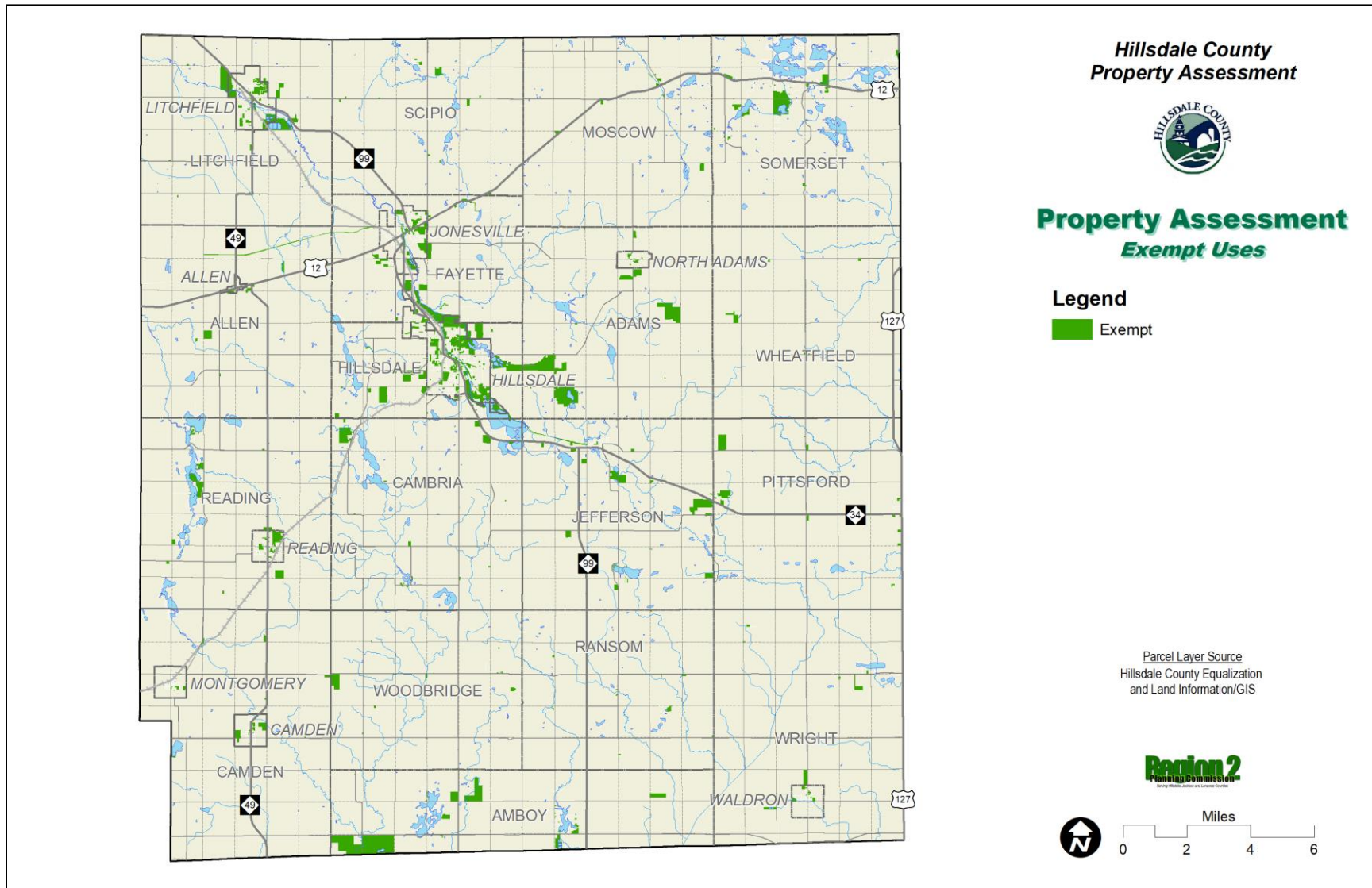


Figure 6

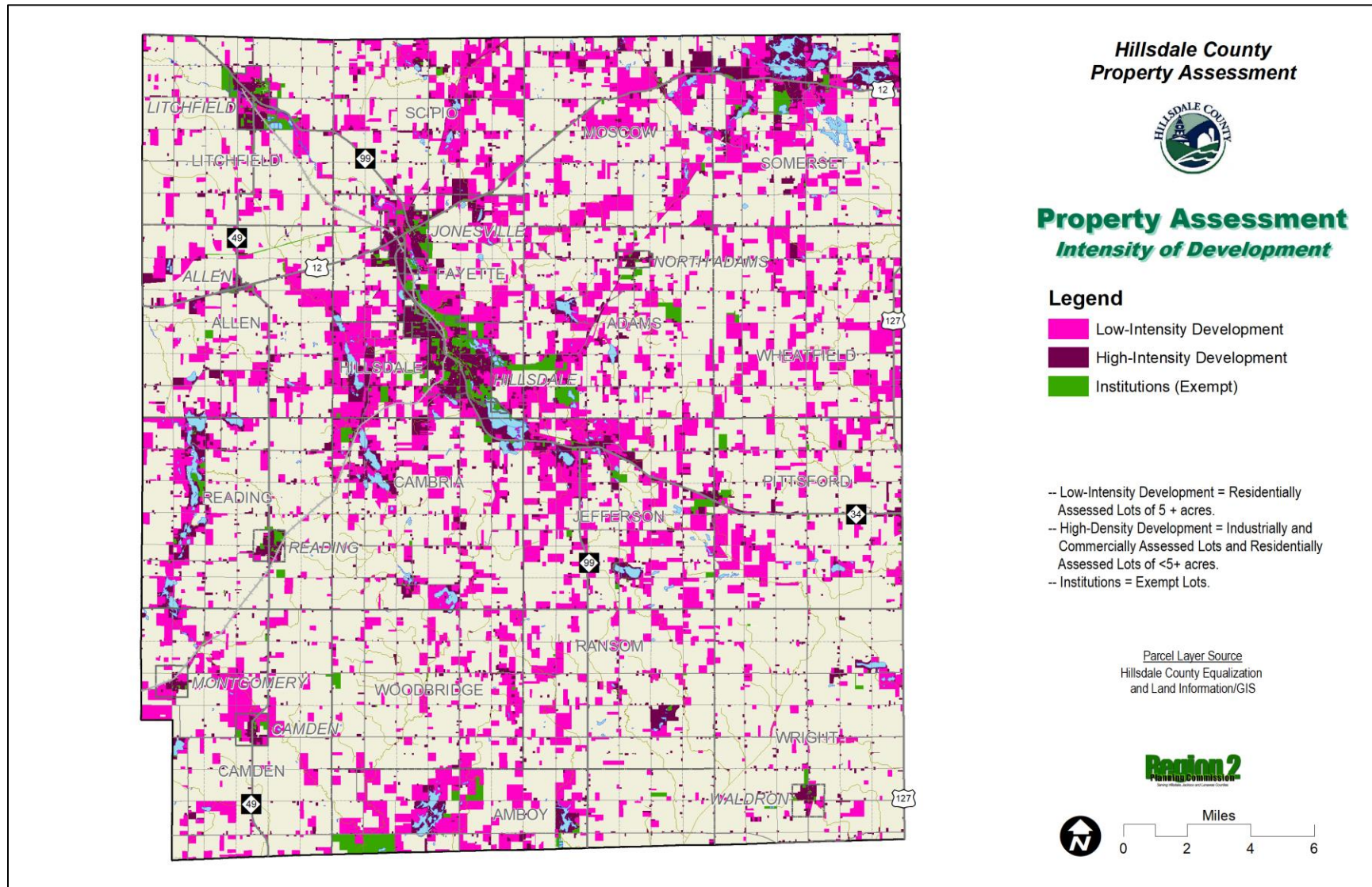


Figure 7

