

The Industrial Analysis presented earlier in this plan identified concerns about the type of industrial development that would be considered appropriate in the Township. The analysis identified concerns about the impacts of some types of Aheavy@ industrial uses. Emphasis is placed on seeking clean Alight@ industrial uses, including research/testing, prototype development, and similar quasi-industrial uses, even in areas that are zoned for general industrial use.

The Future Land Use Map proposes construction of a new industrial collector road to serve the Grand River industrial district. This road is planned to extend from South Hill Road, approximately one half mile south of Grand River Avenue, northwest to a point of intersection with the New Hudson ring road.

A small industrial district exists along Griswold Road, generally between Nine and Ten Mile Roads. Some existing development in this district generates negative off-site impacts because it is unsightly, it is sometimes noisy, and it generates a lot of truck traffic. There is some concern that certain uses have caused environmental degradation, particularly soil and groundwater pollution. Certain industrial uses are not compatible with the surrounding residential development. Consequently, the boundaries of the Griswold Road industrial district do not extend farther than the limits of existing industrial operations on the Future Land Use Map. A long term goal is to seek a transition to more compatible Alight@ industrial uses in the Griswold Road industrial district.

Public Uses

Public uses include the Township municipal center, fire stations, Township-owned cemeteries, parks, schools, the Township library, and the New Hudson post office. Public uses occupy 1,605.8 acres, or about 7.9 percent of the land.

The need for additional public lands is addressed in detail in the **Community Facilities and Recreation** chapters of this plan. Within the next 10 years library expansion must be addressed. The recommended library size for a community the size of Lyon Township is almost 20,000 square feet. Regardless of the standards, it is clear that expansion will be needed to accommodate the increased demand for information and technological services.

Expansion or replacement of the New Hudson post office is a short-term need, perhaps within the next 5 years. It is of utmost importance that Lyon Township make every effort to retain the post office in New Hudson. It is a vital component in the Lyon Center Vision Plan.

Sufficient land for new schools has been acquired to satisfy needs within the next 10 to 20 years. Land has been set aside for a new middle school adjacent to Hardy Elementary School on the north side of Ten Mile Road in the Woodwind Planned Development. South Lyon East High School was recently built on a 40-acre site located at the northwest corner of the Johns Road/Ten Mile Road intersection. Land has been acquired for a new elementary school in the Elkow Farms Planned Development, at the northwest corner of the Eleven Mile Road/Spaulding Road intersection.

The **Recreation** chapter of this plan emphasized continued development of the main Community Park and use of Township-owned property at Lake Angela, but it also identifies opportunities to acquire lakefront park land at a reclaimed gravel mine on the east side of the Township and to acquire rural open space in an effort to preserve the Township's rural character.

Two additional recreation opportunities exist in areas shown as Public on the Future Land Use Map:

1. On land acquired at the corner of 11 Mile and Milford Roads, as part of the Elkow Farms Planned Development. As noted in the Recreation Chapter, this would be an ideal location for a neighborhood park.
2. On a small triangular parcel of land located at the intersection of Milford Road with the Huron Valley Trail. This parcel, which measures under an acre, could be developed into a trailside park.

Transportation

Transportation corridors, including roads, highways and railroads, occupy 1,152.1 acres, or 5.6 percent of the total land area. The New Hudson Airport occupies another 78 acres. The **Transportation Analysis** describes needed transportation improvements in detail. Specific road improvements outlined in the **Transportation Analysis** include:

- Continually seek improvements to the roads that are the backbone of the Township's road network: Pontiac Trail, Milford Road, Grand River Avenue, and Ten Mile Road.
- Upgrade the Kent Lake Road/Grand River Avenue/I-96 intersection.
- Upgrade high accident intersections as noted in the Transportation chapter.
- Complete the ring road around New Hudson, consistent with the New Hudson master plan.
- Improve the gravel road maintenance program.
- Pave key road segments, such as Martindale Road, between Grand River Avenue and Pontiac Trail; Old Plank Road, between Grand River and Pontiac Trail; and, Napier Road, from Nine Mile Road to Twelve Mile Road.