Docket # 15-Ap.-03

Dear Board Members.

I write this request wearing three Hats 1. the realtor for the properties 2. The project manager 3. a 40 year resident of Lapeer county, living in both the city & the twp. So I think that I bring a broad view to this request.

It is logical to grant the request for the following reasons.

This project is located on a major highway where the average speed is 55 mph+. It would be a pipe dream to think that this is in any way a residential district.

The project that we are undertaking would not only bring in a great tax base but would also bring in 150 to 325 new jobs. and these are not just minimum wage. There would be area's of employment in acess of 100K+.

Lapeer needs this type of growth and business's that offer job stability

STATE BOUNDARY COMMISSION
MAR 14 2016 '15 AP 03
Dept. of Licensing & Regulatory Affairs
FILED

Lapeer twp. can not do this they cannot offer the services that are needed, sewer, water and one area that was not discussed, Police Protection!! They have one officer. Last year we had an automobile break in at our parking lot. (2214 S. Lapeer Rd) it took 55 min. for a response!

I hope that the parties share my views and grant our request for annexation. I would also hope that a study could be done to bring forth the future annexation of all properties north of I-69 fronting on M-24, also be brought into the City so that a plan can be implemented.

Very Truly Yours

Peter W. Lucia

Resident of City [redacted]

assoc. broker Lapeer, mi.

Project manager

Dept. of Licensing & Regulatory Affairs
FILED
MAR 14 2016 '15 AP 0 3
STATE BOUNDARY COMMISSION

Docket # 15-AP-03

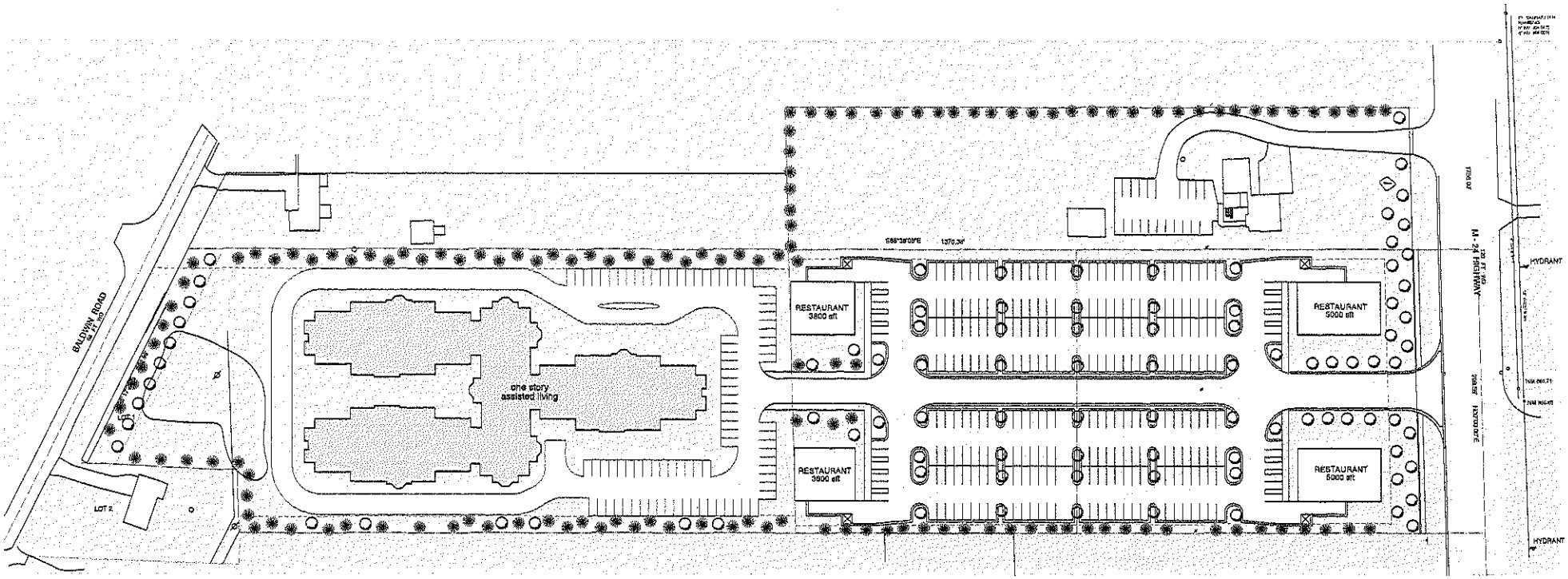
Dear Commission

Please excuse the long hand. Computer Crashed so no word processing. Enclosed is a plan which we have approved and submitted to the City of Lapeer for consideration. Of course it would have to be approved by the planning Commission. But hopfully it demonstrates our desire to be good neighbors.

Dept. of Licensing & Regulatory Affairs
FILED
MAR 14 2016 '15 AP 03
STATE BOUNDARY COMMISSION

thank you

Peter W. Lucia, Project Mgr.



N

PROPOSED SITE PLAN

0 20 40 60 80 100 FT

Dept. of Licensing & Regulatory Affairs
FILED

MAR 1 4 2016 '15 AP 0 3

STATE BOUNDARY COMMISSION

Lapeer Assisted Living

Lapeer, Michigan

site plan

DRAWN BY: JW

APPROVED BY: JL

JOB NUMBER 3503

SHEET NUMBER A-1.0

© copyright 2015 / edmund london & associates, inc. / all rights reserved