

**AGENDA**  
**CASCADE CHARTER TOWNSHIP PLANNING COMMISSION**  
**MONDAY, August 4, 2025**  
**6:00PM**  
**CASCADE FIRE STATION 1**  
**2865 THORNHILLS AVE SE**

*Public may access the meeting via video conference software Zoom*

Webinar ID: 860 8654 9700

<https://us02web.zoom.us/j/86086549700>

- ARTICLE 1. Call the meeting to order. Record the attendance.
- ARTICLE 2. Pledge of Allegiance to the Flag
- ARTICLE 3. Approve the current Agenda
- ARTICLE 4. Disclose any Conflict of Interest
- ARTICLE 5. Approve the Minutes of the July 7, 2025, Meeting
- ARTICLE 6. Acknowledge visitors and those wishing to speak.  
(Comments are limited to five minutes per speaker)
- ARTICLE 7. Case #25-3893 – Public Hearing  
Applicant: Carrie Borchers & Dan Wilder  
Address: 8751 Cascade Rd. SE  
Parcel Number: 41-19-23-400-009  
Requested Action: Request for a Type I Special Use Permit for an accessory building in the front yard per Section 17.03.1.b. of the Zoning Ordinance.
- ARTICLE 8. Acknowledge visitors and those wishing to speak.  
(Comments are limited to five minutes per speaker)
- ARTICLE 9. Other Business
- ARTICLE 10. Adjourn

**CASCADE CHARTER TOWNSHIP**

**PLANNING COMMISSION**

**MONDAY, August 4, 2025  
6:00 PM**

**ARTICLE 5.**

**Approve the Minutes of the July 7, 2025 Meeting**

**MINUTES**  
**CASCADE CHARTER TOWNSHIP PLANNING COMMISSION**  
**MONDAY, July 7, 2025**  
**6:00PM**  
**2870 JACKSMITH AVE SE**

- ARTICLE 1.** Chairman Rowland called the meeting to order at 6:00 pm.  
Members Present: Rowland, Madiol, Korstange, Cribbs, Kraemer  
Members Absent: None  
Others Present: Community Planning and Development Director Andrea Hendrick, Legal Counsel Leslie Abdo of Foster Swift, Planning Assistant Nick Govan and others listed on the sign-in sheet.
- ARTICLE 2. Pledge of Allegiance to the Flag**
- ARTICLE 3. Approve the current Agenda**  
**Motion was made by Vice Chair Kraemer to approve the Agenda. Supported by Treasurer Korstange. Motion carried unanimously.**
- ARTICLE 4. Disclose any Conflict of Interest**  
There were no conflicts of interest.
- ARTICLE 5. Approve the Minutes of the June 16, 2025, Meeting**  
**Motion was made by Vice Chair Kraemer to approve the June 16, 2025 Meeting minutes. Supported by Treasurer Korstange. Motion carried unanimously.**
- ARTICLE 6. Acknowledge visitors and those wishing to speak.**  
There was no one wishing to speak.
- ARTICLE 7. Case #25-3890 – Public Hearing**  
**Applicant: Jonathan Durell, High Ridge Condominiums**  
**Property Address Number: 5178 Burton St. SE**  
**Parcel Number: 41-19-07-326-002**  
**Requested Action:** Text-Amendment to add the property at 5178 Burton St. SE to PUD-27, High Ridge Condominiums.
- Community Planning & Development Director Hendrick presented the case as a procedural matter involving a small landlocked parcel on Burton Street. She noted the parcel is completely surrounded by I-96 to the west, High Ridge Condominium Association to the north, and a parking lot with a utility easement for Consumers Energy to the east. The parcel historically contained a well that was used by the High Ridge Condominium Association. After being sold, the association bought it back but found it legally difficult to add the land directly to the condo association. The easiest solution was to include it in the planned unit development to clarify its connection to High Ridge without additional development, as the PUD already has the maximum number of units established. Treasurer Korstange sought clarification on the location, identifying it as being past Spaulding on the left side when traveling down Burton toward the west. Director Hendrick confirmed the location and noted the parcel is on the south side of High Ridge condominiums, behind Holiday Inn Express, with an existing 8x8 foot pump house remaining on the property.

The applicant, representing the High Ridge Condominium Association, was not present.

**Motion was made by Treasurer Korstange to open public hearing. Supported by Vice Chair Kraemer.  
Motion carried unanimously.**

There was no one wishing to speak.

**Motion was made by Chairman Rowland to close public hearing. Supported by Treasurer Korstange.  
Motion carried unanimously.**

**Motion was made by Treasurer Korstange to recommend approval of case Number 25-3890, a rezoning request of 5178 Burton Street SE from R-1 to PUD-27.  
Supported by Vice Chair Kraemer.  
Motion carried unanimously.**

**ARTICLE 8.**

**Case #25-3888**

**Applicant: Rishi Makkar**

**Property Address Number: 6859 Cascade Rd. SE**

**Parcel Number: 41-19-09-451-023**

**Requested Action:** Request for Site Plan Approval for a new retail building to replace the existing retail structure at 6859 Cascade Rd. SE.

Director Hendrick presented the request to rebuild the current liquor store at 6859 Cascade Road. The existing store will be expanded from approximately 4,000 square feet to over 8,000 square feet. She noted the applicant had volunteered to have their application reviewed under the proposed form-based code that will govern the village area, specifically Chapter 8 of the new zoning ordinance. The project went through the Village Design Review Committee process with design standards and architectural elements for the Main Street building-type.

Director Hendrick noted three elements requiring Planning Commission decision. The first involves facade window transparency requirements, as the ordinance requires 70% transparency for buildings fronting Orange Ave and Cascade Rd. The applicant had difficulty meeting this requirement on Orange Street due to interior design, so they provided spandrel glass instead of transparent windows for approximately half the windows on that side. The second element concerned wood grain composite trim material, which is not technically allowed for the Main Street building-type but may meet design requirements, and the applicant brought material samples for review. The third element required upcast lighting approval, as the ordinance typically requires downcast lighting, but the applicant proposes decorative wall pack lighting that shoots up and down to provide appropriate facade lighting.

Treasurer Korstange expressed concerns about the northeast elevation, noting she thought certain sections were supposed to be windows rather than brick veneer. She explained that in previous Village Design Review Committee meetings she believed those sections were presented as windows but acknowledged she had not attended the most recent meeting. Chairman Rowland confirmed these elements were discussed and approved at the last meeting due to cost savings and practical considerations, as those areas would house coolers and shelving. Director

Hendrick clarified this was the parking lot side with different transparency requirements.

Regarding lighting, Director Hendrick explained the site has historically been too dark and requires at least 0.5 foot candles throughout the parking lot. The upcast lighting helps meet these requirements while providing appropriate facade lighting for the village design.

Rishi Makkar, the applicant and owner of International Beverage, addressed the Commission. He shared his connection to the community, having graduated from Forest Hills Central and raised his family in Cascade. He emphasized wanting the building to be something the township could be proud of and committed to accommodating all requests made during the design process.

Member Madiol asked if the business plans to be open during the construction. Mr. Makkar confirmed they plan to remain open during construction, maintaining approximately 70-80% service by shifting inventory to accommodate customers.

When questioned about the materials for the exterior, the applicant presented material samples including brick specimens in two tones and explained that a wood grain composite would be a solid color rather than having wood patterns.

Treasurer Korstange noted this would be the first building under the draft version of the new form-based code and emphasized the importance of getting it right as an example for future developments. She praised the applicant's long-term community involvement and willingness to invest in enhancing the community.

Discussion focused on the composite trim material, lighting design, and overall building appearance. Members expressed satisfaction with the design and materials, noting the significant upgrade from the existing structure.

**Motion was made by Treasurer Korstange to approve Case Number 25-3888, the Site Plan Review for 6859 Cascade Rd, with the following provisions:**

- 1. The spandrel windows on the southeast façade of the building are sufficient to meet the spirit of the Form-Based Code. The 70% transparency requirement is waved.**
- 2. The material provided on the submitted elevations, including the wood grain composite trim, is deemed acceptable material for the Village.**
- 3. The proposed uplighting is approved.**

**Furthermore, the following conditions shall be placed on approval:**

- 1. The VLT levels of the windows be approved by the Planning Department in advance of a building permit.**
- 2. All lighting on site shall be calculated in the photometric and reviewed and approved by the Planning Director.**
- 3. Lighting levels meet the requirements of Article 12.**
- 4. The site shall be connected to water and sewer in compliance with Chapter 313 of the Cascade General Code.**
- 5. An updated Storm Water & Sewer Maintenance Plan be recorded and provided to the township.**

**Supported by Member Madiol.**

**Motion carried unanimously.**

**ARTICLE 9. Acknowledge visitors and those wishing to speak.**

There was no one wishing to speak.

**ARTICLE 10. Other Business**

Chairman Rowland noted he and Treasurer Korstange would not be present for the July 21st meeting, expressing concerns about the planned public hearing for the zoning ordinance without Planning Commission subcommittee members present to answer public questions and provide feedback.

Treasurer Korstange emphasized the importance of having subcommittee members available to respond to public comments, as residents deserve feedback and explanations about decisions made during the process.

The Commission discussed rescheduling options, noting quorum issues for the August 4th meeting as well. Legal Counsel confirmed adequate time for proper notice if the public hearing were moved to August 18th.

Treasurer Korstange noted the benefits of additional time between Planning Commission and Board public hearings, allowing more time for review and proper packet preparation.

**Motion was made by Chairman Rowland to move the Zoning Ordinance public hearing from July 21 to August 18. Supported by Member Madiol. Motion carried unanimously.**

**ARTICLE 11. Adjourn**

Respectfully submitted,

Andrea Hendrick, Community Planning and Development Director, Recording Secretary

# CASCADE CHARTER TOWNSHIP

## PLANNING COMMISSION

**MONDAY, August 4, 2025  
6:00 PM**

### **ARTICLE 7.**

#### **Case #25-3893 – Public Hearing**

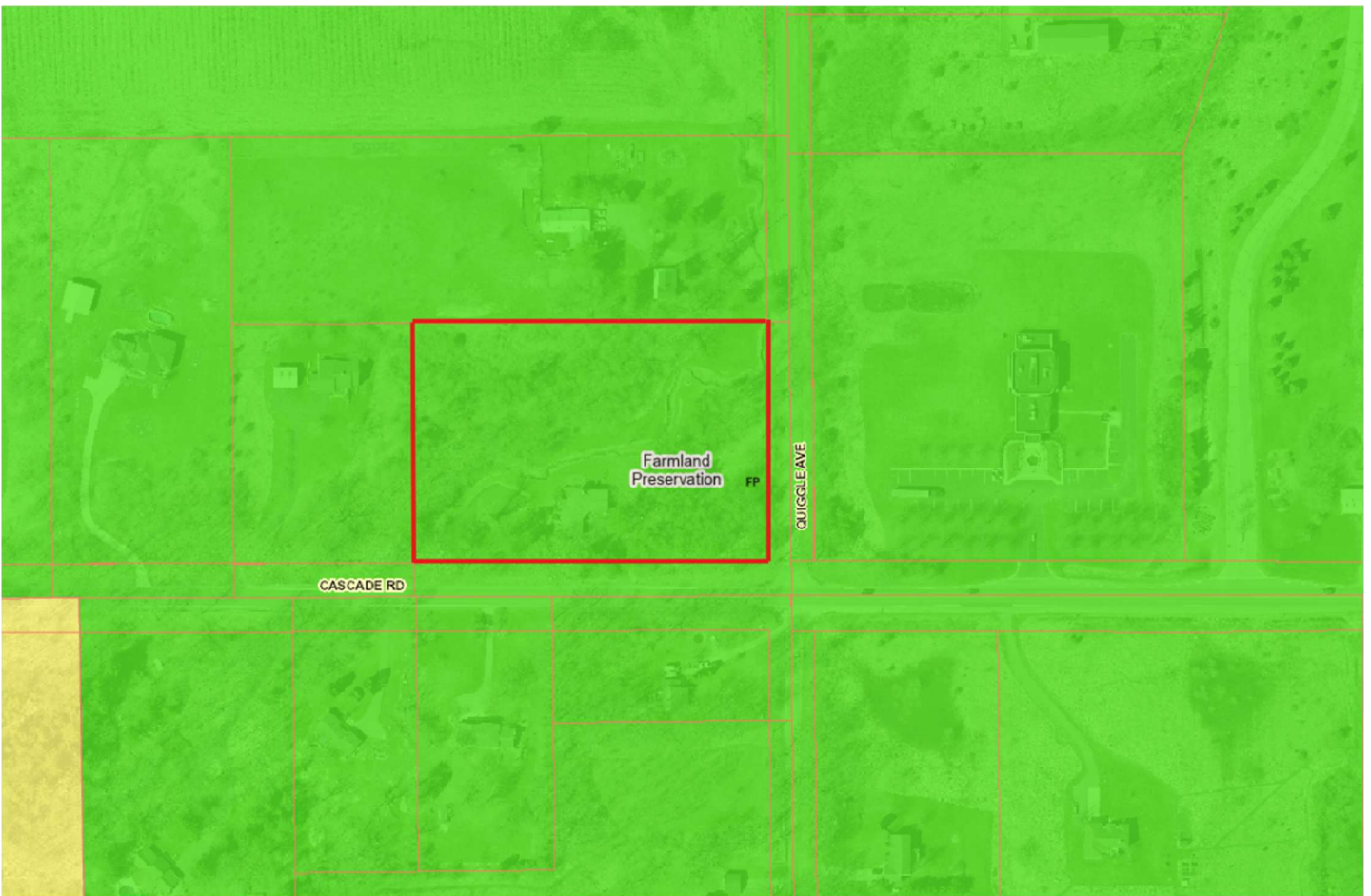
**Applicant:** Carrie Borchers & Dan Wilder

**Property Address:** 8751 Cascade Rd. SE

**Parcel Number:** 41-19-23-400-009

**Requested Action:** Request for a Type I Special Use Permit  
for an accessory building in the front yard per  
Section 17.03.1.b. of the Zoning Ordinance.

# Parcel & Zoning Map





# CASCADE CHARTER TOWNSHIP

5920 Tahoe Drive SE • Grand Rapids, MI 49546

## PLANNING DEPARTMENT STAFF REPORT

STAFF REPORT: Case #25-3893  
REPORT DATE: August 30, 2025  
PREPARED FOR: Cascade Charter Township Planning Commission  
MEETING DATE: August 4, 2025  
PREPARED BY: Ryan Sennett, Zoning Administrator

### APPLICATION SUMMARY:

APPLICANT: Applicant: Carrie Borchers & Dan Wilder  
Property Owner: Carrie Borchers & Dan Wilder

ADDRESS: 8751 Cascade Rd. SE

PARCEL NUMBER: 41-19-23-400-009

REQUESTED ACTION: Seeking a Type I Special Use permit to locate an accessory building in the front yard.

REQUIREMENTS: Section 4.08.3 Accessory Structures in the front yard  
Section 17.03.1 Type I Special Use Permit

EXISTING ZONING: FP- Farmland Preservation Zone District

GENERAL LOCATION: The subject site is located on the northwest corner of Cascade Road and Quiggle Avenue.

PARCEL SIZE: 4.07 acres

EXISTING LAND USE: Single Family Residential

ADJACENT PROPERTIES: N: FP, Residential, Agriculture  
W: FP, Residential  
S: FP, Residential, Agriculture  
E: FP, Religious Institution

## Overview

1. The current site has a single-family residential dwelling built in 1972. A 280 square foot detached garage is located just east of the home in the front yard off Cascade Road. The Township has no record of a building permit for the detached garage, so it is uncertain when it was added. The property is a corner lot, which means it has two front yards for the purpose of setbacks.
2. The exiting garage is a legal, nonconforming structure, as the current Zoning Ordinance does not permit accessory buildings to be located in the front yard.
3. Per Chapter 22 of the Zoning Ordinance, nonconforming structures may not be re-established in their nonconforming condition. Therefore, the reconstruction of an accessory building must be in compliance with the current Zoning Ordinance.
4. An accessory building in the front yard of a property may be permitted through a Type I Special Use Permit, as explained in the *Section 17.03(1)(b)* section below.

## PROPOSED USE

The applicant is requesting Type I Special Use Permit approval to construct a 552 square foot detached garage in the front yard. This structure includes a second-floor attic space, bringing the total floor area of the garage to 795 square feet. The property is a corner lot with 546 feet of street frontage on Cascade Road, and 400 feet on Quiggle Avenue. A meandering stream runs through the middle of the property, extending from the NW corner of the lot to the SW corner. The portion north of the stream is wooded, as well as the portion south of the stream and east of the home.



The applicant is proposing to demolish the existing detached garage located on the site. The garage will be replaced with a new detached garage approximately 10 feet north of the existing

garage location. While accessory structures are not traditionally allowed in front yards, the Zoning Ordinance provides limited scenarios where they would be allowed.

**SECTION 17.03(1)(b)**

Upon review of a Type 1 Special Use Permit for an accessory building, the Zoning Ordinance requires the Planning Commission to consider three factors. Please note, unlike a variance, **all** standards are **not** required to be met to approve this application. The ordinance allows for accessory structures to be located in the front yard if any of the following provisions are applicable. Additionally, Section 4.08.3. allows for accessory structures to be located in the front yard for a lot having water frontage. Since the stream on the site is not a large, traversable, body of water like the Thornapple River or some of the Township’s lakes and large ponds, it is not subject to the above mentioned Section. Lots that meet this standard are allowed to have accessory structures in the front yard by right. However, the application before the Planning Commission appears to meet a standard to be allowed by Special Use under Section 17.03(1)(b).



Additionally, it should be noted that the Zoning Ordinance requires the front yard setback requirement be met in order for an accessory building to be permitted in the front yard. Although the proposed building is setback an additional 10ft from the existing detached garage, it still does not meet the required front yard setback for Cascade Road. Cascade Road is classified as an arterial street, which is subject to a 50 ft setback. The proposed building has a 36.2 ft front yard setback, which would align it with the home which also has a nonconforming setback of 36.2 ft. ***Should the Planning Commission choose to approve the request, it should be conditioned that a variance for a 13.8 ft reduction to the front yard setback from Cascade Road is obtained.***

**SECTION 4.09**

The proposed structure is 16 ft ½ inch in height. Per Section 4.09, a 40 ft setback is required to the side and rear property lines for an accessory structure of this height. The structure meets these requirements for the rear and side yard setbacks. When considering the proposed front yard placement, the Planning Commission may wish to consider this setback requirement when determining if the proposed distance from Cascade Road is appropriate.

Maximum Height to Midpoint of Roof	Min. Bldg. Side Yard Setback	Min. Bldg. Rear Yard Setback	Special Use Permit Required
Up to 14'	10'	Min. – 25'	Over 832 sq. ft.
15'- 18'	40'	Min. – 40'	Over 832 sq. ft.
19'- 22'	60'	Min. – 60'	Over 832 sq. ft.

<b>PLANNING COMMISSION CONSIDERATIONS</b>	<b>FINDINGS</b>
<i>Section 17.03(1)(b) Provided the required front and side yard setback is maintained, accessory buildings may be located in the front yard under the following provisions:</i>	
1) A lot in which the topography of the property makes it impossible to construct the building in the rear or side yard, or extensive grading and tree removal is required which would significantly change the landscape and views of the	The stream on the property runs close to the home, blocking much of the northern portion of the parcel from feasible access. The pond on the west side of the home, and subsequent grade change, makes placing the garage in this location unfeasible as well. The remaining

<p>neighborhood if required to locate the building in the rear or side yard.</p> <p>2023 Ariel Images:</p> 	<p>locations that would achieve compliance are likely to require grading and may be challenging in terms of vehicle access. The applicant has indicated seasonal flooding from the stream often occurs, and EGLE Wetland Mapper lists much of the land around the stream as “wetland soil” as shown in the image below.</p>  <p>The proposed location should not result in much difference in tree removal in comparison to compliant locations south of the stream. With the proposed location surrounded by trees, the visual impact on neighbors would be minimal. The neighbors to the North, West, and East are each well over 200ft from the structure. Due to the increased height, it is possible the neighbor to the south may be able to see the top of the structure, but the proposed location is setback farther than the existing structure and will remain screened by trees.</p>
<p>2) A lot in which the property owner would have to drive over a drain or septic field in order to access the garage.</p>	<p>The proposed site plan demonstrates that there may be some impact on the drain or septic field should the garage be located or accessed from the portion of the property near Quiggle Avenue and south of the stream. This standard alone does not appear to be grounds for approval of this Special Use, but further strengthens the case based on the challenges related to topography.</p>
<p>3) A lot in which the accessory building is setback a minimum of two-hundred (200’) feet from the Right-of-Way.</p>	<p>The proposed location is setback 36.2ft from the Right-of-way line. This standard does not appear to be grounds for approval of this Special Use.</p>

## **NEIGHBORS COMMENTS**

This was noticed as a Special Use. No comments have been received whether in support or opposition.

## **CONSIDERATIONS**

It is the Planning Commission's task to determine if the request meets the standards of Section 17.03(1)(b). The Zoning Board of Appeals is responsible for determining if a variance for a reduced front yard setback is appropriate. Therefore, the Planning Commission should deliberate and determine if the proposed accessory building shall be permitted to be placed in the front yard based on the findings of the meeting. The recommended motion below was written to provide the applicant with flexibility should the Zoning Board of Appeals deny the request for a variance to the setback requirements. Including within the approval conditions the option to revise the plans to meet setback requirements would allow the applicant to still construct the structure in the front yard without coming back to the Planning Commission for approval, as long as the front yard setback is compliant with the Zoning Ordinance.

## **RECOMMENDATION**

Motion to APPROVE case number 25-3893 for a Type I Special Use for a residential accessory structure located in the front yard at 8751 Cascade Rd. SE for the following reasons:

1. Constructing an accessory building in the rear or side yard of the proposed development would require grading and extensive fill of wetlands and riparian zone which would significantly change the landscape and views of the neighborhood and be detrimental to the natural features of the property.

And with the following condition:

1. The proposed accessory building shall receive a variance to encroach into the 50-foot setback for Cascade Road or revise the plans to meet the setback requirements.
2. The accessory building shall not be used as a home occupation.
3. Outdoor lighting must adhere to the Cascade Township standards; shielded or downcast, not creating glare for neighbors.

## **ATTACHMENTS**

1. Application
2. Submitted Applicant Narrative
3. Site Plan
4. Elevation and Building Plan

6/19/25 S.U

Received

JUN 20 2025



# CASCADE CHARTER TOWNSHIP

Cascade Charter Township  
Planning Department

5920 Tahoe Dr. SE, Grand Rapids,  
Michigan 49546-7140

### PLANNING & ZONING APPLICATION

**APPLICANT:** Name: Carrie Borchers & Dan Wilder  
 Address: 8751 Cascade Road SE  
 City & Zip Code: ADA MI 49301  
 Telephone: C- 616-502-5281 D- 616-481-4801  
 Email Address: carrie.s.borchers@gmail.com

**OWNER: \* (If different from Applicant)**  
 Name: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City & Zip Code: \_\_\_\_\_  
 Telephone: \_\_\_\_\_  
 Email Address: \_\_\_\_\_

NATURE OF THE REQUEST: (Please check the appropriate box or boxes)

<input type="checkbox"/> Administrative Appeal	<input type="checkbox"/> Administrative Site Plan Review
<input type="checkbox"/> Deferred Parking	<input type="checkbox"/> P.U.D. – Rezoning *
<input type="checkbox"/> P.U.D. – Site Condominium *	<input type="checkbox"/> Rezoning
<input type="checkbox"/> Site Plan Review *	<input type="checkbox"/> Sign Variance Subdivision
<input checked="" type="checkbox"/> Special Use Permit	<input type="checkbox"/> Plat Review *
<input type="checkbox"/> Zoning Variance	<input type="checkbox"/> Other: _____ *

*\* Requires an initial submission of 5 copies of the completed site plan*

BRIEFLY DESCRIBE YOUR REQUEST:\*\*  
See Attached Please.

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(\*\*Use Attachments if Necessary)  
-SEE OTHER SIDE-

**LEGAL DESCRIPTION OF PROPERTY\*\*:**

Attached.

(\*\*Use Attachments if Necessary)

PERMANENT PARCEL (TAX) NUMBER: 41-19 23-400-009

ADDRESS OF PROPERTY: 8751 Cascade Rd. SE ADA 49301

PRESENT USE OF THE PROPERTY: 401 - Residential FP

**NAME(S) & ADDRESS(ES) OF ALL OTHER PERSONS, CORPORATIONS, OR FIRMS HAVING A LEGAL OR EQUITABLE INTEREST IN THE PROPERTY:**

Name(s)

Address(es)

Dan Wilder (Spouse)

8751 Cascade Road SE

**SIGNATURES**

*I (we) the undersigned certify that the information contained on this application form and the required documents attached hereto are to the best of my (our) knowledge true and accurate. I (we) also agree to reimburse the Cascade Charter Township for all costs, including consultant costs, to review this request in a timely manner. I (we) understand that these costs may also include administrative reviews which may occur after the Township has taken action on my (our) request.*

*I (we) the undersigned also acknowledge that the proposed project does not violate any known property restrictions (i.e. plat restrictions, deed restrictions, covenants, etc.)*

Carrie Borchers

Owner – Print or Type Name  
(\*If different from Applicant)

\* Carrie Borchers

Owner's Signature & Date  
(\*If different from Applicant)

Dan Wilder (Spouse)

Applicant – Print or Type Name

Dan Wilder

Applicant's Signature & Date

PLEASE ATTACH ALL REQUIRED DOCUMENTS NOTED IN THE PROCESS REVIEW SHEET – THANK YOU

Rev. 7/27/21

## Special Use Permit Request for 8751 Cascade Road

We have an existing outbuilding which we would like to replace with a new outbuilding in the same general location. The existing outbuilding would be demolished and removed. The new outbuilding has been designed to comply with all other zoning requirements like size and height. The proposed placement on the outbuilding is forward of the living section of the home and therefore would be considered front yard placement.

The house is located on a two front yard lot, with the front of the house, and outbuilding facing facing an arterial road. We lose the extra 13.5' that would make the existing outbuilding 47' from the centerline of Cascade Road. The concrete floor of the existing outbuilding was uplifting and cracking before we moved in. This has caused dry rot, deteriorating & shifting of the wall, along with a inoperable side door. The garage door leaks, along with a few sides of the foundation, which has lead to partial flooding.

The proposed placement of the outbuilding is necessary because of terrain challenges on the lot and existing raised mound septic system location. Two front lots would cause placement of a new outbuilding to be very difficult with the setback in correlation with the existing drain field. There is occasional Spring and Fall flooding of the creek area and pond.

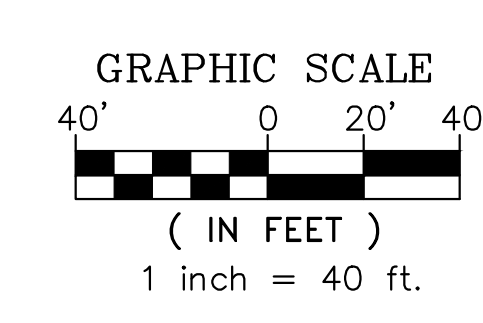
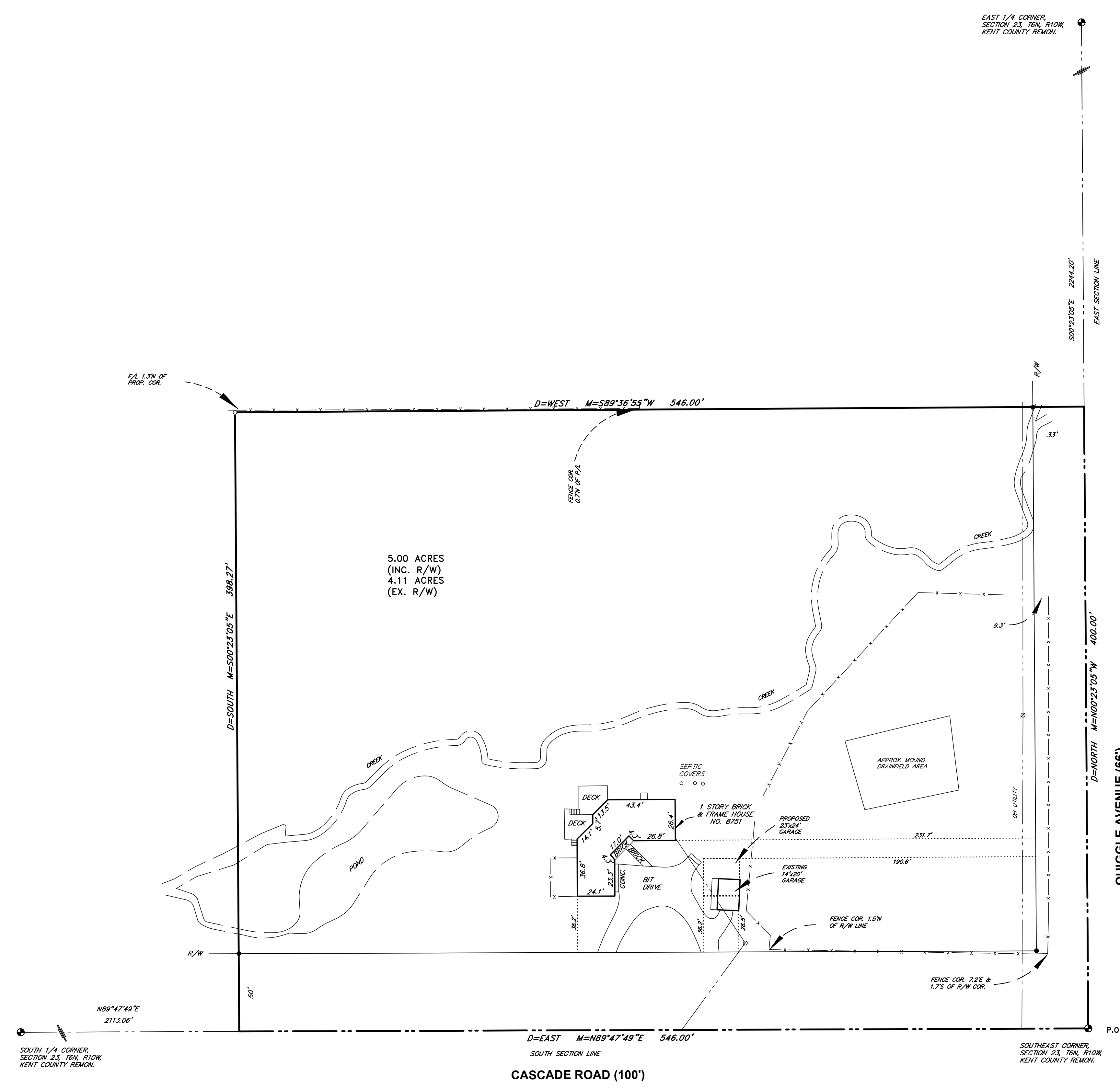
The back front yard is our only right of way for mowing and maintaining the property on the other side of the creek is also in a flood plain environment with a few areas that stay too wet for building. The front right of the house on Cascade would require a new entry or one on the other very steep side of the creek with the only access being through the other neighbors property.

In the proposed location, the outbuilding will not be any closer to the front lot line than the existing side load garage.

We respectfully request that the front yard placement of our outbuilding be approved

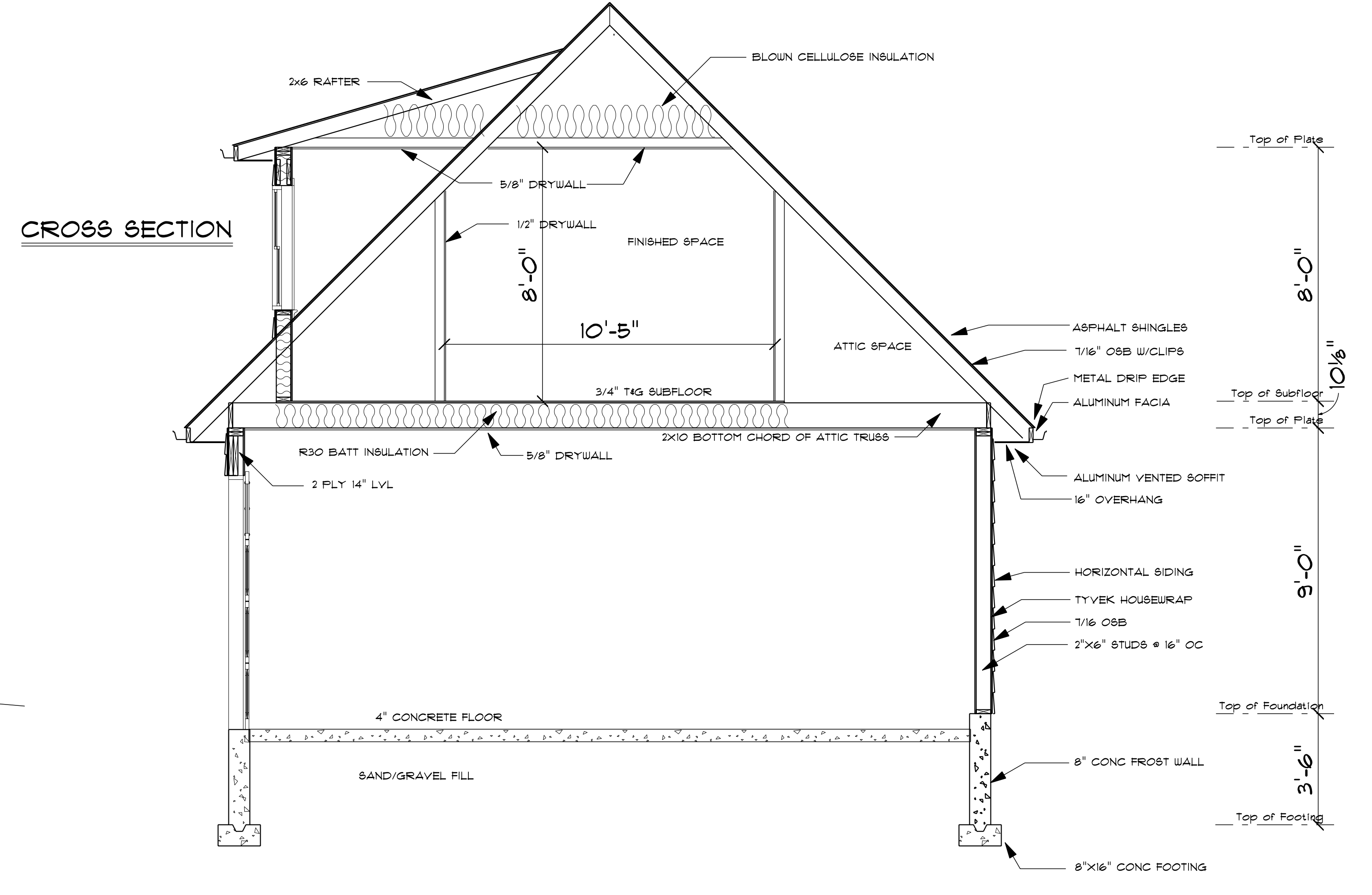
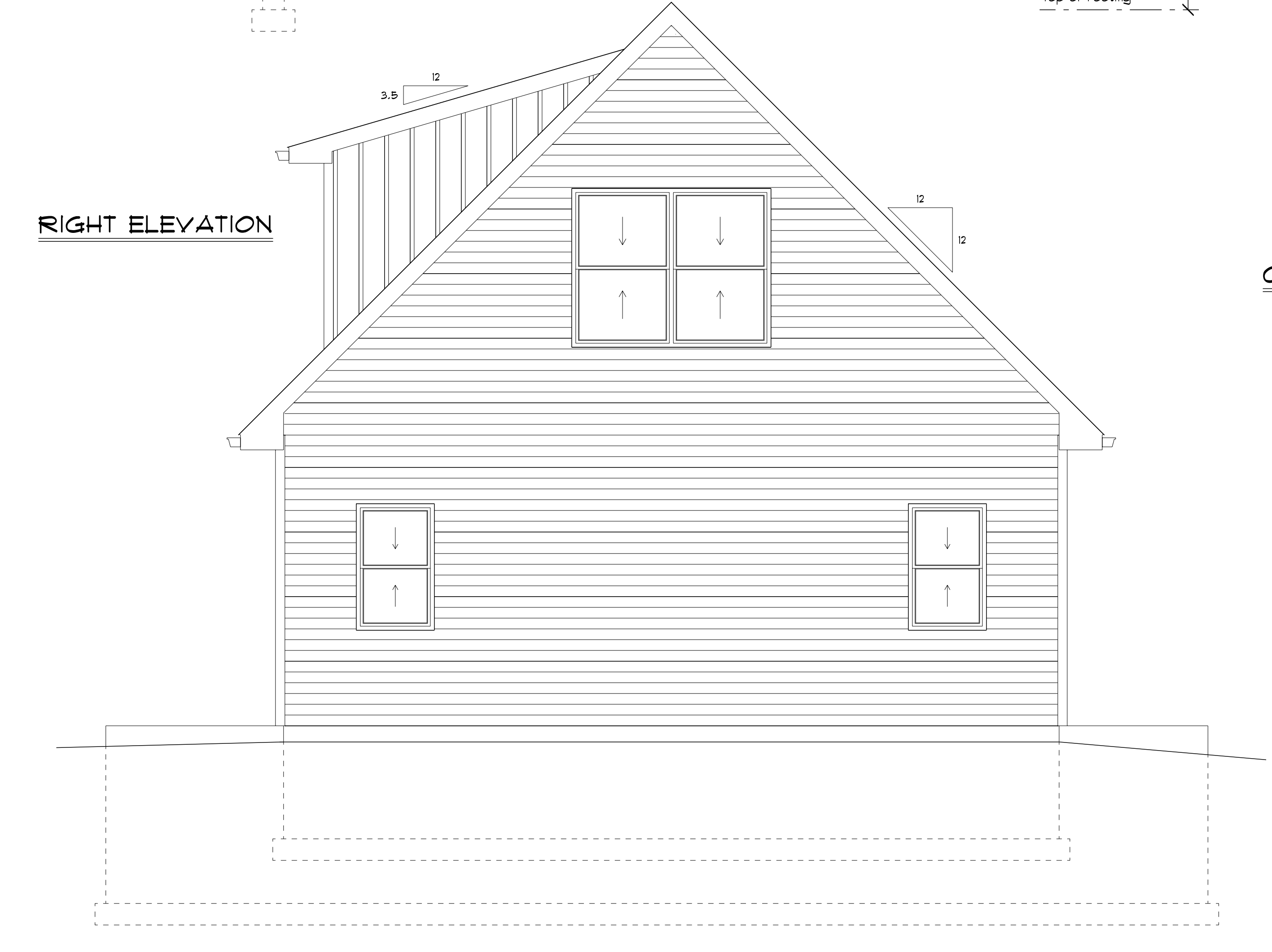
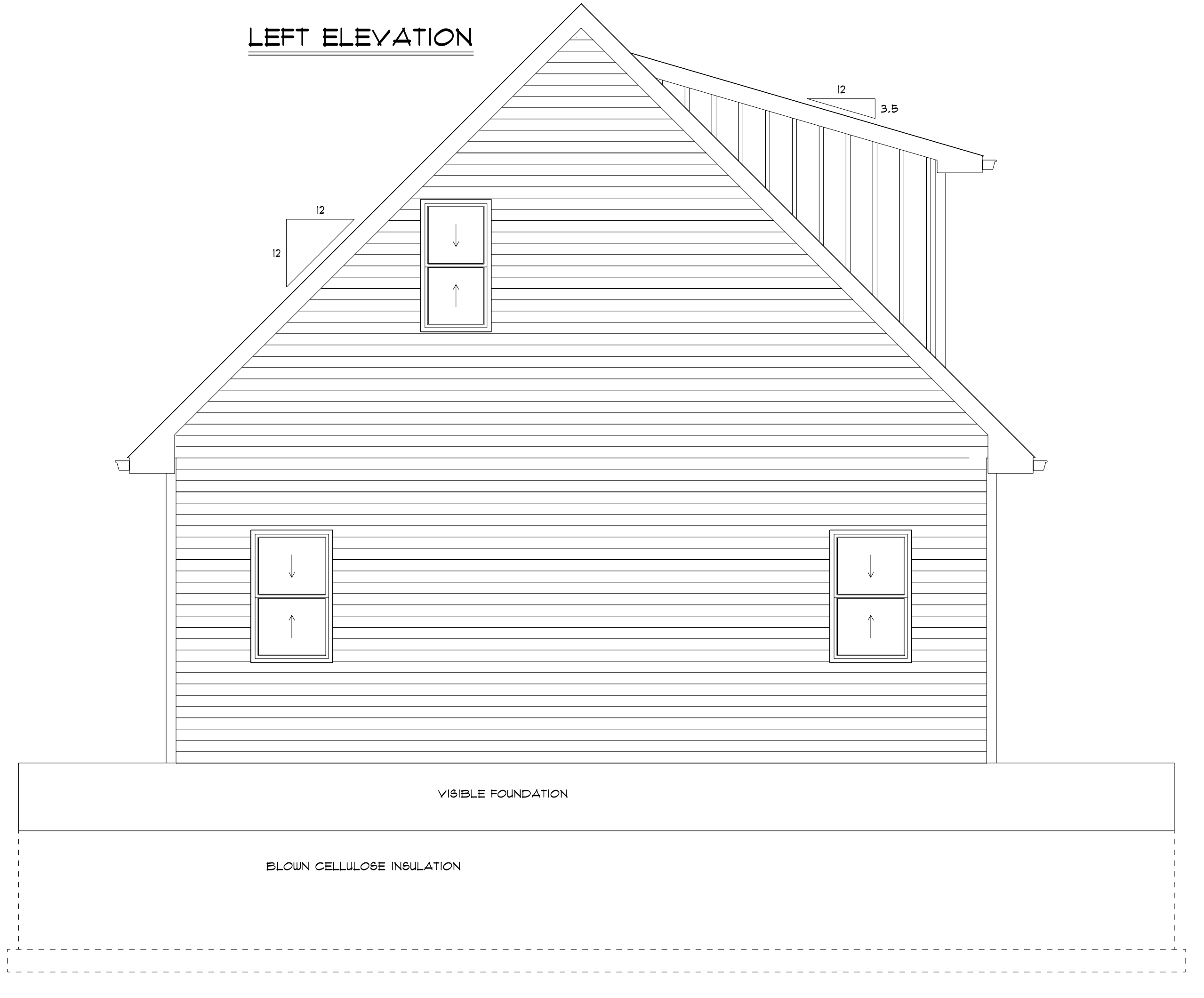
Thanks  
Don Wilber  
& Carrie Borchers

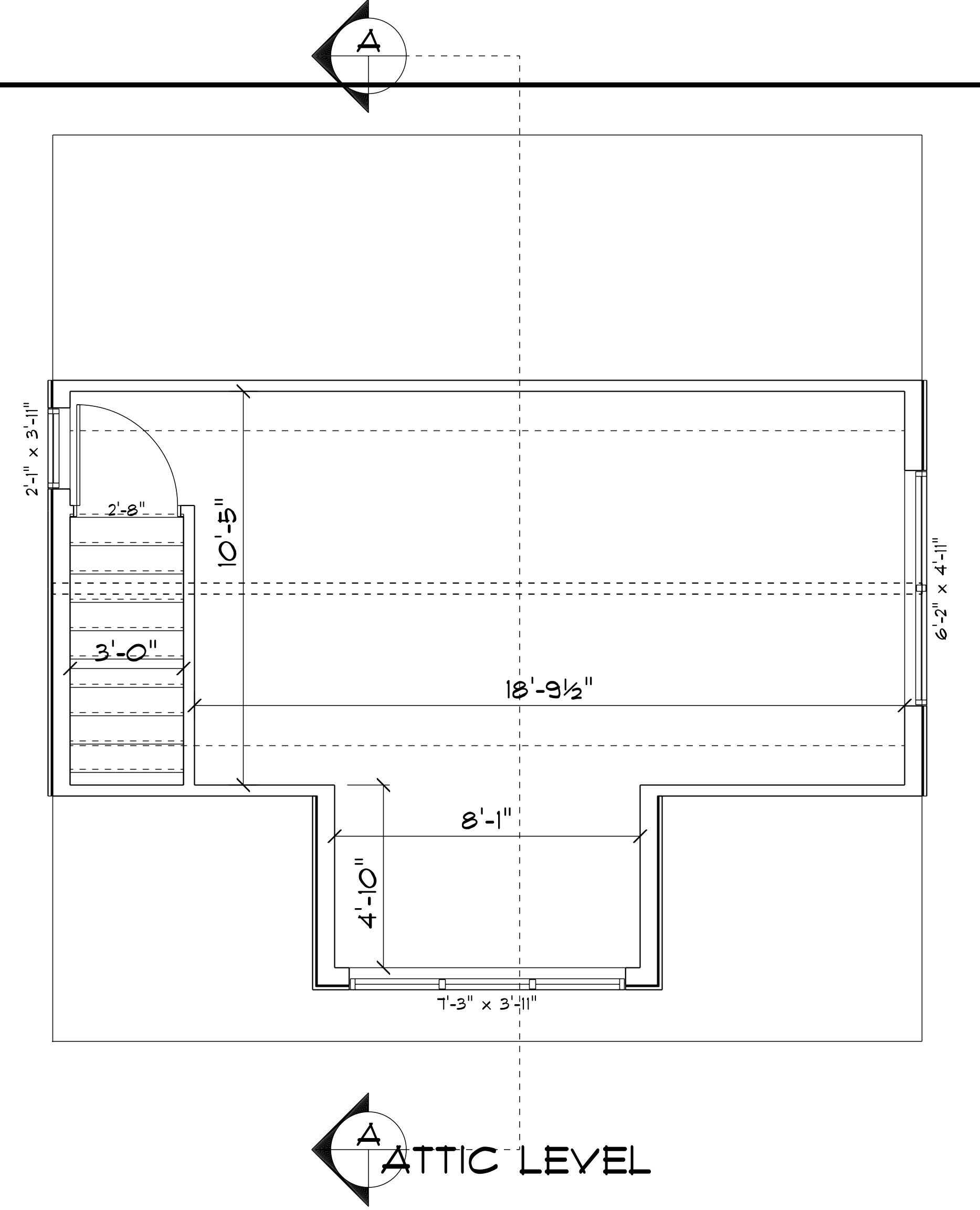
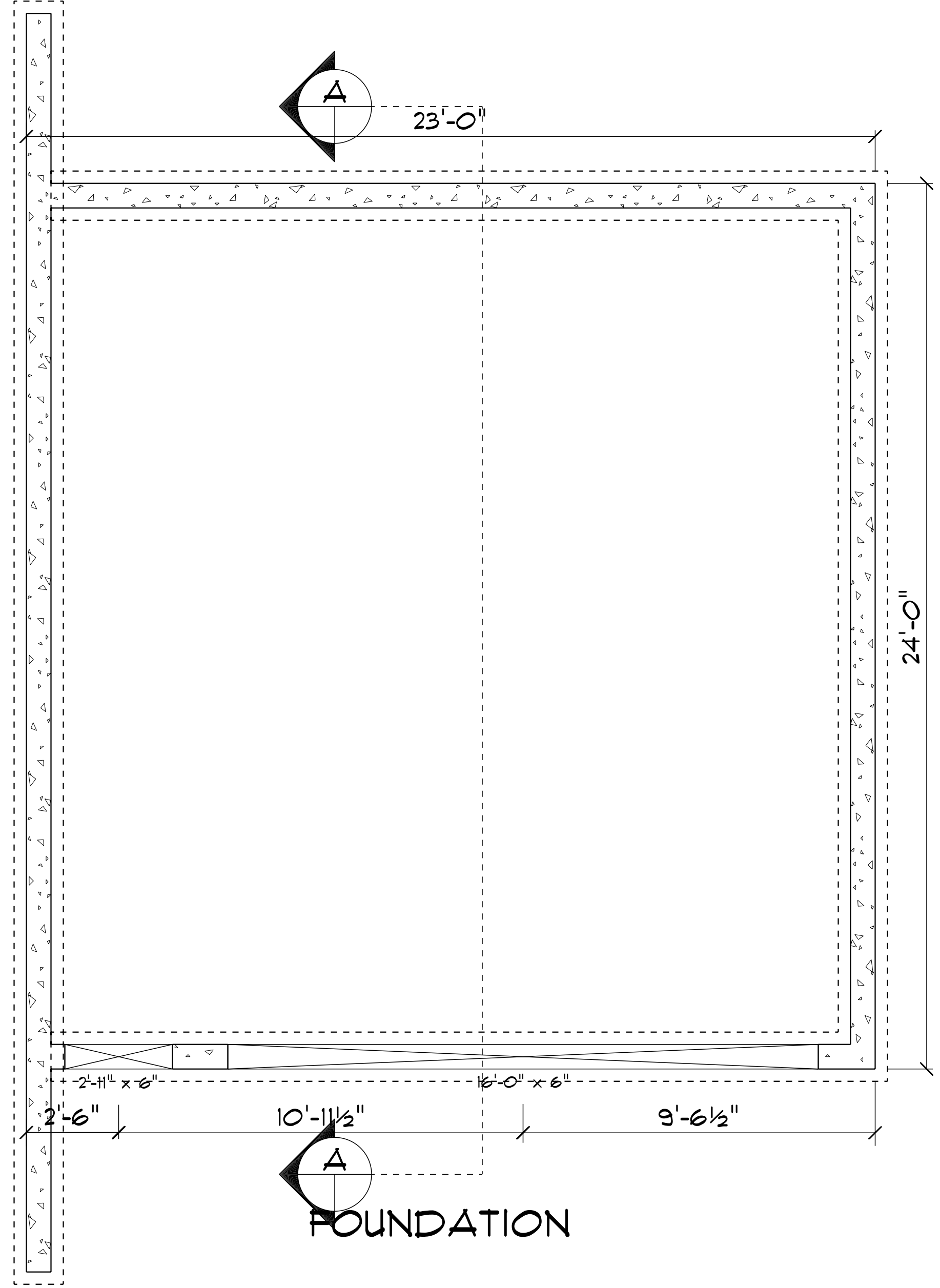
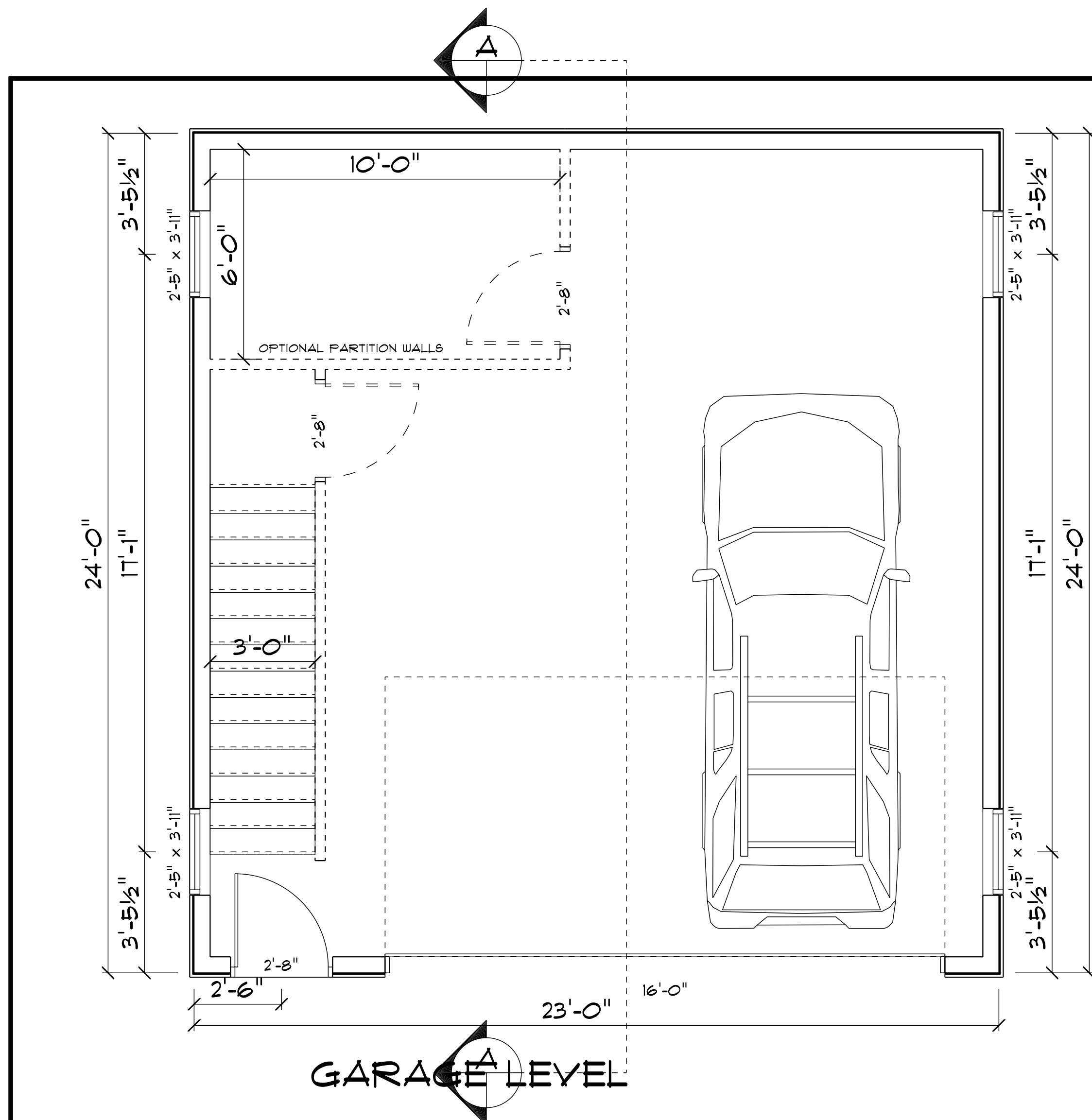
DESCRIPTION FROM TAX RECORDS  
 Part of the Southeast 1/4 of Section 23, T6N, R10W, Cascade Township, Kent County, Michigan, Commencing at the Southeast corner of said Section; thence North 400.0 feet along the East Section line; thence West 546.0 feet perpendicular to the East Section line; thence South 398.21 feet parallel with the East Section line to the South Section line; thence East 546.0 feet to the Beginning.



NOTE:  
 A title insurance policy was not provided at the time of this survey. One should be obtained to compare for accuracy of legal description and easements of record.

DRAWN BY: M.M. APPROVED BY: M.M. DATE: MAY 2, 2025 REVISIONS: JUNE 18, 2025 - ADDED PROPOSED GARAGE	REVISIONS:
<b>Rooston &amp; Associates</b> SURVEYING AND ENGINEERING 6535 B. WHEELER AVE. SE GRAND RAPIDS, MI 49505 TEL: (616) 361-7220	CLIENT: <b>DOUG KLEINHEKSEL</b> <b>CUTTING EDGE BUILDERS INC</b> <b>6804 OLD 28TH ST</b> <b>GRAND RAPIDS, MI 49546</b>
PROJECT NO. 250343	8751 CASCADE ROAD SE SECTION 23, T6N, R10W CASCADE TOWNSHIP, KENT COUNTY, MI
1 of 1	Cascade Charter Township August 4, 2025 Planning Commission Packet, Page 17 of 19





WHILE EVERY EFFORT HAS BEEN MADE IN THE PREPARATION OF THIS PLAN TO AVOID MISTAKES, THE MAKER CANNOT GUARANTEE AGAINST HUMAN ERROR. THE USER SHALL BE RESPONSIBLE FOR CHECKING AND VERIFYING ALL DIMENSIONS AND CONDITIONS PRIOR TO CONSTRUCTION. THE USER SHALL BE RESPONSIBLE FOR THE GENERAL CONTRACTOR AND OWNER. ALL DIMENSIONS TAKE PRIORITY OVER SCALE IN THE DRAWING.

**WILDER**

**GARAGE PLAN**

SCALE: 1/4" = 1'-0"      SQ. FT.

**2**      PAGE #:

**CUTTING EDGE BUILDERS, INC.**  
 COPYRIGHT 2025 - ALL RIGHTS RESERVED  
 MAY NOT BE PRINTED WITHOUT PERMISSION FROM CUTTING EDGE BUILDERS  
 DRAWN: NATE NORRIS - DESIGNER - LIC# 210193536  
 DATE: Monday, June 9, 2025

**Cutting Edge Builders**  
 Innovative Approach. Timely Completion.  
 www.cuttingedgebuilders.net