

# Plan Public Ownership Of Hospital

A new board of directors took initial steps Tuesday night to purchase Community General hospital. The plan, drafted by Attorney Clifton Hill, was accepted by the present owners, Dr. H. L. Bero and Abraham Farris.

The new action was aimed specifically at gaining full membership in the Blue Cross plan for the local hospital. Owners and directors apparently decided that true community-ownership of the facility would be necessary to gain Blue Cross approval.

Under the new plan the directors, who will represent community-contributors to the hospital, will pay off a chattel mortgage held by Dr. Bero and Farris on complete equipment and furnishings of the hospital. This mortgage is approximately \$30,000 and it is anticipated that it will require 3 years to retire.

The community will lease the building from the owners with an option to purchase in eight years at a price to be determined by jointly-named appraisers.

Attorney Hill said that a member of the new board of directors will soon be named to direct a fund-raising campaign for the hospital. He said that any person contributing \$100 during a single year will be entitled to one vote in the election of directors. Persons contributing \$250 or more during a single year will become lifetime members with permanent voting power.

The action to change the organizational set-up at Community General came about after Blue Cross indicated that it would frown on proprietor-non-profit ownership of the hospital.

Dr. Bero and Farris had purchased the fast-slipping hospital (formerly Sessions) last summer and spent upwards of \$150,000 on renovating and re-equipping the hospital. Hill pointed out that the new owners have proved most cooperative in giving up their control so that the community can have a facility. "They cannot hope to realize a profit in this venture," he stated.

The new board of directors — which does not include Dr. Bero or Farris — voted to retain Calvin Monfils as administrator. Hill said he expected the entire board to attend the hearing before the Blue Cross board of trustees when Community General's application for membership is submitted Oct. 29.

Members of the newly named board of directors are: Rev. David Davies of Plymouth, president; Robert Jones of Livonia, vice president; A. M. Allen of Northville, treasurer; and Attorney Hill, secretary; Russell Taylor and Walter Tuck, Novi; Garnard Niece, South Lyon; and Dr. L. W. Snow, Leland Smith, Mrs. C. E. Langfield of Northville.

# The Northville Record

IF IT'S NEWS...AND IT HAPPENS IN NORTHVILLE...YOU CAN READ IT IN THE RECORD

Volume 89, Number 21, 20 Pages

Northville, Michigan, Thursday, October 15, 1959

10c Per Copy, \$3.00 Per Year in Advance



CAN'T MISS IT — Local "21-ers" can send their thinking caps to the cleaners next Wednesday. That's one date they won't forget. October 21 is the date this year of the annual citizenship banquet honoring new voters and new citizens as Recruitment Chairman Mrs. O. F. Reng and "21-ers" (left to right) Irene and Delores Bongiovanni point out.

## To Honor 21-ers Wednesday

The red carpet will be rolled out next Wednesday for "21-ers" and new citizens.

More than 20 guests are expected to attend the annual Coordinating Council - Optimist Club sponsored Citizenship banquet at 6:30 p.m. in St. Paul's Lutheran church, said Banquet Chairman Robert Hart.

"Tasks for Voters" will be the subject of the talk by Guest Speaker Dr. Arthur Bromage of the department of political science of the University of Michigan.

Dr. Bromage received both his MA and PhD degrees from Harvard university, and came to the University of Michigan as assistant professor of political science in 1929. He is now a full professor specializing in municipal government and administration.

Presentation of citizenship certificates will be made by Coordinating Council President Mrs. Essie Nider.

Mrs. Robert Willoughby, regent of the Sarah Ann Cochrane chapter of the DAR, will present each new voter with a copy of "Declaration of Freedom".

Working with Chairman Hart are: R. W. McClain, arrangements; Dempsey B. Ebert, tickets; Mrs. O. F. Reng, recruiting; Mrs. William Cansfield, publicity; Miss Ruth Knapp and Mrs. Gladys Wallace, decorations.

Persons who will have become 21 years of age between November, 1958, and November, 1959, and who have registered here as voters, are eligible to attend the banquet. Newly naturalized citizens are also honored.

Tickets will be sold at Northville Hardware, Tewksbury Jewelers and Northville Drugs.

Anyone may attend.



Dr. Arthur Bromage  
Speaker at 21'er Dinner

## Petitioners Seek Election To Vacate Village in Novi

Petitions calling for an election to return Novi to township status will be presented to the village council Monday night.

The Record learned reliably this week that the petitions began circulating Monday and that 200 signatures had been secured by Tuesday evening.

Backers of the movement have stated that the petitions will be presented at the next regular meeting of the council, unless the required number of signatures have not been obtained by that time. Nearly 400 signers are needed (one-fourth the voter registration).

The election, if called by the council after determining the legality of the petitions, would require a two-thirds majority vote to dissolve the village government. The return-to-township movement comes just one year from the time Novi incorporated as a village to preserve its borders from annexations. It comes as a climax to a year of rocky developments.

Novi's turmoil can be attributed to a number of conditions which normally arise under any change of government but the principle causes for this week's petition action are generally conceded to be:

— Rezoning of the Nine Mile road Heslip property from agricultural to industrial;

— Dissatisfaction with the village manager and charges that he wields top-heavy influence over the council;

— Personnel problems arising within the village hall;

— Sharp differences and personal animosity between the village manager and Township Supervisor Frazer Staman;

— Charges that the higher-tax village government has provided fewer, rather than more, community services;

— Charges that Novi has "four corner" government with inadequate concern for outlying areas within the village.

There is no indication that the petition-movement is the work of any single Novi organization.

While the action has been generally rumored during the past several weeks — especially since the strong set-back city incorporation received at the polls last month — it apparently comes as a surprise to members of the official Novi family.

President Walter Tuck told The Record this week that he did not believe that return-to-township petitions could gain support.

Tuck also gave strong support to Village Manager Fred Olson. "If there is any dissatisfaction with Manager Olson on the council, I am not aware of it," he stated. Tuck said that the officials working with Olson (planners, building inspectors, etc.) are pleased with his efforts.

Tuck let it be known that he definitely favored village government. "I was opposed to the city-incorporation movement because I firmly believe we should continue as a village. It may not have provided us with all the protection and benefits we wanted, but it is better than township," he added.

While it is unlikely that Township Supervisor Staman is taking an active part in the action against village status, it is certain that his trouble with Manager Olson has added fuel to the fire.

Staman, an advocate of village incorporation at the time of its conception, has made no secret of his unhappiness with the village manager.

The inability of Staman and Olson to get along has been a thorn in the side of President Tuck who calls the outbreak a "50-50 proposition with both equally at fault".

It is considered logical by many observers that the village council — and its appointed manager — inherited severe problems when it did not select Staman as manager.

A popular figure both at the polls and at the county-level as an influential member of the board of supervisors, Staman was considered by many the logical choice for manager.

Staman himself, however, did not appear eager for the position and has freely predicted a "short term" for Novi's first manager.

If Novi voters should decide to throw aside its village status and return to a township again, it would undoubtedly be something of a record. Authorities on such matters can point to no previous cases.

Plans are underway for two Halloween parties on October 31 under the sponsorship of the recreation department and the Optimist club.

Games and treats will be available at the community building parties and prizes will be awarded for costumes.

The party for youngsters of pre-school to the sixth-grade age will be from 6 to 7 p.m. Junior high and senior high school students will attend from 7 to 9:30 p.m.

START FUND DRIVE — More than 100 Northville area women started the community-wide drive for funds Tuesday in the third annual United Foundation campaign. Above (right) Mrs. George Kohls, a district chairman, gives Mrs. Cass Hoffman an instruction kit for the door-to-door solicitation. Mrs. Louise Cansfield heads the residential drive. The 11-day campaign has a total goal of \$5,505.



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## Century-Old Letter Tells Rigors of Gold-Rush Days

One-hundred years ago young S. D. Sinden wrote his father of the rigors of life alone on the trail in the rugged Kansas territory.

Sinden was seeking gold — at Pike's Peak or California, whichever proved the best.

His letter was found recently among some old possessions of Clifford Turnbull's mother in Delhi, Ontario. Turnbull, who resides at 222 Fairbrook, turned the letter over to Clifford Sinden of Taft road. The writer was Sinden's grandfather, and a cousin of Turnbull's grandfather.

The area from which young Sinden was writing in the Kansas territory (Central City) is located in north-central Colorado, just west of Denver in the Clear Creek canyon. Its population today is 371. History relates that it boomed with gold discovery in 1859 (Sinden's letter is dated April 12, 1859). The mines in this "ghost town" were reactivated during World War II.

Ironically, it would appear that the Central City gold strike was made after Sinden had left for Pike's Peak.

His letter follows:

Dear Father:  
I have at last sat down to write you about my travels. They are but short to what I expect they will be. I did not start from Paris (Ontario) as soon as I expected. I waited four days for the young man that was going with me. He did not go from last. There was a young man from Paris who came with me, but he has returned — the first sight was enough for him. He was chicken hearted, I would rather have been alone.

I had rather a bad time of it coming out. I was 13 days a coming. The car ran off the track three times and ran over two cows and a mule, which put us back two days.

I was 5 days on the Missouri river. I landed in White Cloud the 25th of March and have since been traveling this territory.

I went 30 miles the first day and slept on the prairie after all. I went till about 10 o'clock at night and found no house. It was very cold and I would lay down on the cold ground till I would get so cold that I could not stand it no longer and then up and run around to warm myself.

I started to go to a place called Central City. I went until about noon the next day and found a house where I pulled off my boots and my socks were wet with blood, my feet so sore that I could not go any farther. I stopped there all that day and the next night. I then went on and found the country a little more settled. I have worked two weeks for a man about 10 miles from here. I have just come for my trunk which I left here when I went out. I found it all right and intend to start back tomorrow for Central City.

It is a small place, about 10 inhabitants. There are hundreds of people going through here every day Pike's Peak, some that are waiting for the grays to get a start.

I have gone in with a party that came from Canada but I do not know them. They have agreed to take me to Pike's Peak and if there is no gold there they will take me to California. I thought it was a good chance and I accepted their offer and will start the 25th of this month. There are thousands that would jump at the offer.

The news from Pike's Peak is not very favorable just now, but there is nothing doing here and Kansas is a miserable place. Do not let any person come out here as long as he's got one meal per day at home. The land will not grow anything but corn worth putting in the ground. I always think the people represent the country they live in and if that is the case, allow me to describe them to you.

I have not yet seen a man in the Territory with a whole pair of pants — and dirty and ragged. There is no law to protect a man here. Every man carries a revolver and a knife in his boot leg. They think nothing of shooting a man here. They shoot Indians down like birds.

There is a man stabbed here every day. They do not bury people, they throw them in creeks and I have seen several laying on the prairie. It will never be any better.

I met a string of Indians about a mile long this morning, some of them strip naked. I can't tell you the half I would like to but be satisfied with this and the next letter will be from Pike's Peak or California, if I am spared to get there.

I can tell a history that you never heard the like of before. This is the finishing of my letter. Do not think I am faint-hearted because I run down the country for I have not told the worst of it. Let them that don't believe come out here and see the Elephant.

No more at present but I remain your affectionate son.

## Road Crew Cuts Cable, Knocks Out 100 Phones

Close to 100 telephones, including the phone used by the Salem fire department, were knocked out of order Friday when a Wayne county road crew accidentally sliced through a Bell Telephone company cable.

Emergency telephone service was restored almost immediately at the fire station, but other service was disrupted for more than six hours.

Bell officials reported the road crew was digging a ditch near Seven Mile and Ridge roads when the 200-pair cable was accidentally cut. Each of the wires had to be spliced together before normal service was restored.

## Calendar

Thursday, October 15  
AAUW, home of Mrs. D. H. Sutherland, Plymouth, 7:45.

Friday, October 16  
Woman's club, library, 2 p.m.

Monday, October 19  
DAR, Arbor-Lit, 12:30.

WILPF, home of Mrs. Rodney Grover, 361 South Wing, 12:30.

Tuesday, October 20  
St. Mary Hospital Guild general meeting, DeSales auditorium, Madonna college, Livonia, 7:30.

Wednesday, October 21  
Citizenship Banquet, St. Paul's Lutheran church hall, 6:30.

Past Matrons club, home of Mrs. E. M. Bogart, 12:30.

Thursday, October 22  
PTA, community building, 8 p.m.

Review club, home of Mrs. C. H. Bloom.



# about WOMEN

2—Thursday, October 15, 1959—THE NORTHVILLE RECORD

## DAR to Have Luncheon Meeting

Sarah Ann Cochran Chapter, Daughters of the American Revolution, will meet 12:30 Monday, October 19, at Arbor-Lil for a luncheon and business meeting.

Mrs. Walter A. Kleinert, State Chairman for Approved Schools will be guest speaker.

Members are asked to bring used clothing and unwrapped Christmas gifts for girls and boys from 8 to 18, to be sent to the Kate Duncan Smith and Tamasee D.A.R. schools.

Prospective members and guests are invited, said membership chairman Mrs. Claude Cruse.

Reservations will be taken by transportation chairman Mrs. Fred E. Van Atta, FI-9-3076 and Social Chairman Mrs. Robert G. Yerkes, FI-9-0235.

## Workshop Underway For "Holiday House"

Sewing machines are buzzing, knitting needles clicking for our Lady of Victory Mothers' club big annual event, "Holiday House", to be held November 17.

The holiday bazaar is under the chairmanship of Mrs. B. McIsaac and Mrs. H. Bissa. Committee heads are: Mrs. H. Nelson, aprons; Mrs. O. Regentik, knitting; Mrs. J. Chedrick, doll clothes; Mrs. N. Suddendorf, baked goods; Mrs. R. Roux, stamp books; Mrs. B. Turnbull, tea house; Mrs. W. Higgins, toys and novelties; Mrs. E. Keegan, parcel post sale; Mrs. N. Livingston, tickets, and Mrs. R. Van Ee, antiques corner.

## To Wed Early Next Year



Phyllis Jean Fagerlie

## Goodwill Truck Visit Set Here for Tuesday

The next visit of Goodwill Industries pick-up trucks to Northville is scheduled for Tuesday.

Goodwill trucks collect household discards of clothing, shoes, hats, toys, most types of furniture and other household discards.

To arrange for a Goodwill Industries truck pick-up, call the local Goodwill representative, Men's Club, Maybury Sanatorium telephone number, FI-9-2682.

Mr. and Mrs. Ben Fagerlie of Walled Lake announce the engagement of their daughter, Phyllis Joan, to Jerry F. Becker, son of Mr. and Mrs. Fred Becker of Novi.

The bride-elect is a graduate of Walled Lake high school. Jerry graduated from Northville high school.

The wedding is planned for early next year.

## Radio Personality To Speak to Club

Music scholar and Detroit radio personality, Elizabeth Wayne will speak before the Northville Woman's club tomorrow afternoon.

Miss Wayne, who has just returned from a tour of major radio stations in Ireland, Denmark, Belgium, and France, will relate her experiences in a talk, "More Music in My Path". On her trip abroad Miss Wayne interviewed several famed persons in the music world.

## Seven from Northville Attend Albion College

Seven residents of Northville are among the 1,364 students enrolled at Albion college for the fall semester, according to Albion Registrar Marvin F. Pahl. They are the following:

Robert W. Bake, sophomore, son of Mr. and Mrs. William Bake, 418 West Main; William Albert Bake, senior, son of Mr. and Mrs. William Bake, 418 West Main; Douglas Henry Bathey, freshman, son of Mr. and Mrs. Doug Bathey, 43905 Six Mile; Elsa Urie Couse, sophomore, daughter of Mr. and Mrs. Walter Couse, 45875 West Seven Mile; James Ernest Hammond, sophomore, son of Mr. and Mrs. C. M. Hammond, 47100 Timberlane; Sally Diane Lemke, sophomore, daughter of Mr. and Mrs. George Lemke, 20030 Westview; Frances Aiken Walter, sophomore, daughter of Mr. and Mrs. C. Frank Walter, 9184 Grace.

# Priscilla Hilton, Gerald King Speak Vows



Mrs. Gerald W. King

The First Baptist church of Plymouth, was the scene of the September 26 wedding of Priscilla Ann Hilton, daughter of Mr. and Mrs. Foster Hilton of Chubb road, to Gerald W. King, the son of Mr. and Mrs. Richard D. King of Plymouth.

The Rev. David Rieder performed the service. The bride was given in marriage by her father. White fugi chrysanthemums, gladioli and candleabra decorated the church.

"The Lord's Prayer" and "O Promise Me" were sung by Jean Angell.

The bride wore a long sleeve floor length gown of silk taffeta which extended into a chapel train from its bustle. It's sweetheart neckline was edged with seed pearls. The bride's elbow length veil was held by a pillbox crown of silk taffeta embroidered with seed pearls. She carried a bouquet of white fugi mums.

Her attendants were identically gowned in ballerina length dresses of sea coral chiffon with cap sleeves and scoop neck lines. They carried bouquets of white and coral fugi mums.

Bonny Walker of Northville was maid of honor. Bridesmaids were Sandy Nally of Northville and Lois Hotchkin and Margie King of Plymouth.

The groom chose his brother, Dallas E. King, for best man. Ushers were Bob Hilton, brother of the bride. Jerry Hotchkin and Tom Ferguson of Plymouth.

For her daughter's wedding, Mrs. Hilton wore a taupe sheath dress and matching accessories with a coral gladioli corsage.

Mrs. King wore a blue print silk dress, matching accessories and a yellow chrysanthemum corsage.

A reception was held after the ceremony at the church parlors for 200 guests. One hundred guests attended an evening reception held at the Hilton home. Friends and relatives came from Northville, Plymouth, Rochester, Davison, Mt. Morris, Flint, Illinois, Tennessee, Minnesota, and Wisconsin.

The newlyweds honeymooned in northern Michigan. For travelling the bride donned a black wool sheath dress with a plaid jacket.

The groom graduated from Plymouth high school. The bride is a graduate of Northville high school. Both are employed by Burroughs Corporation in Plymouth.

They are making their home at 255 N. Harvey street, Plymouth.

## Engaged



Patricia Jane Muns

The engagement of Patricia Jane Muns to Thomas Charles Goodale, has been announced by her parents, Mr. and Mrs. Jesse Muns of Novi Township.

The groom-elect is the son of Mrs. H. A. Ackerman and James H. Goodale of Plymouth.

An October 24 wedding is planned.

## Past Matrons to Meet

The Past Matrons club will meet next Wednesday, October 21, at the home of Mrs. E. M. Bogart, N. Center street.

Assistant hostesses for the 12:30 dessert luncheon will be Mrs. E. L. Seitz and Mrs. R. L. Hay, Sr.

## Fellowship Recipient AAUW Speaker

An AAUW graduate fellowship recipient, Suzanne Edwards, will be guest speaker at the AAUW October meeting this evening.

Miss Edwards, a native Detroit, recently began doctoral work in Art History at the University of Michigan.

She will explain to the local group how she obtained the AAUW Grace Ellis Ford Fellowship and describe her study of early Christian Architecture.

The meeting will be held at the home of Mrs. D. H. Sutherland, Ridge road, Plymouth. A social hour at 7:45 p. m. will be co-hosted by Mrs. J. R. Barnes, chairman, Mrs. W. E. Smith, and Mrs. T. F. Devereaux.

Several study groups of the branch have also announced their plans for the coming year.

The Drama Group will first review "Oedipus Rex".

Education Groups will begin a study of the pre-school child at their meetings next Thursday.

Mrs. John Robertson announces that her International Relations group will discuss U.S. Foreign Economic Policy and present day Red China for several months.

Other study group plans will be formulated at meetings this month.

Mr. and Mrs. Sidney Frid, 865 Grace, are vacationing throughout the western states following attendance at the national Exchange club convention in Minneapolis, which Frid attended as a representative of the Northville club.

## KIWA/ANIC

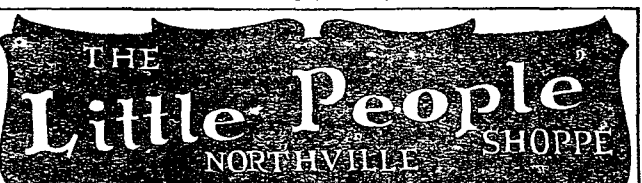
## Rummage Sale

THURS. - FRI. - SAT.



450 FOREST  
PLYMOUTH

BOYS AND GIRLS FASHIONS FOR INFANTS TO 6X.



NEXT TO THE THEATRE

FI-9-0613

# Season Special

## Kuppenheimer

## Suits

NEW SHIPMENT  
OF FALL AND  
WINTER SUITS.  
Reg. \$95 and \$99.50

\$85

NOTICE:  
We have specially priced our "custom made" material to give you a more complete selection at no extra cost. We will duplicate any suit in stock or from our "custom" fabrics to your measurements.

REGULAR \$110  
STARTING AT \$85

This special offer expires Oct. 22, 1959. We invite you to compare to fully appreciate this value.

LAPHAM'S  
Northville Men's Shop

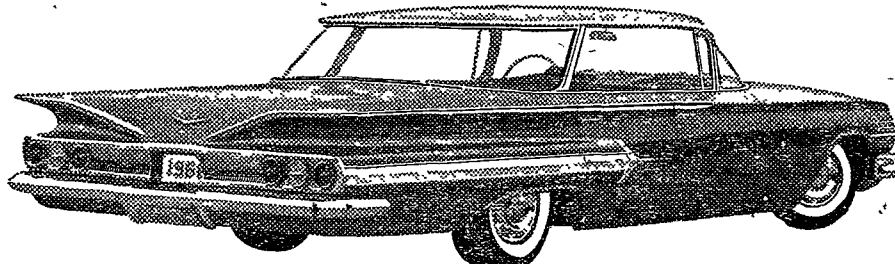
120 E. Main  
FI-9-3677

PLEASE NOTE:  
Phone for an appointment if you're unable to come in during these hours. We're here to serve you!  
Open Daily 9 to 6 — Fri. 'til 9 P.M.

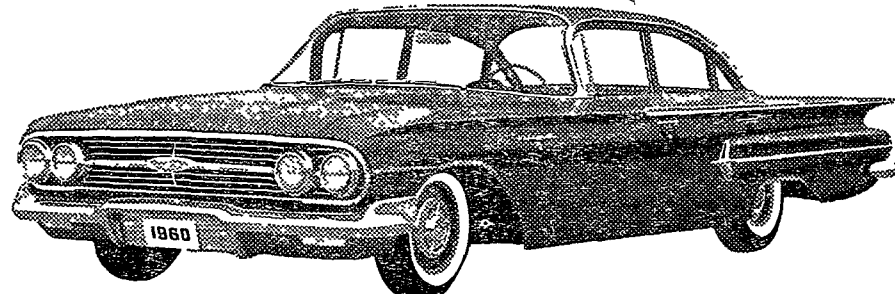
# HERE NOW ARE SIXTY'S SIZZLERS 16 SUPERLATIVE NEW CHEVROLETS FOR 1960!



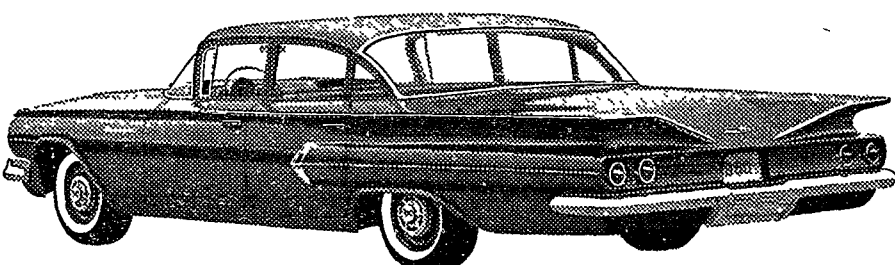
Nearest to perfection a low-priced car ever came!



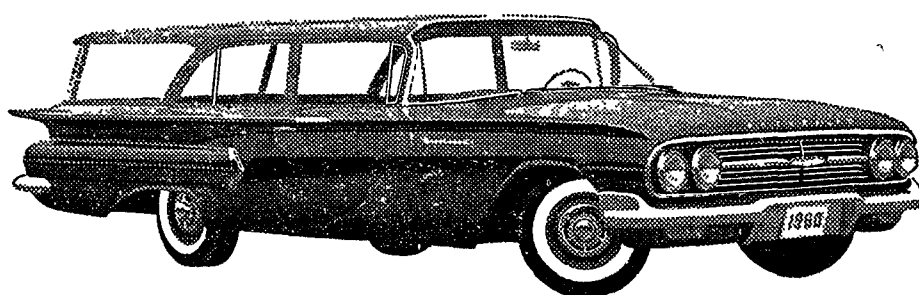
4 IMPALAS—Nowhere else in the low-price field will you find luxury like this. These fresh, fashionable Impalas—most elegant of all the superlative '60 Chevrolets—are all the car you ever yearned for. Each embodies distinctive treatment inside and out, with triple-unit rear lights, fingertip door releases and safety-reflector armrests. Besides the Impala sport sedan above, there are a convertible, sport coupe and 4-door sedan.



4 BEL AIRS—Sumptuous as these Bel Airs are to behold, they're priced just above Chevy's thriftiest models. And, like all Chevis, they give you a choice of two of the thriftiest engines going as standard equipment—the famed Hi-Thrift 6 and a new Economy Turbo-Fire V8 that gets up to 10% more miles out of a gallon of regular while giving you more "git" at normal speeds. Besides the 4-door Bel Air sedan above, there are a 2-door sedan, sport sedan and sport coupe.



3 BISCAYNES—These (though you'd never know to look at them) are the lowest priced of the superlative '60 Chevrolets. They bring you the same basic beauty and relaxing roominess as the other models. And, like all Chevis, they ride on cradle-soft Full Coil suspension, isolated from road shock and noise by thicker, newly designed body mounts. Along with the 4-door Biscayne sedan above, you have your choice of a 2-door and a utility sedan.



5 STATION WAGONS—These Chevy wagons are stunningly styled to carry you away. And they've got the kind of cargo space (over 10 ft. from the back of the front seat to the tip of the tailgate) to carry away most anything you want to take with you. Besides that thrifty 2-door Brookwood above, you have your choice of a 4-door Brookwood, 4-door Parkwood, 9-passenger Kingswood and the nifty Nomad.

Top entertainment—The Dinah Shore Chevy Show—Sundays NBC-TV—Pat Boone Chevy Showroom—Weekly ABC-TV—Red Skelton Chevy Special Friday, October 9, CBS-TV.

See your local authorized Chevrolet dealer

# RATHBURN CHEVROLET SALES

560 SOUTH MAIN STREET

NORTHVILLE

Fieldbrook 9-0033



# Newcomer's Corner

"I look upon every day to be lost, in which I do not make a new acquaintance."

—Samuel Johnson



NEW ARRIVALS are the Richard Booms' (left to right) Richard and Tommy with Dad, Ruth Ann and Ray with Mom, and German shepherd puppy, "Chippie", chewing on his favorite toy.



**For Fall...  
For Winter...**

## Sweaters

MEN'S  
\$6.95  
UP

Boat Necks — Crew Necks —  
Lo Holes — Ski — Convert Crew  
Necks. Hi Bulk lamb's wool and  
hi bulk orlon. Choose from olive,  
gold, char, oxford, tan, white and  
red. BOY'S — \$2.95 up

**Men's and Boy's CORDUROY TROUSERS**  
All sizes. Antelope, navy, loden green and brown.

BOY'S TROUSERS  
Boxer Belt and  
Ivy League

MEN'S TROUSERS  
Ivy League and  
Continental

SHOP 'TIL 9 P.M. FRIDAY AND SATURDAY  
**FREYDL Cleaners & Men's Wear**

112 E. MAIN

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so  
perfect  
for  
fall  
**Sweaters**



Ladies' banlon sweaters in green,  
black, pink and beige. Sizes 36 to  
40. Cardigan style. Regular \$4.98.

SPECIAL  
THIS WEEK-  
END ONLY! **\$3.98**

CHILDREN'S FLANNELETTE  
**Pajamas and Gowns**

SIZES 4 to 10.  
REGULAR \$1.98 **\$1.59**  
**2 for \$3**

MEN'S FANCY  
**DRESS SOCKS**  
REGULAR 45c  
**Special 3 for \$1**

MEN'S HANES  
**UNDERWEAR**  
MEDIUM WEGT  
DRAWERS ..... \$1.95  
SHIRTS ..... \$1.50

SHOP BRADER'S  
Mon., Tues., Wed. 9 to 6  
Thurs., Fri., Sat. 9 to 9  
We cash payroll checks

**S. L. Brader's**

141 EAST MAIN ST. — NORTHVILLE

## Congregation Fetes Reverend and Mrs. Nieuwkoop At 25th Anniversary Celebration Friday

Two hundred friends and relatives of Northville Pastor and Mrs. Peter F. Nieuwkoop honored them in a silver wedding celebration at the First Baptist church Friday.

The Nieuwkoops, who have served the Northville congregation for the past eight years, observed their 25th wedding anniversary October 6.

The anniversary program, prepared by church members, was woven around highlights in the Nieuwkoops' lives.

A photo reminiscence, "Life With the Nieuwkoops" was shown by opaque projector. Snapshots included scenes of events from their childhood to the present.

The Nieuwkoops also took an active part in the program by exchanging wedding rings again in a brief ceremony arranged by another church member.

Musical selections were presented by Dewey Gardner, Mrs. Del Black and the Nieuwkoop children, Mrs. E. (Jean) McKeehan and Roger Nieuwkoop.

Detroit Pastor L. P. Buroker read a tribute to the honored pair.

Among the many gifts received by the Nieuwkoops was a money tree laden with silver dollars from the congregation.

Several members of the families of Mr. and Mrs. Nieuwkoop came from out-of-town. Former Northville Pastor and Mrs. Walter Balagh were among the guests.



Reverend and Mrs. Peter F. Nieuwkoop

## Parents to Meet Teachers at P-TA

A "Meet the Teachers" night is planned for the October meeting of the Northville P-TA next Thursday in the Community Building.

Northville high school instructor and the evening's guest speaker Charles Yahn will discuss "What is a Teacher".

Principals E. V. Ellison, Harry Smith, and Richard Kay will introduce new teachers.

Coffee will be served from 8-8:30.

## Extension Club Studies Easy Ways of Housework

"Saving Time, Energy and Money" was the topic of discussion at the Wayne county home economics extension club of Northville Monday evening at the home of Hostess Mrs. Robert Horner.

Helpful hints on "Easy Ways With Housework" were presented by Mrs. Clifford Sinden and Mrs. Floyd Gregory.

Ironing of a shirt in five minutes was demonstrated by Mrs. Gregory. Refreshments were served by the hostess, and co-hostess, Mrs. Edward Mollena.

Members enjoyed the pictures and newspaper clippings of by-gone Northville extension club activities gathered by Club Historians Mrs. Howard Atwood and Mrs. Edward Mollena.

## WILPF to Meet Monday

The Women's International League for Peace and Freedom will meet next Monday, October 19 at the home of Mrs. Rodney Grover, 361 South Wing, for a study of the world "population explosion".

The meetings will begin at 12:30.

## Births

Mr. and Mrs. Dean Honsinger of Currie road announce the birth of their first daughter, Marie Lillian, on October 7 at Mt. Carmel hospital. The baby weighed six pounds, 10 ounces. The Honsingers have three sons, Jim, Jeff and Steve.

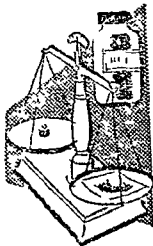
## The Northville Record

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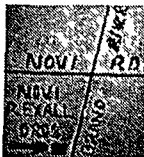


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HEALTH IS  
IN THE  
BALANCE

Your pharmacist knows his  
responsibility — fulfills it  
faithfully.

Professional precision  
in filling prescriptions  
is the watchword of  
the pharmacist  
\*Prescription  
Pickup and Delivery  
\*Fountain Service  
\*Gifts and Toys  
\*Cosmetics

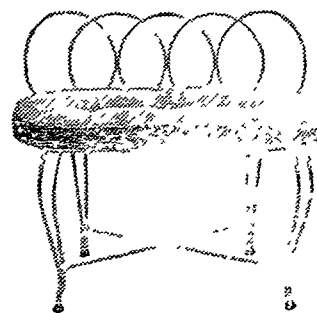
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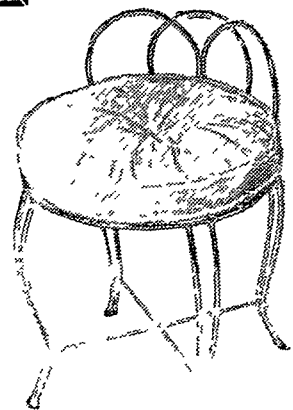
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fresh new ideas  
for any home



**TETE-A-TETE VANITY BENCH**  
Graceful and feminine . . . excellent for bedroom, dressing room or living room. Removable cushion. Height 26", cushion size 15"x30".  
\$29.95 ea



**VANITY STOOL**  
Also may be used in the bedroom, powder room or on the patio. Removable cushion. Non-mar plastic leg tips. Overall height 22", seat diameter 14". Brass finish.  
\$16.95

**SCHRADER'S**  
Home Furnishings

111 N. Center — Northville

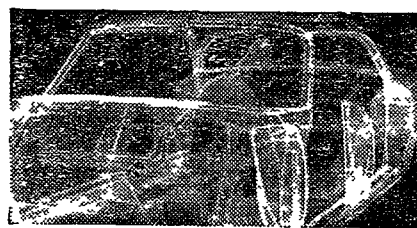
"SINCE 1907"  
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## ANNOUNCING THE NEW PLYMOUTH!

SOLID FOR '60! AT YOUR DEALER'S TOMORROW!

**BUILT A NEW SOLID WAY TO GIVE YOU SOLID SATISFACTION**

CHRYSLER ENGINEERING INTRODUCES A NEW KIND OF PLYMOUTH THAT MARKS A MAJOR BREAKTHROUGH IN CAR DESIGN. BODY AND FRAME UNIT ARE WELDED TOGETHER AS ONE, IN A NEW WAY. MANY PARTS THAT WORK LOOSE, RATTLE AND NEED FIXING IN ORDINARY CARS ARE ELIMINATED. THIS LOW-PRICE '60 PLYMOUTH IS STRONGER AND ROOMIER. IT USES LESS GAS THAN BEFORE. IT RIDES MORE COMFORTABLY, WE BELIEVE, THAN ANY OTHER CAR IN ITS CLASS.



Chrysler Corporation development behind it. It will suit you particularly if you want a feeling of quality and a sense of craftsmanship. It is built carefully and precisely. We believe there is no other car in the low-price field that resembles it.

PLYMOUTH'S NEW DURA-QUIET UNIBODY is a rigidly-formed structure, locked by approximately 5400 precise welds. It has no conventional body bolts, braces, struts or stays to give trouble. Road noises and road shocks are dampened. Even the sound of the wind is hushed.

We doubt if any car at any price has ever ridden or handled as well as this new low-price automobile. Practical Stabilizer Design, incorporating rear stabilizer fins, adds stability on the road, cuts wind resistance, gives better gas mileage.

The new Solid Plymouth is a young, exciting car with ten full years of

AN ALL-NEW INCLINED OVER-HEAD VALVE "6" IS AMONG FIVE PLYMOUTH ENGINE OPTIONS FOR 1960. The first inclined engine ever in an American passenger car is the new Plymouth 30-D Economy Six, most powerful "6" in America. Very economical, it is inclined to make servicing simpler, to lower the car's center of gravity and to make handling and riding easier. Also for 1960: the limited-production SonoRamic Commando V-8\*.

SOLID PLYMOUTH 1960 OFFERS FEATURES NO OTHER CAR IN ITS CLASS CAN OFFER. Custom-Positioned Front Seat. Safe-T-Matic doorlocking system\*. RCA "45" Record Player\*. And many more.

\*Optional at extra cost

A CHRYSLER-ENGINEERED PRODUCT

**SOLID PLYMOUTH 1960**

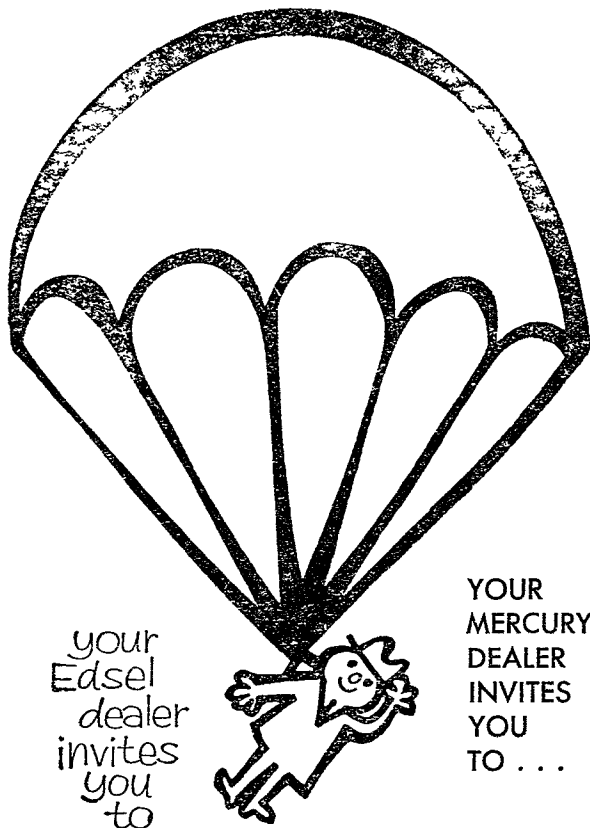


**G. E. MILLER SALES & SERVICE**  
127 Hutton  
Northville



### St. Mary Hospital Guild To Have General Meeting

A general meeting for all members of the St. Mary Hospital Guild will be held next Tuesday, October 20, at 7:30 p.m. in DeSalles auditorium, Madonna college, Livonia. Movies of the Guild's recent rodeo will be shown. A dedication film will also be presented.



**drop in!**  
AT  
**WEST BROS.**

534 Forest — Across from Krogers — PLYMOUTH

**THURSDAY — FRIDAY — SATURDAY**

**Door Prizes ★ Refreshments**

**SEE:**

**THE 1960 EDESEL**

The car that keeps you within your budget so beautifully.

**THE 1960 MERCURY**

America's first popular priced luxury car.

**New! Nifty! Thrifty!**

COME IN — SEE AND DRIVE  
AMERICA'S MOST EXCITING  
MOTORCARS TODAY!

### Two Fined Here After Accidents

Two persons were found guilty of negligent driving in accidents here this week.

Seymour N. Orr, 748 Grace street, was fined \$15 and costs by Judge E. M. Bogart. Mrs. Evelyn K. Sizemore of Salem was fined \$10 and costs.

Orr stuck the parked car of Mrs. Betty Ann Matthews of Whipple drive as he drove north on North Centre street. The Matthews' car was pushed into another parked car owned by Fred W. Rockwood of Novi street. Mrs. Matthews who was sitting in her car, received neck injuries in the collision and was treated at Atchison clinic.

Mrs. Sizemore struck a car driven by Harold Clifford Trotter of Detroit, at Seven Mile and South Main street, as she attempted to cross from Seven Mile to the gas station on Main street.

Mr. and Mrs. E. Wendt motored to Washington, D.C., with their eldest son, Ed, two weeks ago, visited their daughter, Lucille.

Terry Geller, son of Mr. and Mrs. Frank Geller of Wixom road was hospitalized with pneumonia recently. He is now home recuperating.

### IN WIXOM:

### To Install OES Officers

By Mrs. Charles Ware — Market 4-1601

Officers elected to serve Walled Lake OES 508, and who will be installed at a public ceremony at Walled Lake elementary school are: Judd Kindel, worthy patron; Martha Williams, worthy matron; Donald Ross, associate patron; Lillian Newport, associate matron; Margaret Deadman, conductress; Helen Wheat, associate conductress; Lil Byrd, secretary; Katie Beauchamp, organist; Erenstine Nephew, marshal; Ruth Ross, assistant marshal; Alice Cochrane, chaplain; G. Walters, Ada; Florence Scents, Ruth; Mildred Proctor, Esther; Ricka Shipman, Martha; Helen Sutherland, Electa; Lottie Chambers, warden; Ingo Deters, sentinel; Lottie Chambers, Frances Slater, Ruth Deters, flag.

Cyril Abbott spent a week moose hunting in Chapel, Canada. He returned with a 1,000-pound moose. Accompanying Mr. Abbott was Charles Hayes of Detroit.

Bill Smith is home from St. Joseph hospital, Pontiac.

Guests of the Walter Tucks were

### First Federal Observes Twenty-fifth Anniversary

Joining in the 25th anniversary celebration of First Federal Savings of Detroit, the Plymouth office at 843 Penniman is holding open house from Thursday, October 15 through Friday, October 23.

In inviting the public to the event, Perry W. Richwine, vice president and branch manager, announces that birthday cake and refreshments will be served the first two days and for the entire open house period there'll be useful souvenir gifts for all visitors.

During open house all First Federal offices will show exhibits of rare coins by leading Detroit dealers and collectors. Total value of the exhibits at 12 First Federal offices is estimated at \$250,000.

At the First Federal downtown headquarters on Griswold across from Detroit's old City Hall will be shown the famed Irving Moskovitz collection of United States and foreign gold coins. This collection, owned by a Detroitier, has won many first prizes and grand prizes in various state conventions and just recently was awarded national first prize at the 68th annual national convention of the American Numismatic association held in connection with the Oregon state centennial exposition at Portland, Oregon.

Visitors to the Plymouth First Federal office will have an opportunity to start their own private coin

collections with an anniversary gift offer being made by First Federal. With each new savings account opened with \$5 or more, First Federal will give a packet of 15 foreign coins — real money from faraway lands, including lire, annas, groschen, dinars, centavos, markka, and other small denomination coins from Europe, Africa and the Orient. Sets of these authentic coins would make interesting and educational gifts for youngsters, Richwine pointed out. Also available for all visitors are useful plastic mail box thrift banks and savings growth charts to help them plan a regular savings program, as well as First Federal's new Coupon Savings Kit, including a supply of numbered coupons that tell you when it's time to add to savings.

All visitors will receive souvenir gifts of a medallion key chain and an interesting 32-page "Book of Presidents", just for dropping in at any First Federal office during the 25th anniversary open house. You are invited to bring your children and a friend or neighbor.

Federal's beginnings goes back to October, 1934 in the Big Depression with money tight, and 21,000,000 unemployed. You could get a housemaid for \$1 a day plus 6c carefare, or a carpenter for 25c an hour. A&P was selling club steaks Delmonico for 25c a pound but few families could afford them on \$25 a week paychecks.

Against this background First Federal Savings of Detroit opened its doors, as the first Detroit association chartered by the Federal Home Loan bank, following an Act of Congress setting up federal savings and loan associations to promote thrift and home-ownership.

It took months of spadework to persuade 104 people to invest a total of \$8,000 in savings before a charter could be applied for. Walter Gehke, now First Federal Chairman of the Board, had done the missionary work of going to Washington, the same day he read about Congress' action in passing the Home Owners Loan Act, and then selling the future of the new federal savings and loan system to people who were still in the grip of the depression.

From that point on, First Federal has enjoyed a continuous, sometimes rapid growth, with each year recording higher savings totals than the one before. At the end of its first year of operation, the association was 20th in size among Michigan savings associations. It was not many years before it was first, and it has held that position ever since.

Savings accounts are over \$260 millions; assets exceed \$290,000,000. That's 35,000 times the assets of 25 years ago.

#### THE THINKING FAMILY'S CHURCH

"Should everyone attend?"  
"Well, everyone is welcome."  
Discussion groups, Sun., 10 a.m.  
Services Sun., 11 a.m.

**FARMINGTON UNIVERSALIST CHURCH**  
Warner and Thomas Sts.  
Walter E. Kellison, Minister

**KIWANIS Rummage Sale**  
THURS. - FRI. - SAT.  
★  
450 FOREST PLYMOUTH

### Warn Merchants To Watch Checks

Bad check passers have been cashing in on Northville merchants lately, Police Chief Eugene King said this week.

King warned shopkeepers to double check before cashing checks for strangers.

He suggested four protective measures: when cashing a personal check, ask to see the customer's driver's license; have him sign his name and address on the back of the check as you watch; write his driver's license number on the top of the check; be careful of out-of-town bank checks.

Nearly \$200 in bad checks was cashed here last week, King said.

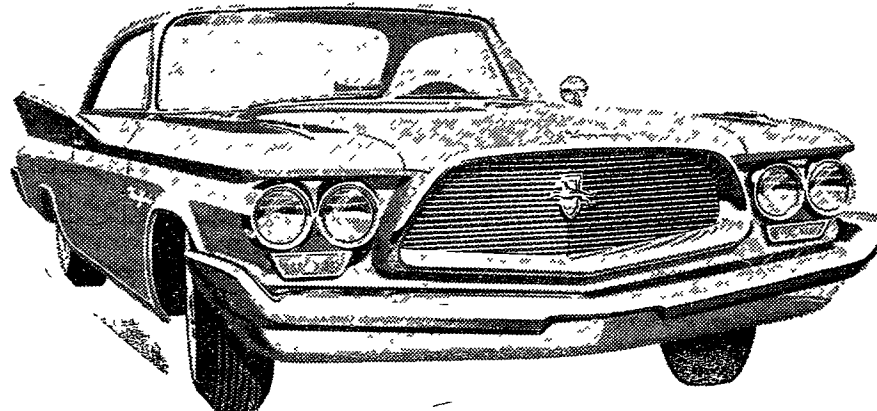
### REDFORD SALES & SERVICE

*proudly presents*

The car of your life for the time of your life!

*the completely new*

# CHRYSLER 1960



Prove to yourself how excitingly Chrysler for 1960 passes the newness test! NEW automatic Swivel Seats NEW AstraDome instrument panel with Panelescent lighting NEW colors outside...fabrics inside NEW High-Tower driving seats NEW roominess and comfort NEW single-unit construction—Unibody! NEW fresh and fiery style that's ready for the road!

## Chrysler - Plymouth

### REDFORD SALES & SERVICE

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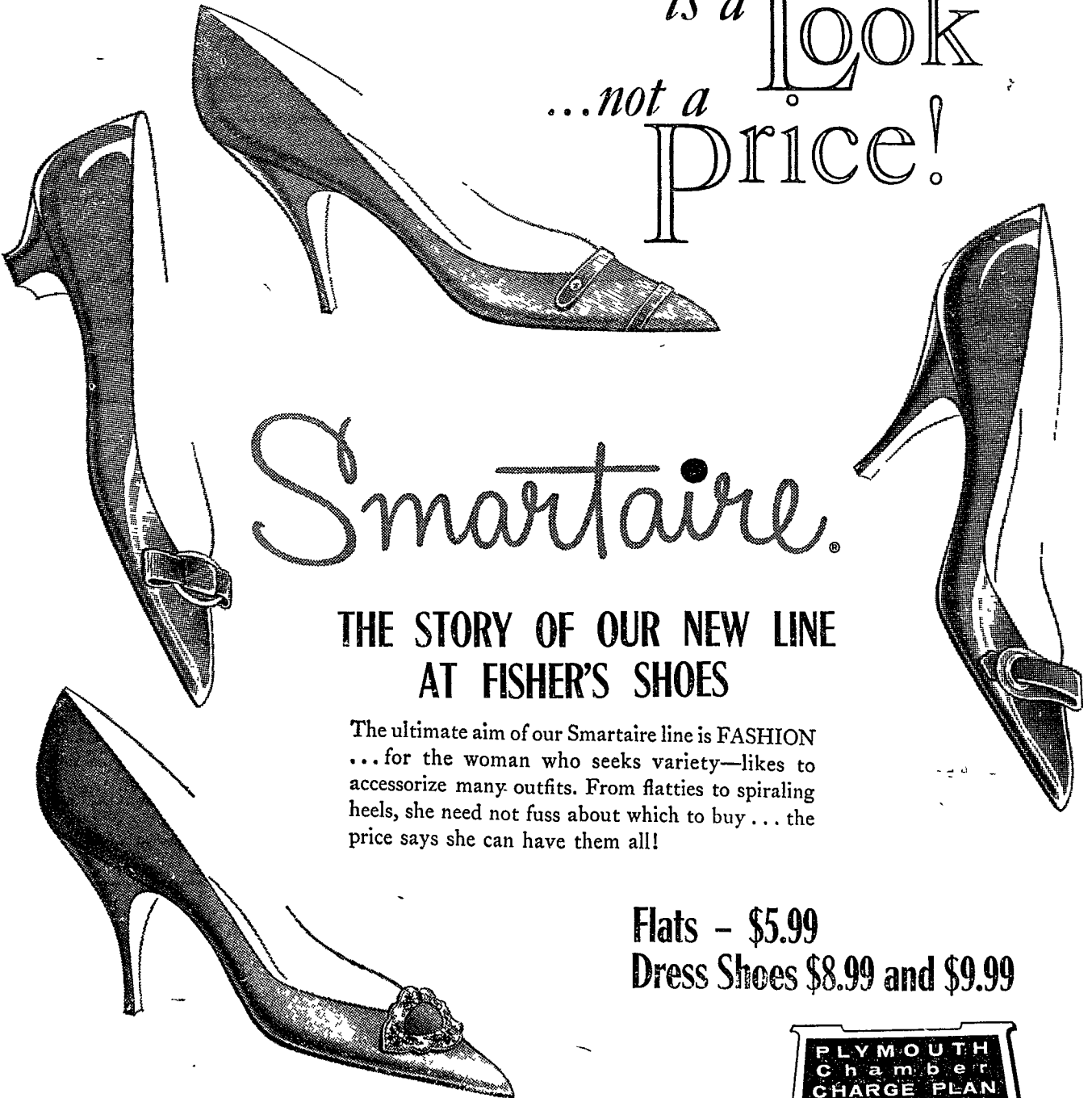
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FISHER'S SHOES

OPEN MONDAY & FRIDAY 'TIL 9



**Fashion**  
*is a* **Look**  
*...not a* **Price!**

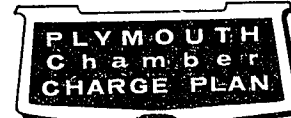


**Smartaire.**

**THE STORY OF OUR NEW LINE AT FISHER'S SHOES**

The ultimate aim of our Smartaire line is FASHION ...for the woman who seeks variety—likes to accessorize many outfits. From flatties to spiraling heels, she need not fuss about which to buy ... the price says she can have them all!

**Flats — \$5.99**  
**Dress Shoes \$8.99 and \$9.99**



**Fisher's**

"YOUR FAMILY SHOE STORES"  
"SERVING WESTERN WAYNE COUNTY"

290 SOUTH MAIN — Plymouth

20191 Plymouth Road — Wayne

3611 S. Wayne Road — Wayne

STORES OPEN MONDAY & FRIDAY TIL 9 P.M.

# YOUR KEY...



**TO A HAPPIER TOMORROW SEE THE 1960**

# PLYMOUTH TOMORROW

## G. E. MILLER

**SALES & SERVICE**

127 Hutton — Northville

Feldbrook 9-0660



**GAS PERMIT HOLDERS—**  
GET OUR BID

THERE'S NOTHING LIKE **Dri-gas** FOR COOKING—HEATING AND CLOTHES DRYING

**GAS HEAT**  
INSTALL NOW  
IMMEDIATE INSTALLATION

IMMEDIATE INSTALLATION—FREE ESTIMATES  
USE OUR SKIP PAYMENT PLAN—NO MONEY DOWN

**Otwell** **GL 30530**  
PLYMOUTH  
**HEATING & SUPPLY**

in your car...  
or garage

just touch a button...YOUR GARAGE DOORS WILL OPEN OR CLOSE! LIGHTS GO ON OR OFF

**BARBER COLMAN OVERDOORS & Operator**

Your finger on a button in your car or garage will effortlessly open or close and lock the doors, and turn the lights on or off. Look into this modern garage appliance. Call your Barber-Colman dealer and have him show you the big difference in garage doors and controls.

INSTALLED AND SERVICED BY  
**BARBER COLMAN OVERDOORS OF NOVI**  
40381 GRAND RIVER GR-4-9100

**SURE THING it's GOLD**

HAVE THESE BEEN DONE TO YOUR CAR?

- ★ ANTI-FREEZE
- ★ WATER & HEATER HOSES
- ★ THERMOSTATS
- ★ BATTERY

AND THE SAFEST TIME TO WINTERIZE YOUR CAR... IS RIGHT NOW! DON'T WAIT 'TIL IT'S TOO LATE, LET US WINTERIZE YOUR CAR TODAY!

**JOHN MACH**  
117 W. MAIN NORTHVILLE FI-9-1400  
— AUTHORIZED FORD DEALER —

**Announcing**  
THE ARRIVAL OF  
**Wixom Variety Store**  
SCHNEIDER BLDG. — WIXOM

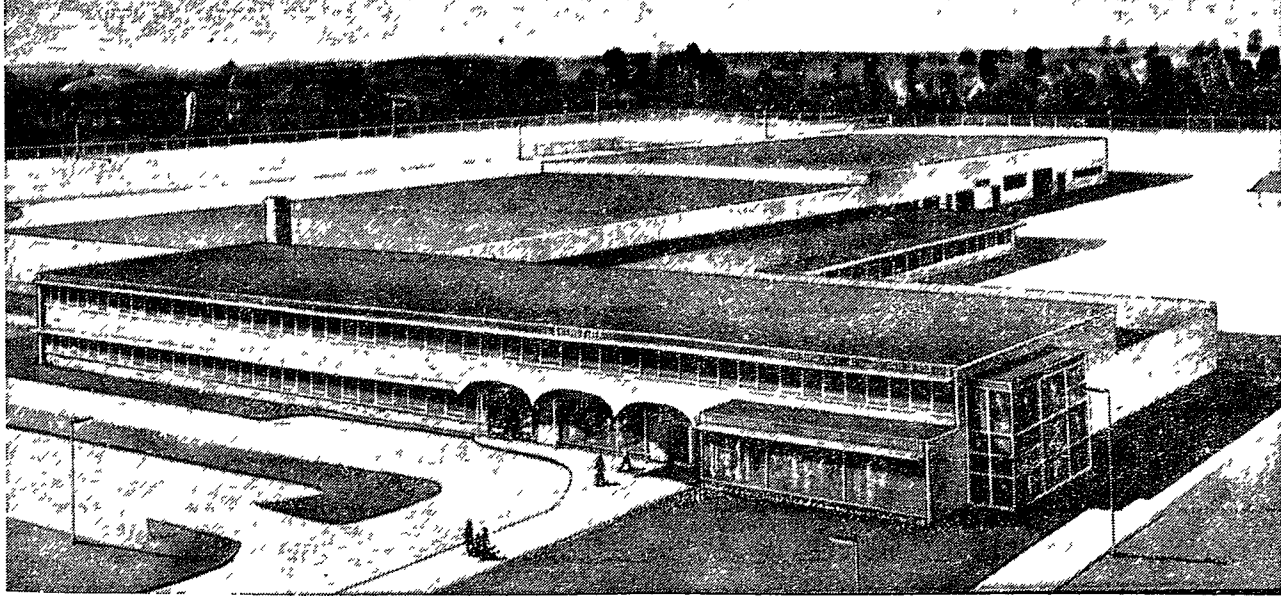
**FEATURING —**

NOTIONS	DISHES	SEWING NEEDS
TOYS	STATIONERY	DEVOE PAINT
HARDWARE	GIFT & GREETING CARDS	BABY SUPPLIES
KITCHENWARE	SCHOOL SUPPLIES	
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**NOW OPEN** DAILY 9 TO 6  
FRI., SAT. 9 TO 8

**FREE** BALL POINT PEN TO THE FIRST 100 CUSTOMERS

WHO BRING THIS AD IN THE STORE



Consumers' new west Wayne district service center will be built on an 11-acre site on Farmington road near Plymouth road in Livonia. Construction will begin immediately and require about a year.

## Consumers Starts Construction Of Area Service Center in Livonia

**DR. L. E. REHNER**  
— Optometrist —  
Phone GL 3-2054  
**FEDERAL BUILDING**  
843 Penniman — Plymouth  
— HOURS —  
Monday, Tuesday, Thursday 1 P.M. to 9 P.M.  
Wednesday, Friday, Saturday 10 A.M. to 5 P.M.

Construction of a large new service center to house Consumers Power company's west Wayne district operations on an 11-acre site on Farmington road near Plymouth road will begin immediately, Southeast Division Manager David H. Gerhard of Consumers announced today.

Gerhard said the installation will include a two-story office building with an area of 38,000 square feet, and an attached warehouse and service building with an area of 39,000 square feet. The site will be attractively landscaped, with large parking areas for employees and customers, and an outdoor storage area (carports) for the company's service fleet.

He said the center will be completed in about a year, and will house some 225 Consumers employees, including District Manager James P. Thomas, Jr., and his district staff organization. The present Plymouth office will be continued as a combined business and appliance sales office. Offices in Wayne and Farmington will also remain.

In addition to offices and service facilities, the new service center will house an appliance sales floor, customer business office and an auditorium capable of seating 250 people, which will be used for employee meetings and for cooking and house-keeping demonstrations by the company's home service department.

"Our choice of the Livonia location and the decision to consolidate our west Wayne district facilities were based on one overwhelming consideration—growth," Mr. Gerhard said. "Ten years ago the district served 10,500 natural gas customers. We now serve 36,000 in the district, and will be serving 40,000 by the end of the year."

The company's west Wayne district includes the communities of Livonia, Plymouth, Northville,

Wayne, Farmington, Salem, South Lyon, Novi, Walled Lake and Wixom. The district extends from Inkster road in Wayne county west to Dixboro road in Washtenaw county, and from Van Born road south of the city of Wayne north to Fifteen Mile road.

The building is of modern design, with an attractive brick, aluminum and glass entrance protected by three metal arches. The two-story office section will have a brick and aluminum and glass facade and the taller parts of the warehouse and service wing will have aluminum facing above a brick wainscot.

The site is on the west side of Farmington road about 500 feet north of Plymouth road.

### Colts Nip Milford In Final Quarter, 13-7

A fourth quarter aerial attack by the Northville Colts carried the junior varsity squad to a 13-7 victory over Milford Tuesday night.

Both teams were tied, 7-7, going into the final stanza. But Tom Slatery of the Colts rifled a 25-yard touchdown pass to Craig Bell to wrap up the victory.

Mike Zayti sprinted around end in the second quarter and raced 50 yards for the Colt's first touchdown. Jim Anderson knifed across the goal line on an end run to score the Colt's extra point.

Coach Joe Wilkinson named Bill Crist, tackle, as the outstanding lineman of the game.

Brownie Scouts of Troop 573 enjoyed their trip to Parmenter's Cider Mill last Saturday morning.



### LOOK AHEAD TO HAPPY YEARS OF RETIREMENT!

SEE  
**JOHN GATTER**  
19003 Hillcrest — Livonia  
Bus. Phone — Parkway 1-4811  
Res. Phone — Greenleaf 4-9331



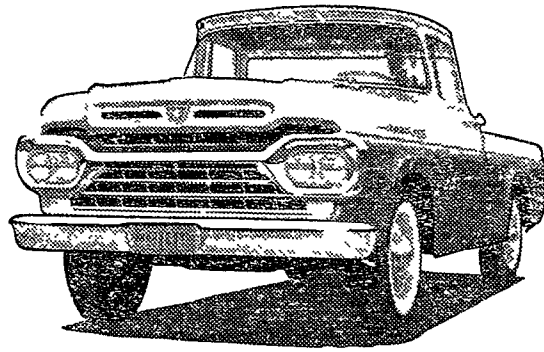
**THE LIFE**  
INSURANCE COMPANY  
OF VIRGINIA  
SINCE 1871 • RICHMOND, VIRGINIA

*They're here!*

**LOWEST-PRICED LIGHT AND MEDIUM TRUCKS**  
Priced lowest of the leading makes\*

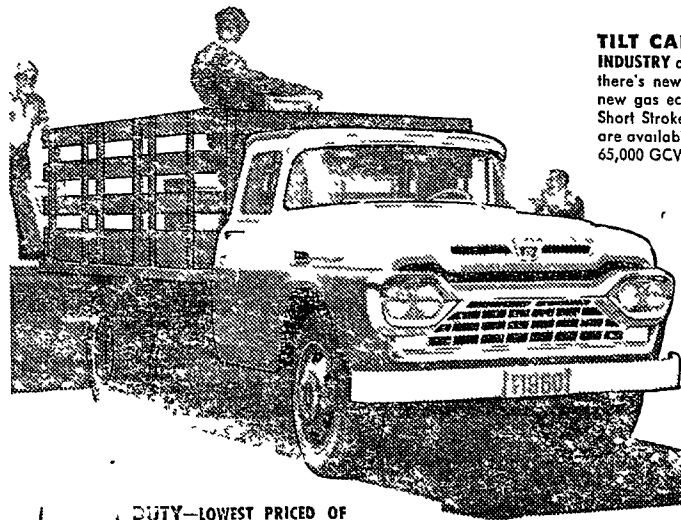
**NEW FORD TRUCKS for 60**  
with **Certified Economy**

CERTIFIED GAS SAVINGS • CERTIFIED DURABILITY  
CERTIFIED RELIABILITY • CERTIFIED LOWEST PRICES



**LIGHT DUTY—LOWEST PRICED OF THE LEADING MAKES!**  
And look what the low price of this half-ton Styleside includes! New 23.6% more rigid frame, new longer-lasting brakes, new styling and comfort, new Diamond Lustre Finish!

\*Name on label on request. Send tag "v" to P.O. Box 3027, Ford Division, Ford Motor Company, Detroit 31, Mich.



**LIGHT DUTY—LOWEST PRICED OF THE LEADING MAKES!** In addition to lowest price, this F-600 Stake offers increased strength in frame and sheet metal...colorful new cab interiors...the gas savings of Ford's modern Six. Maximum GVW, 21,000 lb.

\*Based on a certified comparison of the latest available manufacturer's suggested retail delivered prices, including federal excise tax, excluding dealer preparation and conditioning and destination charges.



"BLEU HEIRLOOM"

OLD-WORLD CHARM IN BREAK-RESISTANT

**TEXAS-WARE**

25-piece service for 8 **\$39.95** open stock value \$50.40

This famous onion pattern in underglaze blue first appeared on china in the early 1700's. Yours today in durable TEXAS WARE melamine dinnerware. Traditional rimmed shapes and a lovely new cup complement its classic beauty. Beauty that lasts because TEXAS WARE is guaranteed in writing 2 full years against cracking, chipping or breaking. Perfectly safe in boiling water and automatic dishwasher.

Complete service for 8 includes: 8 decorated 10" dinner plates • 8 decorated 6" saucers • 8 white cups • 8 decorated 7" salad plates • 8 decorated soup bowls • 1 decorated 10"x14" platter • 1 white creamer • 1 decorated serving bowl • 2-piece white sugar with lid

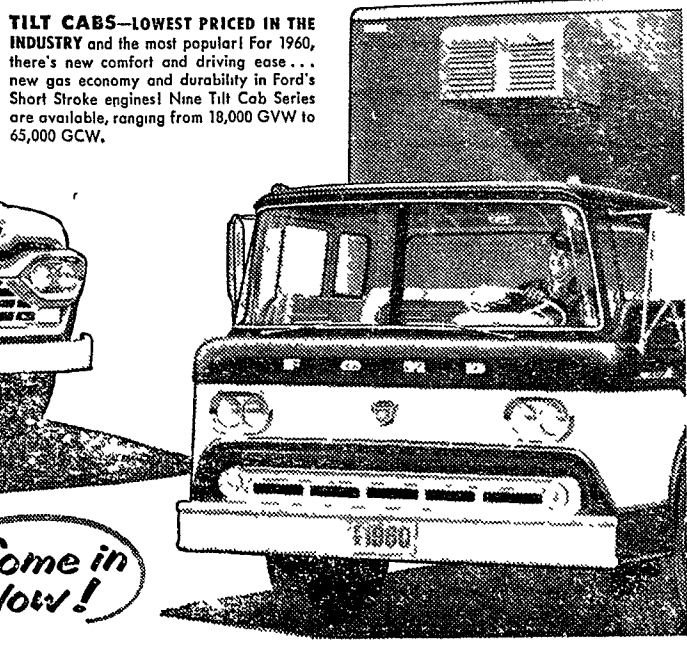
Also, see "Countryside Idyll" and "Rose Pompadour" patterns at

**JOHNSON'S**

16-piece starter set **\$19.95** open stock value \$26.00

**Johnson's Jewelry and Gift Shop**

124 E. Main Northville FI-9-3070



**TILT CABS—LOWEST PRICED IN THE INDUSTRY** and the most popular! For 1960, there's new comfort and driving ease...new gas economy and durability in Ford's Short Stroke engines! Nine Tilt Cab Series are available, ranging from 18,000 GVW to 65,000 GCW.

**Come in Now!**

**JOHN MACH FORD SALES INC.**

117 WEST MAIN

NORTHVILLE

FI-9-1400



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CLASSIFIED ADVERTISEMENT RATES: 15 words 80c (minimum charge), 5c per word over 15. 10 cent discount on subsequent insertions of same advertisement. 10 cents per line extra for bold face or capital letters. CLASSIFIED DISPLAY ADVERTISING RATE: \$1.25 per column inch for first insertion, \$1.10 per column inch for subsequent insertions of same advertisement.

## 1A—IN MEMORIAM

In loving memory of our dear husband and father, Christ Burgess, who passed away October 12, 1958. He will live in our hearts always.  
Mrs. C. Burgess  
Mr. and Mrs. D. Wahlberg  
Mr. and Mrs. Carl Hosier and son

## 2—FOR SALE — Real Estate

NORTHVILLE  
By Owner

Year-old attractive 4 bd. rm. brick ranch home on large lot, 3 baths, fireplace, recreation rm., built-in stove and oven, attached 2-car garage. Close to schools and shopping.

Phone FI-9-3070 or FI-9-0157

## \$13,600

Ranch, 3 bd. rm. face brick, full basement, on your lot, lge. kitchen, paneled family room, mahogany cabinets, snack bar, garbage disposal, vent hood and fan, built-in range and oven (optional), glass door wall, ceramic tile bath, wet plaster, gas heat and many other features.

See model at  
14011 Centralia, 1 blk. north of Schoolcraft, blk. west of Beech Daley.

S. R. Johnston & Sons  
BUILDERS  
GE-7-2255

Straus - Builder  
SEE THIS ONE

4 bd. rm. ranch, family kitchen, built-ins, large living rm., 2 fireplaces, 2 1/2 car garage, plastered, half-acre corner, landscaped. 10 Mile near Beck. Ph. Fieldbrook 9-2005.

## 2—FOR SALE — Real Estate

## LINCOLN EXECUTIVES

10 room farm colonial on 9 Mile west of South Lyon. 2 1/2 acres or more, large living room, sun-room, full dining room, den, 5 large bedrooms, center stairway, mahogany floors, many extras. Truly a fine home. For appointment call Mr. Owen.

ELLIS REALTY  
GR-6-1700VILLAGE OF NOVI  
IN WALLED LAKE AREA

Two 6 rm. and bath lake-front homes plus separate lake-front lots.

Two 5 rm. and bath houses with lake-front privileges.

5 rm. and bath lake-front home plus separate lake-front lot.

Lake-front lot plus separate lake lot.

Will sell in group only. If interested write Box 170, care Northville Record.

## BY OWNER

ANN ARBOR, large 7 rm. colonial home on 2.2 acres at city limits; 3 bd. rms., full bath, full basement, oil furnace, elec. hot water, Youngstown kitchen. Full price. \$16,500.

MA-4-3511  
Evenings after 8 p.m. MA-4-3393

NEAR Meadowbrook Country Club, several 1, 1 1/2 and 2 acre lots in finest residential section now available. FI-9-3032.

## 2—FOR SALE — Real Estate

Bargain — 5 acres, 12 Mile Rd. east of Novi, \$6,000, \$1,000 down. 1 1/2 acres, 11 Mile at Seeley. Beautiful grove of large trees. \$3,000, \$1,000 down.

100x300, Taft, \$2,000, \$300 down. 117x200, Glenda, \$2,000, \$300 dn.

The above are a sample of our listings.

Now 3 offices to better serve our many friends and neighbors in the Novi-Wixom-Walled Lake area. Branch office at 1305 N. Wixom Rd., Wixom. Phone MU-4-0167 and at 801 S. Pontiac Trail, Walled Lake, MA-4-2771.

## MAY WE SERVE YOU?

## NOVI REALTY

IN NOVI SINCE 1935  
40250 Grand River GR-4-5363

120 acres near Howell. Lovely remodeled home, spacious paneled living rm. with stone fireplace, family kitchen with lge. dining space, 3 bd. rms., activity rm., beautiful tile bath, vanity with large mirror, 2-piece bath, basement, furnace, water heater. Barn, several smaller bldgs. Level land, suitable for grain or beef cattle. Tools available. \$35,000.

164 acres near Fowlerville on blacktop. Neat 7 rm. home with bath, nice shady lawn. 2 barns, silo, chicken house, tool shed, silo, other bldgs. 30 acres wheat, 8 rye. \$29,000.

78 acres near small town, good 9 rm. home, fireplace, bath, oil furnace, recreation rm. in basement, barn, chicken house, tool shed, other bldgs. 59 tillable. All farm tools including tractor, etc. available. \$1,000. Farm priced right \$20,000.

20 acres, small 4 rm. home, new bath, new kitchen cupboards, 3 small utility bldgs. \$6,000.

120 acre dairy farm, black-top road, large 7 rm. home, bath, oil furnace, quite new dairy barn, 34 stanchions, attached milk house, tool shed, 2 chicken houses, 2 corn cribs, level land, 90 tillable. Owners moving soon, \$27,000.

HARMON REAL ESTATE  
101 E. Grand River Fowlerville  
CA-3-8741

## 2—FOR SALE — Real Estate

3 B.R. Brick. Gas heat. Lge. landscaped lot. Low dn. pmt to 4 1/2 GI. Mgt. Immediate possession.

6 Room Oil H.W. heat. Fenced lot. Close to schools and stores. Easy terms.

10 A. Farm. Priced low for quick sale. 4 B.R. Mod. House. Oil H.W. heat. New carpeting in LR and DR. Fireplace. Very good barn and 2 poultry houses. Very good buy.

8 Room used as 2 family, or can be used as 1 family. New gas furnace. 185x158 lot. Gar. Priced right, with reasonable terms.

3 B.R. brick in town. Carpeted L.R. HW floors. Full basement. CT bath. Nice lot. Perfect cond. Terms.

Nearly new brick on 2 acres. 7 large rooms. Plenty of closets, full basement. Att. 2-car garage. HW floors. Fireplace. 1 1/2 baths.

7 Room house on edge of town. Large lot. More land available. Immediate possession. Terms.

Many other listings, for pictures and other details, stop in.

WE BUY & SELL LAND CONTRACTS. GIVE US A CALL.

Member UNITED NORTHWESTERN REAL ESTATE ASSOC., Multiple-Listings.

DON MERRITT  
— REALTOR —

125 E. Main Northville, Mich.  
Phone FI-9-3470  
Geraldine Soule — Salesman  
Phone FI-9-3626

## SEVEN ROOM HOUSE FREE

The Baptist Church will give the house at 217 N. Wing St. to any reliable party who will agree to move the house within 30 days. Ph. FI-9-1080 if interested.

## — BY OWNER —

2 bd. rm., small modern home, furnished or unfurnished. Garage, landscaped lot 112x150. \$2,400 down, bal. on contract, \$80 per mo. This place must be sold before Nov. 30. Owner retired, leaving for warmer climate. Phone FI-9-0362.

## 3—FOR SALE — Household

SPECIAL — ANTI-FREEZE. \$1.99 per gallon. Cash and carry. TV stamps. Moe's Gulf Service.

REFRIGERATOR, washer, apt. size elec. stove, 2 pc. living room set. All good condition. 25587 Clark Rd., Novi.

DOUBLE Hollywood bed, box springs and mattress, good condition, clean, \$20. 39000 7 Mile, Livonia. FI-9-3309.

17 1/2 CU. ft. chest-type freezer. GL-3-1773.

3 PAIR drapes, white, brown and blue figured, lined, full length. FI-9-2353 after 5.

8'x11' RUG, wall mirror with knick-knack shelves. FI-9-1031.

Handy man's dream—now about as exciting as one of those male chorus girls — but with a little paint and fixing up, it can be as tantalizing as a real one. \$7,000—\$1,400 down, — \$56 mo.

No paint or fixing on this jewel 2 b.r. on cor. lot close to school. See it today.

Terms as soft as falling leaves on this cute brick in real nice area and low taxes. Auto. gas heat. Neat and clean.

\$8,800 — \$1,500 dn. — \$75 mo. for this nice store location with 2 b.r. apt. in rear. Cor. of Wing and W. Main. Good buy — You KNOW it is.

Acre lots and up at values that stick out like the Dodgers' chests. Buy now — or wait and pay more next spring.

40 A. farm at price of raw land — plus a lovely 3 b.r. mod. home. Reasonable 'dn. and low mo. payments.

Nice ranch home on 1.07 A. of land. Let me tell you about this big value.

New low price on this fine 2 apt. income at cor. of W. Main and Rogers. A little cash will go a long way here.

## BE SHARP — SEE STARK

## D. J. STARK

REALTOR  
900 Scott Northville FI 9-2175  
Member U.N.R.A. Listing Service

Immediate possession, 4 bd. rm. home, gas heat, 2 car garage, good condition. Terms.

3 bd. rm. ranch-style home, oil heat, with carpet, washer and dryer. Carport. \$3,000 down.

JOHN LITSENBERGER  
— Broker —  
122 W. Main FI-9-3211

\$10,900  
\$400 Down On Your Lot  
Model 11708 Outer Dr., 4 blks. N. of Schoolcraft. Open daily 9 a.m. to 9 p.m. Ranch, 3 bd. rm., face brick, full bsmt., alum. windows, 20' liv. & din. ell, 13' country kit., ceramic tile bath & kit., gas heat, garbage disposal, all copper plumbing. Free estimates given on your plans, we build in a 30 mile radius.

James Ray Helfer  
22730 Grand River KE-7-3640

LOTS OF LOTS  
\$10 DOWN — \$5 WEEKLY  
Privileges to Middle and Upper Straits Lake  
B. Z. SCHNEIDER  
MA-4-1292 MA-4-2553

## 2—FOR SALE — Real Estate

## Must Sell — Leaving State

See this lovely 2 bd. rm. fully plastered basement home on a large lot. Room for 2 large bedrooms, bath in unfinished attic. Large screen porch, outside barbecue, 2-car garage, disposal, exhaust fan, ceramic bath, storms, screens, carpets.

19691 Clement Rd. — FI-9-3119

## Northville Realty



150 E. Main FI-9-1515  
L. M. Eaton C. H. Bryan  
REALTORS

An older home completely revamped into a beautiful income, 4 rooms up and 4 rooms down. Entirely new — wiring, plumbing, plastering, floors, new hot water heating with base board radiation. All in perfect condition. Extra large lot 9 acre. Offered for \$18,000, a substantial loss to owner. Liberal terms.

Six room home on Thayer Blvd., just one block from Catholic church. Lge. living room with fireplace, dining room, kitchen and breakfast area. Three bedrooms and bath up. 2 car garage. Lot 81x220. Good value at \$17,000. Terms with no financing charges.

Orchard Heights home of six rooms, including 1 bedroom and bath on first floor, 2 bedrooms up. Full basement, gas heat. Garage. Lot 80x117. Priced at \$15,000 with attractive terms.

If you expect to build in the Northville area you should select your lot NOW. We have several choice parcels in the hills just west of town suitable for ranch or tri-levels. Priced \$3500 to \$6000.

Member of  
United Northwestern Realty Assn.  
and Western Wayne County Board  
of Realtor Multiple Listing Service

## 3—FOR SALE — Household

SPECIAL — ANTI-FREEZE. \$1.99 per gallon. Cash and carry. TV stamps. Moe's Gulf Service.

REFRIGERATOR, washer, apt. size elec. stove, 2 pc. living room set. All good condition. 25587 Clark Rd., Novi.

DOUBLE Hollywood bed, box springs and mattress, good condition, clean, \$20. 39000 7 Mile, Livonia. FI-9-3309.

17 1/2 CU. ft. chest-type freezer. GL-3-1773.

3 PAIR drapes, white, brown and blue figured, lined, full length. FI-9-2353 after 5.

8'x11' RUG, wall mirror with knick-knack shelves. FI-9-1031.

Handy man's dream—now about as exciting as one of those male chorus girls — but with a little paint and fixing up, it can be as tantalizing as a real one. \$7,000—\$1,400 down, — \$56 mo.

No paint or fixing on this jewel 2 b.r. on cor. lot close to school. See it today.

Terms as soft as falling leaves on this cute brick in real nice area and low taxes. Auto. gas heat. Neat and clean.

\$8,800 — \$1,500 dn. — \$75 mo. for this nice store location with 2 b.r. apt. in rear. Cor. of Wing and W. Main. Good buy — You KNOW it is.

Acre lots and up at values that stick out like the Dodgers' chests. Buy now — or wait and pay more next spring.

40 A. farm at price of raw land — plus a lovely 3 b.r. mod. home. Reasonable 'dn. and low mo. payments.

Nice ranch home on 1.07 A. of land. Let me tell you about this big value.

New low price on this fine 2 apt. income at cor. of W. Main and Rogers. A little cash will go a long way here.

## BE SHARP — SEE STARK

## D. J. STARK

REALTOR  
900 Scott Northville FI 9-2175  
Member U.N.R.A. Listing Service

Immediate possession, 4 bd. rm. home, gas heat, 2 car garage, good condition. Terms.

3 bd. rm. ranch-style home, oil heat, with carpet, washer and dryer. Carport. \$3,000 down.

JOHN LITSENBERGER  
— Broker —  
122 W. Main FI-9-3211

\$10,900  
\$400 Down On Your Lot  
Model 11708 Outer Dr., 4 blks. N. of Schoolcraft. Open daily 9 a.m. to 9 p.m. Ranch, 3 bd. rm., face brick, full bsmt., alum. windows, 20' liv. & din. ell, 13' country kit., ceramic tile bath & kit., gas heat, garbage disposal, all copper plumbing. Free estimates given on your plans, we build in a 30 mile radius.

James Ray Helfer  
22730 Grand River KE-7-3640

LOTS OF LOTS  
\$10 DOWN — \$5 WEEKLY  
Privileges to Middle and Upper Straits Lake  
B. Z. SCHNEIDER  
MA-4-1292 MA-4-2553

## 4—FOR SALE — Miscellaneous

JIGSAW  
PATIO  
BLOCKS

Variety of Colors

— ALSO —  
HEARTY  
MUMSLESLIE DIESEM  
FI-9-0730OUR TAILORING ALTERATION  
SERVICE

\* Men's and Ladies  
\* Personal Fittings  
Between 12 & 6 Mon. thru Sat.  
NORTHVILLE MEN'S SHOP  
120 E. Main FI-9-3677

## TOP SOIL — SOD

SAND — GRAVEL

JIM BONAR  
Garfield 2-4539

## APPLES — \$1 up.

W. H. STOBBE  
55280 8 MILE corner CURRIE  
GE-8-2961

BABY parakeets, good talking strain Ready for training. All colors and breeds, at varied prices. FI-9-1894. We welcome visitors. 151f

NEW SHIPMENT  
PRETTY PRINTS

ALSO

Lawn Seeds  
Lawn Fertilizers  
All Analysis  
SPECIAL  
16-8-8 Merion Blue

SPECIALTY FEED CO., INC.  
13919 Haggerty Plymouth

## TOP SOIL — SOD

W. C. SPESS  
623 Fairbrook  
FI-9-0181 after 6

THINKING of a few improvements around the house? How much longer can you make that old sink top last? How about the bath room? Need a new wall covering or floor ... For the finest in workmanship and materials call Jackson's, Inc. GL-3-1040 for a FREE Estimate ... Nothing down, 5 years to pay. 1-3

## PLUMBING SUPPLIES

## AT REASONABLE PRICES

30 gal. glass lined gas htr. \$65.00  
52 gal. glass lined elec. htr. \$85.00  
Dble. comp. steel sinks \$17.50  
Dbl. Comp. stainless sink \$44.50  
5 ft. built-in bath tubs \$62.50  
White enamel medicine cab. \$10.00  
Shallow well pumps \$90.00  
Deep well pumps \$94.00  
All brass pump pumps \$46.50  
3/4" copper tubing 23c per ft.  
3/4" copper tubing, per ft. 30c  
Largest stock of plumbing supplies in this area. Soil pipe, Copper Water Tube, Faucets, Pump Controls, Valves and Fittings. Pipe cut to measure. Terms If Desired

—PLUMBING TOOLS FOR RENT—  
PLYMOUTH PLUMBING  
& HEATING SUPPLY  
at 149 West Liberty St.

Phone GL-3-2882, if no answer, call GL-3-2278 — Open all day Saturday

ALMOST new rayon crepe dress, size 40. Cost \$21.95 — \$8. FI-9-3212.

110 GAL. Electromaster water heater, \$75. 45285 Grand River.

SEASONED fireplace wood, hardwood and apple. We deliver. GL-3-7463. 28

HUNTER'S house trailer, 15', two bunks, gas heater, cook range, \$385. 114 Monticello, Walled Lake.

## AUCTION SALE

## EVERY SAT. NITE

7:30

On 12 Mile nr. Telegraph  
Come One - Come All!  
12 Mile Auction Sale

ROLLER skates, Chicago precision, full plate with Eli stops, size 6 1/4, extra wheels, \$30. 18970 Northville Rd. FI-9-0916.

APPLES from well sprayed trees. \$1 bushel up. Bring container. No Sunday sales. C. M. Spencer. Appleview Farm, 54550 9 Mile between Currie and Chubb Rd. GE-8-2574. 201f

FIREPLACE wood. Will also saw tree limbs and trees. FI-9-1168, if no answer FI-9-0585. 27x

## 4—FOR SALE — Miscellaneous

ELECTRIC refrigerator, suitable for cottage, \$15. Tepee cartop luggage carrier, good condition, water proof. \$7. FI-9-3035.

TWO thoroughbred 3 1/2 month Labrador Retrievers, \$75 each. FI-9-3032.

REGISTERED miniature French poodles, 10 weeks old, reasonable, 9464 Northern, Plymouth. GL-3-2218.

400 BU. OATS, 500 bales of straw. 41222 9 Mile. FI-9-0694. 23x

SPACE oil heater and oil drum, reasonable. FI-9-2529.

## APPLES All Kinds

BILL FOREMAN & SON ORCHARD  
3 Miles West of Northville on 7 Mile  
—Stop at the White Barrels—  
Open 8-8 Daily

FIREPLACE wood, - clean, split body hardwood in 16 and 24. FI-9-2367 and FI-9-2359. 32x

## DONUTS and CIDER

Party prices on 10 doz. or more donuts, 5 gal or more cider.

Ask about our keg and spicket rental.

We can supply from 1-2,000 doz. donuts a day.

Parmenter's Cider Mill  
708 Baseline FI-9-3181  
Open 9 to 9 Every Day

OATS and wheat straw. 54181 West 8 Mile. FI-9-0965. 171f

SPACE fuel oil heater, automatic thermostat and fan, heat 5 rms., good condition. FI-9-2687.

MOST VARIETIES  
OF APPLES

## SWEET CIDER - HONEY - PEARS

FOREMAN ORCHARDS  
2ND STAND WEST OF RIDGE  
ROAD ON 7 MILE

Dear Friends:

We are closing for the winter October 19. We will open in the spring.

Thank you for your cooperation.

## BRIGHAM'S DONUT SHOP

25100 Novi Road FI-9-2862

## APPLES — PEARS

Quality Snow, McIntosh, Wealthies, Jonathan, King, Grimes, Wolf River, Winter Bananas, Greenings. Many others. \$1.95 bushel. Also slight seconds, \$1 bu. Our own cider — none better — at any price, 75c gal. Try a sample glass.

BASHIAN'S  
GRANDVIEW ORCHARD  
40245 Grand River

HUNTING EQUIPMENT  
GUNSSPORTING GOODS  
WORK CLOTHING

## Farmington Surplus

Discount Store  
33419 GRAND RIVER GR-4-8520  
AT FARMINGTON RD.  
Open Thurs., Fri. & Sat. evenings

## TOP SOIL

Best Grades. Rich, black and clean. Also Humus and Manure

## 'Hickory 9-7449

7441 SPENCER RD. WE DELIVER  
JERRY TAGGART

## 5—FOR SALE — Autos

SPECIAL — ANTI-FREEZE. \$1.99 per gallon. Cash and carry. TV stamps. Moe's Gulf Service.

1953 MERCURY 2-dr., cheap. Can be seen at Mike's Shell. 340 N. Center.

SMALL cottage off Clement Rd., on Neeson. FI-9-1463. References required. 22x

4 RM. unfurn. upper apt. at 515



6-FOR RENT

HOUSE, Haggerty and 5 Mile, Plymouth, 2 bd. rms., on half-acre. GL-3-6284.

UPPER apt., private entrance, 3 rooms and bath, partly furnished, \$65 a month including garage. Furnish your own utilities. Adults only. FI-9-3078.

2 BD. RM. apt., furn., garage, utilities furnished. FI-9-3538.

APT., furn. or unfurn., 2 rms. with bath, auto. gas heat. FI-9-3472.

GROUND floor unfurn. apt., 3 rms. and bath, heat and hot water included. Fine location. FI-9-0820.

UNFURN. 5 room flat close to center of town. FI-9-2397.

COMFORTABLE sleeping room for gentleman. 331 S. Rogers.

SMALL house, 3 rooms, adults only. 26975 Novi Rd.

ONE bachelor apt. and one 3 room apt., heated, private entrances and baths. Adults. 642-N. Center.

2 ROOM furn. apt., pvt. bath and entrance, \$60 per mo. Utilities furnished. Located 302 Pennell. FI-9-3449 after 6 p.m.

3 ROOM modern unfurn. apt., heat, elec. gas included, \$85 per mo. Located 410 E. Main. FI-9-3449 after 6 p.m.

4 ROOM furn. apt., \$45 mo., oil heat, near Lincoln plant. 114 Monticello, Walled Lake.

APT., furnished, adults only. 620 N. Center.

3 ROOM semi furnished apartment, ground floor, walk to town, washing facilities. FI-9-2232 or FI-9-0613.

8-WANTED - To Buy

OLD cars and iron wanted. Used auto parts sold. 1179 Starkweather. Plymouth. GL-3-4960. 43tf

9-HELP WANTED

JANITOR. Experienced, must be neat, trustworthy, dependable and able to produce. Must live in Northville area. Write Box 171, care of Northville Record.

BABY sitter for 2 in your home. Prefer that she live in city of Northville and have no more than two children of her own. FI-9-2600 days.

LADY to do ironing. FI-9-0581

SPECIAL - ANTI-FREEZE. \$1.99 per gallon. Cash and carry. TV stamps. Moe's Gulf Service.

10-SITUATIONS WANTED

RESPONSIBLE woman wishes baby sitting evenings and week ends, call FI-9-2228 after 5 p.m.

HOUSEWORK by day or week. Mrs. Bryant. FI-9-1307.

BABY sitting, mature person. Have own transportation. FI-9-1540.

WILL do small washing and ironing in my home. FI-9-2276.

11-LOST

BEAGLE, 2 weeks ago, named "Princess". FI-9-1031.

12-NOTICES

STATE OF MICHIGAN

THE PROBATE COURT FOR THE COUNTY OF WAYNE

No. 477,157

In the Matter of the Estate of MYRTLE S. WALDECKER, formerly MYRTLE SUSANNA LEFLER, Deceased.

Notice is hereby given that all creditors of said deceased are required to present their claims in writing and under oath, to said Court at the Probate Office in the City of Detroit, in said County, and to serve a copy thereof upon PHILIP R. OGILVIE, Executor of said estate, at 113 North Center, Northville, Michigan, on or before the 7th day of December, A.D., 1959, and that such claims will be heard by said court, before Judge JOSEPH A. MURPHY in Court Room 1309, City County Building in the City of Detroit, in said County, on the 7th day of December, A.D., 1959, at two o'clock in the afternoon. Dated September 28, 1959.

JOSEPH A. MURPHY, Judge of Probate

I do hereby certify that I have compared the foregoing copy with the original record thereof and have found the same to be a correct transcript of such original record. Dated September 28, 1959.

ALLEN R. EDISON, Deputy Probate Register

Published in Northville Record once each week for three weeks successively, within thirty days from the date hereof. 21

14-BUSINESS SERVICE

SPECIAL - ANTI-FREEZE. \$1.99 per gallon. Cash and carry. TV stamps. Moe's Gulf Service.

RUBBISH collection or odd jobs, weekly pick-up, township or city. L. & M. Rubbish Co., 2002 Elmhurst, Plymouth. GL-3-4881 or GL-3-1564. 21tf

FLOOR COVERINGS

SINK TOPS - WALLS

\* FORMICA

\* CERAMIC TILE

\* PLASTIC TILE

\* INLAID LINOLEUM

\* RUBBER and VINYL TILE

GARDEN plowing by roto-tiller, lawns plowed, disced and graded for seeding, by hour or job, new equipment. GL-3-6598. 51tf

Custom Reupholstering

Custom Work at Reasonable Prices

- Free Estimates -

- Samples Shown -

M. H. PICKARD MA-4-1992

MICHAEL J. WILLING

- GENERAL CONTRACTOR -

- Building - Painting - Remodeling

GR-4-9100

CEMENT work, free estimates. FI-9-1298. 20tf

YOUR FULLER BRUSH DEALER

FI-9-0769 FRANK VAN ATTA FE-2-2318

For Information On . . .

SHELL HOMES - STARTER HOMES OR PRE-FAB - USING L.U.-RECO SYSTEM

CALL Fieldbrook 9-0151

NOWELS LUMBER & COAL CO.

CITY OF WIXOM WANTED

MEN - For Volunteer Fire Department

APPLY CITY HALL

131 North Wixom Road

14-BUSINESS SERVICES

MALCOLM SADDLERY

202 MAIN NORTHVILLE

Fieldbrook 9-0637

"Everything in the Horse Line"

A-1 PAINTING and decorating, interior and exterior. Also wall washing. Roy Hollis. Ph. FI 9-3166. 26tf

LAREAU CARPET SERVICE

New - INSTALLATIONS - Used CLEANING SEWING REPAIRING REWEAVING LAYING WORKMANSHIP GUARANTEED FREE ESTIMATES MA-4-2741

1109 S. Lake Rd. Walled Lake

FURNITURE upholstery. All types of furniture. Work guaranteed. For free estimates call GENEVA 8-3933. Donald Reed. 11tf

POWER Lawn Cutting

Larger Homes and Estates Experienced Operators Free Estimates

Eastland Lawn Cutting Co.

21516 BonHeur St. Clair Shores PR-7-5296

EXPERT sewing machine and vacuum sweeper service. Retired man. Free estimates. Specializing on Electrolux and Kirby parts and service, all other makes. Old sewing machines electrified. \$15.95 GE-8-2261. 1f

BULLDOZING, basement, back filling, grading, land clearing. Ray L. Warren, 27629 Haggerty. GR-4-6695. 51tf

PLASTERING

- NEW AND REPAIR -

FI-9-1699 GA-7-3755

OIL BURNER SERVICE

VACUUM CLEANED and REPAIRED

HI HOLMES & SON

24-HOUR SERVICE Ph. Fieldbrook 9-2046

MOVING household furniture, safes, appliances, modern equipment. Short hauls. Call FI-9-0420 or FI-9-1007. 1f

New Hudson Fence Co.

FENCING for every purpose

F.H.A. Approved Free Estimates Easy Terms GE-7-9441

NEW and used sump pumps. We specialize in repairing all makes of sump pumps. George Loeffler Hardware, 29150 W. 5 Mile at Middebelt. Ph. GARfield 2-2210. 1f

PERSONAL loans on your signature, furniture or car. Plymouth Finance Co., Penniman Ave., Plymouth, GL-3-6060. 1f

Specializing in Remodeling and Repair Maintenance PAUL PALMER CONST. CO. Building - Masonry - Painting Phone Northville FI-9-1031

DRAPERIES SLIPCOVERS BEDSPREADS

Beautifully cleaned and pressed and guaranteed not to shrink. Drapes previously shrunk may be restored by our exclusive Draper-form process. FREE

MOTHPROOFING

Have your winter garments cleaned by our exclusive, guaranteed mothproof cleaning process. No extra charge.

PILLOWS

Feather pillows cleaned, sterilized, fluffed, returned in bright new ticking. \$2.25. One-day service on request.

Tait's Cleaners

GL-3-5420 or GL-3-5060

14268 Northville Rd. 595 S. Main PLYMOUTH

MOVING furniture, experienced handling. Phone FI-9-0363. 31tf

Record Classifieds Bring Results - Try Us

14-BUSINESS SERVICE

WE REPAIR

AND STOCK PARTS FOR Ramblers, Nashs, Willys, Jeep - passenger and truck Kaisers, Frazers and Henry J's

FIESTA

RAMBLER-JEEP

1205 Ann Arbor Rd. GL-3-3600

LAWRENCE W. SMITH

Excavating Contractor - Grading Trenching - Septic and Sewer System - Dump Truck Service. TREES, STUMPS & RUBBISH REMOVAL

26950 Taft Rd. FI-9-2170

MATTRESSES and BOX SPRINGS of best grade material. We also make odd sizes and do remake work. See our showrooms at any time. Adam Hock Bedding Co., Six Mile at Farhart Rds., 2 miles west of Pontiac Trail. Phone GENEVA 8-3855, South Lyon. 43tf

TREE PRESERVATION

• FEEDING • CABLING • BRACING • TRIMMING • SPRAYING • REMOVAL

GREEN RIDGE NURSERY

INSURED - RELIABLE

Fieldbrook 9-1111

Serving This Area 31 Years With Everything for the Garden But the Rain

SEE OUR LARGE SELECTION OF FALL BULBS

• Bulk Grass Seed • Fertilizer

FAST SERVICE ON MOWERS & SMALL ENGINES

Saxton Farm Supply

587 W. Ann Arbor Trail, Plymouth GL-3-6250

BUILDING - REMODELING

CABINETS For right prices and workmanship

Call Straus - FI-9-2005

27 Years Experience Personal Supervision Licensed and Insured

EAVESTROUGHING, Roofing, Roof Repairing. Free estimates. Boyd's, Phone FI-9-0155. 51tf

Made to Measure Custom Tailoring Ladies and Men's Stylist Alterations & Repairs

"HEC" SHUTTLE

190 E. Main FI-9-2825

DIGGING TRENCHING

• BACK-FILLING & GRADING • DRAINS REPAIRED

FRANK KOCIAN

Greenleaf 4-8770

FURNACE

SPRING CLEANING ..... \$12.95

SPRING CLEANING and 1 YEAR'S SERVICE .... \$19.95

SPRING CLEANING and YEAR'S SERVICE and PARTS ... \$39.95

FRANK BARGER HEATING COMPANY

- Oil and Gas Furnaces -

303 GODFREY SOUTH LYON

GE-8-3731 DAY or NIGHT

INSURANCE, Fire, Theft, Liability, automobile. Mrs. F. R. Lanning, 214 N. Wing. Phone FI 9-3064. 20tf

BUILDING service, new houses, additions, alterations, remodeling & repairs. GE-7-2351. 22x

TRENCHING, septic tank lines, pipe and tile lines, footings; complete installation of septic tanks and field beds. Foster Ashby, 19476 Maxwell Rd. Phone FI-9-0484. 1f

PLUMBING - HEATING NEW INSTALLATION REMODELING - SERVICE WORK - Electric Sewer Cleaning - Electric Pipe Thawing -

GLENN C. LONG

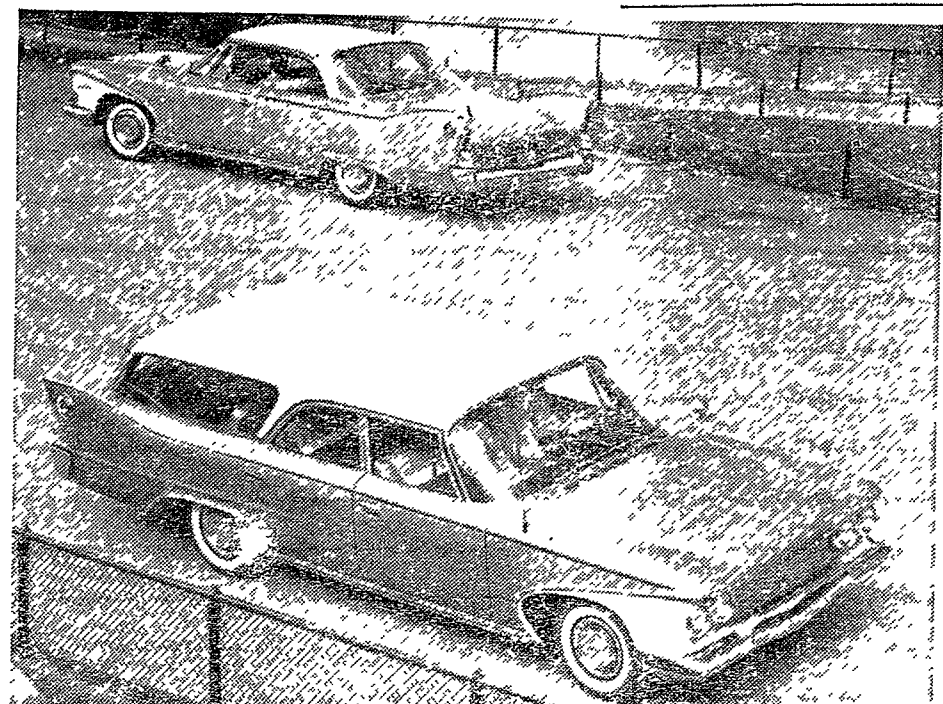
43300 7 Mile Rd. Northville Ph. Fieldbrook 9-0373

MUSIC LESSONS Piano and Organ Instrumental Schnute Music Studio

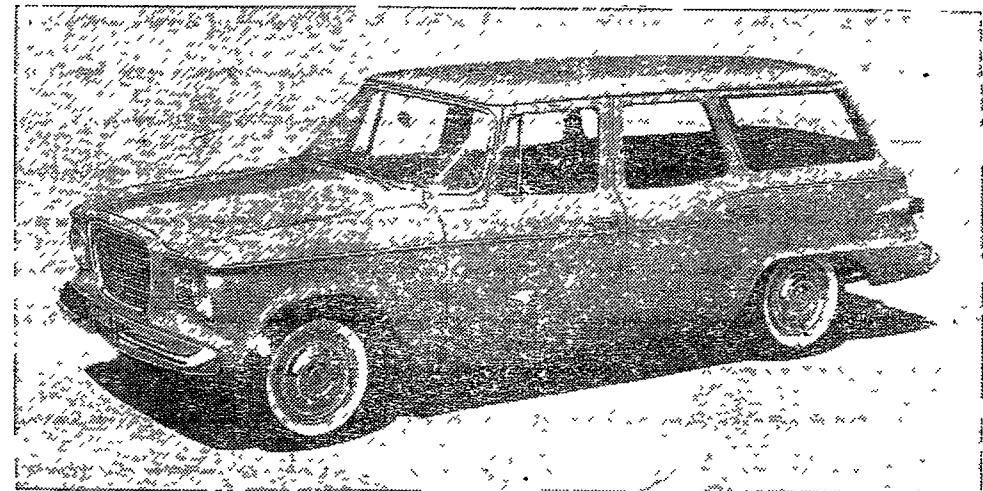
505 N. Center FI. 9-0580

FINE QUALITY PRINTING

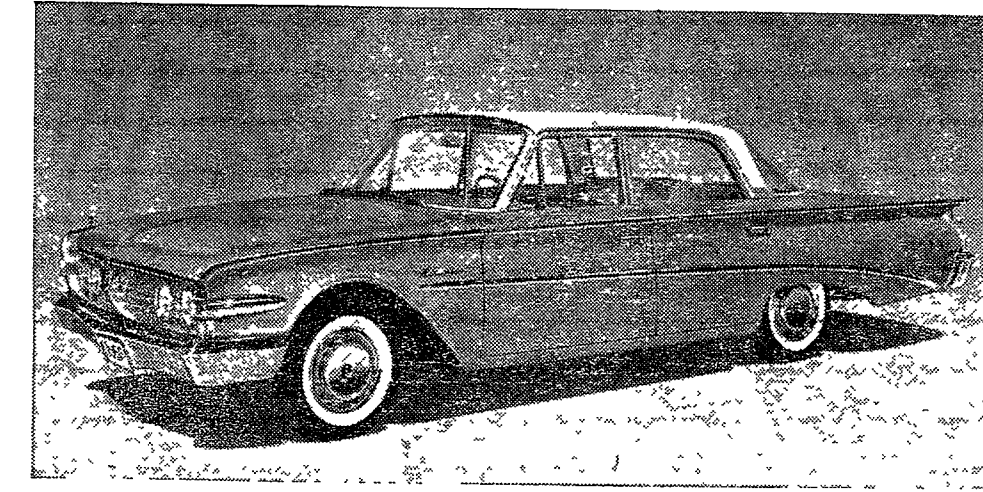
THE NORTHVILLE RECORD



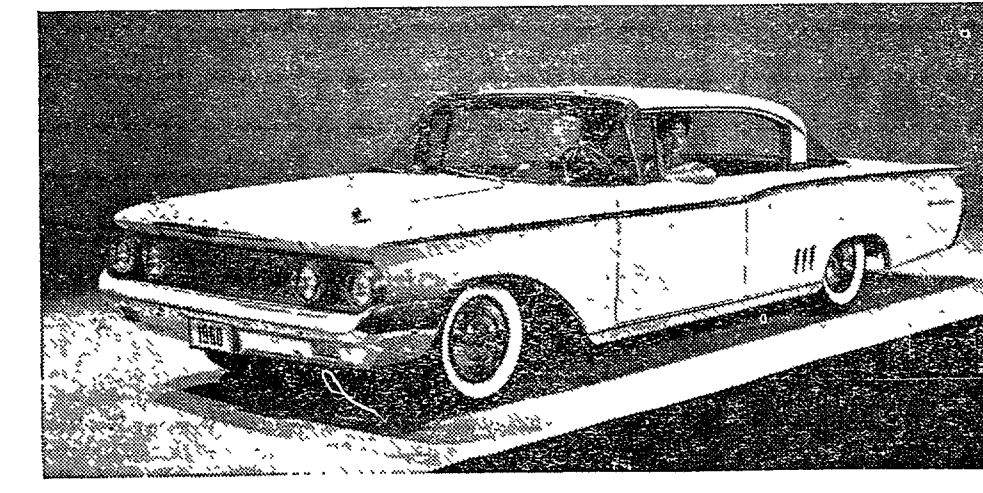
PLYMOUTH - On display tomorrow at G. E. Miller Sales and Service, the 1960 Plymouth features unified body and frame structure. The models also feature six different engines, each developed to fulfill a specific requirement.



THE LARK - A new Studebaker model for 1960 is this Lark four-door station wagon. Like the new Lark convertible, the station wagon is available with either a six-cylinder or V-8 engine. The Larks are on display at Gib Bergstrom, Inc.



EDSEL-MERCURY - The 1960 Edsel and Mercury lines are on display at West Bros. in Plymouth. The Edsel (above) features all-new styling. The Ranger four-door sedan (as shown) is one of seven models. The Mercury (below) offers 13 models in four series. Pictured is the Montclair four-door cruiser hardtop.



Northville Restaurant Bar and Paddock Hotel  
Specializing In PRIME RIBS OF BEEF  
113 W. Main FI-9-9751

DEMPSEY B. EBERT  
Funeral Home  
OXYGEN EQUIPPED AMBULANCE  
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Parts for all Cars -  
EXCHANGE . . . ENGINES, FUEL PUMPS, GENERATORS, STARTERS, CLUTCHES  
Complete Machine Shop Service . . . Engine Rebuilding  
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STRONGEST MUFFLER OF THEM ALL  
NOT A MURKUM!  
HERCULES  
ALUMINIZED - Resists Rust Best  
FREE Installation in 15 minutes  
BRAKES RELINED \$8.88 up \$12.95 and up  
DETROIT MUFFLER INSTALLERS

Diamond Automotive PLYMOUTH  
906 S. Main St. GL-3-7040  
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PROFESSIONAL DIRECTORY  
Attorney - CLIFTON D. HILL  
Office Hours 9-5 Saturday 9-12  
127 E. Main Phone FI-9-3150

Dentist - DR. WERNER H. GRUNHEID  
108 N. Center Northville  
Hours by Appointment FI-9-2750

Dentist - DR. R. M. HENDERSON  
43230 Grand River Novi Ph. FI-9-2060

LYLE L. FETTING, D.O.  
Osteopathic Physician, Surgeon  
43230 Grand River Novi  
Phone FI-9-2640  
Office Hours By Appointment

Veterinarian - DR. T. N. HESLIP  
51305 West 7 Mile  
Fieldbrook 9-0283

It's GOLD STAR Sell-a-bration Time

WORLD'S NEWEST EMBLEM OF EXCELLENCE



Only the finest ranges from the world's great Gas Range makers qualify for this coveted GOLD STAR AWARD

AT YOUR GAS RANGE DEALERS

BIG TRADE-IN

Free Installation

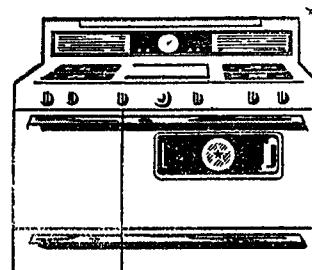
FREE FRY-PAN

Given with Gas Ranges that feature the BURNER-WITH-A-BRAIN

Big, deep aluminum pan becomes automatic when used on the Burner-With-A-Brain... eliminates guesswork.

Regular \$9.95 VALUE

BUY NOW AND SAVE!



The Gold Star is an award of merit, not a brand name! You will find it only on the finest, most modern Gas Ranges. It tells you instantly that here is a range which meets the strictest standards - Gold Star standards - for performance, automation and design. No wonder now, more people than ever are cooking with Gas!



## BPW Club Card Party Set for October 28

The Northville Business and Professional Women's club will give a card party Wednesday, 8 p.m., October 28, at the VFW hall, 438 South Main street. Refreshments will be served. The public is invited. Tickets can be purchased at the door.

WE PROPERLY FIT  
CONTACT LENSES

PERSONALITY STYLED FRAMES

EYES EXAMINED

IVAN S. DOCTOR — OPTOMETRIST

LARGE SELECTION  
OF FRAMES12-HOUR  
REPAIR SERVICEHours — 9:30-5:30 — Mon. & Fri. 'til 8:00 — Sat. 'til 2:30  
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NORTHVILLE'S OWN HOME-TOWN THEATRE

**P&A Theatre**  
Fieldbrook 9-0210  
OPEN WEEK DAYS 6:30 — SAT. SUN 2:30 continuous

NOW SHOWING THROUGH SATURDAY  
"BEAU JAMES" Color  
Starring Bob Hope and Vera Miles

SUNDAY, MONDAY, TUESDAY  
"HOLIDAY FOR LOVERS" Color  
Starring Clifton Webb and Jane Wyman

STARTS WEDNESDAY, OCTOBER 21  
"THE BIG CIRCUS"

for the finest in entertainment



**THE PENN THEATRE**  
Plymouth, Michigan  
Phone Glenview 3-0870

11 BIG DAYS — Wed., Oct. 14 through Sat., Oct. 24

The most talked-about picture of the year. Last year's No. 1 Best Seller — This year's (we hope), No. 1 Motion Picture. Filmed in Northern Michigan.

JAMES STEWART

LEE REMICK

BEN GAZZARA

ARTHUR O'CONNELL

EVE ARDEN

KATHRYN GRANT

and JOSEPH N. WELCH as Judge Weaver

GEORGE C. SCOTT/ORSON BEAN/RUSS BROWN/MURRAY HAMILTON/BROOKS WEST  
screenplay by WENDELL MAYES from the best seller by ROBERT TRAYER photography  
by SAM LEAVITT production designed by BORIS LEVEN produced and directed by OTTO  
PREMINGER/a Columbia release

PLEASE NOTE — Due to the 2 hours and 45 minutes running time of this extraordinary picture our schedule will be . . .  
Sunday Showings 4:00-6:45 and 9:30 — Box office open 3:30  
Nightly Showings 6:45 and 9:30 — Box office open 6:15

— A NOTE TO PARENTS —

Your children will not understand or enjoy the extraordinary dramatic impact of "Anatomy of a Murder". We recommend our carefully selected Children's Saturday Matinee programs for your children's theatre-going during the run of "Anatomy of a Murder".

SATURDAY MATINEE — OCTOBER 17

Danny Kaye Joins the Circus in  
"MERRY ANDREW"

COLOR

Please Note: Showings at 2:45 and 4:45

PLUS CARTOONS



THOUSANDS OF  
FOLKS KNOW WHAT  
ONE-STOP BANKING  
MEANS—DO YOU?

Manufacturers offers all the frequently used services and a host of specialized services. When you need any banking and trust service, Manufacturers will be glad to help.

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129 Main St. E., Northville

## O b i t u a r y

## INFANT SCOTT

The infant daughter of Albert and Elvina Scott, 51601 West Nine Mile road, passed away October 5 at Mt. Carmel Mercy hospital. Funeral services were conducted at the Casterline Funeral home by the Rev. Paul Cargo of the Northville First Methodist church. Burial was in Rural Hill cemetery.

## GLENN L. NORTHROP

Salem resident Glenn L. Northrop, 65, of 9550 South street, passed away October 10 at Atchison Memorial hospital after more than a year's illness. Mr. Northrop, the son of Harry B. and Nellie Northrop, was born November 7, 1893 in Plymouth. His wife, Amy, preceded him in death January 11, 1956. He is survived by a son, Floyd Northrop of Ypsilanti; two daughters, Mrs. Clara Smith of Farmington, and Mrs. Beth Buers of Salem. He also leaves a sister, Mrs. Gladys Bulmon of Hillsdale, and eight grandchildren. Mr. Northrop, a retired school custodian, was a life-long resident in the Northville area. He was a former member of the Plymouth Grange. Funeral services were held October 12 from the Casterline Funeral home. The Rev. Richard Burgess of the Salem Federated church officiated. Burial was October 13 in Mt. Hope cemetery in Johannesburg, Michigan.

## EBER HAZEN

Former Novi resident Eber Hazen, 66, of 2035 Elliott street, Toledo, Ohio, passed away September 25 in Toledo. Mr. Hazen, the son of Orville and Laura Hazen was born in Midland county and had made his home in Novi for 35 years. He is survived by his wife, Elsie; a son, George of Florida; two brothers, William of Novi, John of Lapeer, and three sisters, Mrs. Bertha Schroeder of Plymouth, Mrs. Beatrice Daley of Plymouth and Mrs. Bernice Ash of Manchester, Ohio. Services were held September 28 from the Herman Birkenkamp funeral home, Toledo. Burial was in Ottawa Hills Memorial Park.

## WILLIAM M. MATTHEWS

William M. Matthews, 14421 Eckles road, Plymouth, passed away

Kay Heads Session  
Of School Principals

The annual institute meeting of the Department of Elementary School Principals, Region II, will be held Thursday, October 15 at 12 o'clock at the Highland Park high school. After the luncheon, President Richard Kay of Northville's Amerman school will welcome the members and conduct a short business meeting. Program Chairman Del Loranger, Snow school, Dearborn, will introduce the speaker, Dr. James Bushong, superintendent of the Grosse Pointe public schools. Two hundred principals are expected to be in attendance.

Green Brothers  
To Open Speedway

Operation of a new Speedway service station at South Main and the Seven Mile road cut-off has been assumed by Robert and Michael Green, brothers and owners of West Seven service.

The new Speedway station, scheduled to open this week end, will be managed by Michael, while Robert will continue operation of the West Seven station.

A grand opening of the new station will be held within a month.

Church Men to Don Aprons  
For Methodist Fish Dinner

A fresh perch dinner will be given by the Methodist Men's club in the First Methodist church fellowship hall next Friday, October 23.

Fresh perch from Lake Huron waters will be prepared by the men. Serving — all you can eat — will be from 5-7 p.m.

The number of tickets for sale is limited. Reservations can be placed with President Claude Morgan, club members or at the church office.

KIWANIS  
Rummage Sale

THURS. - FRI. - SAT.

★  
450 FOREST  
PLYMOUTH

DON'T SACRIFICE  
TOMORROW!

Don't sacrifice tomorrow for pennies today. Let me tell you about our low cost income protection plan to guard you against financial loss from accidents or illness.

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WOODMAN ACCIDENT  
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LEE W. THOMPSON



MADE WITH TASTY  
CLOVERDALE ICE CREAM  
ALSO SERVING BREAKFAST, LUNCH & SANDWICHES  
**CLOVERDALE FARMS DAIRY**

134 N. Center Northville Phone FI-9-1580  
— Open Daily Until 11 P.M. —

## Marine Pvt. Completes Training

Marine Pvt. George A. Funke, son of Mr. and Mrs. Alexander J. Funke, Sr. of 18303 Northville road, completed recruit training last Thursday at the Marine Corps Recruit Depot, San Diego, California. The 11-week course included instruction in all basic military sub-

jects and infantry weapons.

Upon completion of training new Marines are assigned to a unit for further infantry training, or to one of the many Marine Corps schools.

OLV Mothers Sponsor  
Toy Demonstration Party

Our Lady of Victory Mothers' club will sponsor a toy demonstration party next Wednesday, October 21, 8 p.m., in the church social hall. The public is invited.

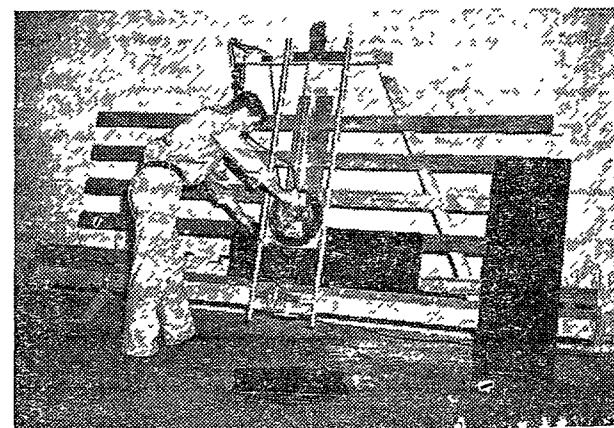
FOURTEEN  
WRONG WAYS

Here are fourteen wrong ways

in which people hope to make Heaven. (1) Trying to keep the Golden Rule. (2) Being baptized. (3) Joining a Church. (4) Trying to earn their way by doing good works. (5) Giving liberally. (6) Doing the best they can. (7) Trying to be a good neighbor. (8) Believing in the existence of God. (9) Attending Church services. (10) Joining a lodge. (11) Reading the Bible and praying. (12) Shedding tears. (13) Believing in dreams and visions. (14) Asking God to forgive their sins. Listen! I have been studying the Bible for almost 25 years, I have read the whole Bible through a number of times, I have read the N.T. through many more times, but never once have I ever read where any of the above ways are roads that lead to Heaven. Believe me, for I am telling you the truth. Practically all of them are good but it is not the God-revealed way for a sinner to get right with God. In Acts 16:30 the Chief of Police of Phillip asked, "What must I do to be saved?" Paul replied, "Believe on the Lord Jesus Christ and thou shalt be saved." Believe that He died to settle the matter of your sin and accept Him as your Lord and Saviour. That's God's way.

FIRST BAPTIST CHURCH  
OF NORTHVILLE

Peter Nieuwkoop, Pastor

Another  
NOWELS SERVICE

## CUT-TO-SIZE PLYWOOD

You are cordially invited to use this new service made possible by our purchase of a Bennett 2-Way Panel Saw. With this machine one man can cut or rip a large panel alone and quicker than two could on a table saw. Just tell us the exact size you require — one of our men will have it ready for you in a matter of minutes, cut smooth, clean and accurate.

No Waiting!  
Smooth, Clean, Accurate Cuts

## Nowels

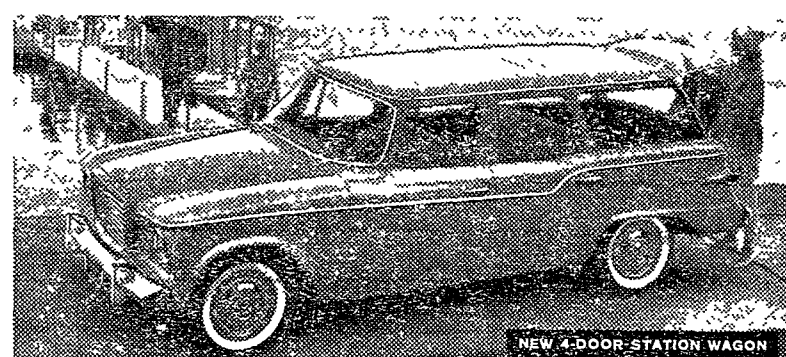
LUMBER &amp; COAL CO.

Fieldbrook 9-0150  
630 EAST BASELINE ROAD NORTHVILLE, MICHIGAN

## ANNOUNCING FOR 1960

SIX STUNNING STYLES FROM THE **LARK** BY STUDEBAKER

NEW CONVERTIBLE



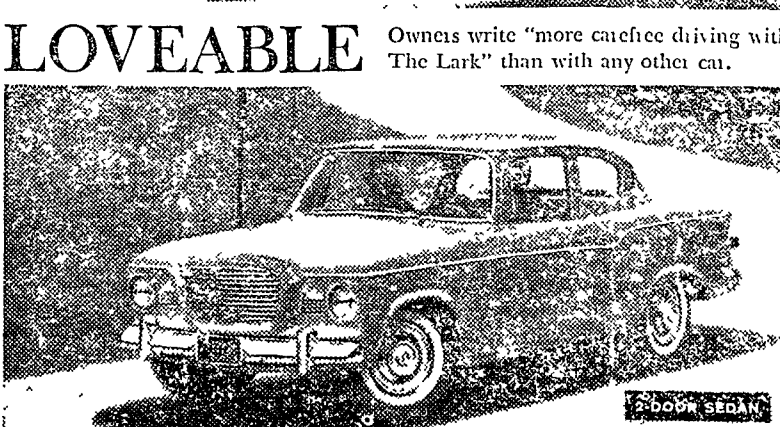
NEW 4-DOOR STATION WAGON



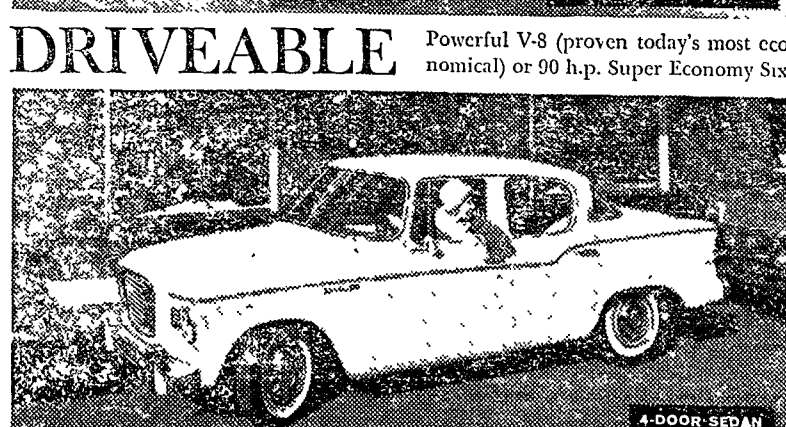
4-DOOR SEDAN



2-DOOR STATION WAGON



2-DOOR SEDAN



4-DOOR SEDAN

**TURNABLE** So easy to handle, corners solidly. Tires less driving cross country, nimble in traffic.

➤ **WORLD'S FIRST AND ONLY FULL LINE OF NEW DIMENSION CARS**  
Choose the model best suited to meet your own particular motoring needs...from the widest range of styles among all newer cars! ➤ For 1960, nothing's been spared to build into The Lark the best in luxury, good taste, dependability and value ➤ It's the true quality car of its size—PROVEN BY 750 MILLION MILES OF OWNER USE. Drive it and discover the best break for your car dollar in 1960. See it now—at...

**PARKABLE** Shorter dimension outside, parks where others can't, yet seats six inside in comfort.

LOVE  
THAT **LARK**  
BY STUDEBAKER

GIB BERGSTROM, INC., 200 S. MAIN STREET



# 'An Evening Fit for a Queen'

## The Northville Record

THE OLDEST WEEKLY NEWSPAPER IN WAYNE COUNTY — EST. 1868 Thursday, October 15, 1959—9



NO ONE HAD MORE FUN during halftime activities than Football Captain Gary Morgan who is shown above kissing the queen, Barbara Kruger.



BARBARA KRUGER, Northville's 1959 Homecoming Queen, was the center of attention during halftime activities and at the dance after the Northville-Milford game.

It was chilly, the band was in fine form, the crowd a capacity.

And best of all the Mustangs trampled their homecoming opponents, 22-0.

But highlighting the homecoming activities was the official presentation of the queen.

Surrounded by her court of four class representatives, Barbara Kruger stepped to the queen's position with her escort, Allan Korn.

Then, after Football Captain Gary Morgan planted the traditional kiss upon the smiling queen, he kicked tradition out of the stadium.

Young Morgan proceeded to kiss each of the class representatives, Janet Wilson, senior; Sharon Hensch, junior; Grace Brinson, sophomore; and Vicki Boyd, freshman. After completing this obviously pleasant "task" the captain needed little prodding from photographers to score a repeat performance.

Everyone was pleased — the crowd, the queen and her court, and especially the mud stained Captain Morgan's halftime activities seemed to spur the full-back to new heights he scored all three of Northville's touchdowns.

Barbara, who was elected queen from among four senior candidates, reigned at the homecoming game and during the homecoming dance at the community building.



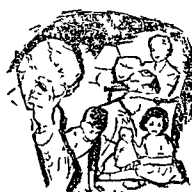
THE QUEEN AND HER COURT are shown in the picture above during halftime activities at Ford Field. They are (left to right): Sharon Hensch, junior representative; Janet Wilson, senior; Barbara Kruger, queen; Vicki Boyd, freshman, and Grace Brinson, sophomore.



MR. MUSTANG, Northville's mascot, attracted much of the attention during the homecoming parade and halftime activities as he kicked up his heels and generally made a horse of himself.

# GIVE ONCE FOR ALL UNITED FUND

Your gift helps needy families, when you give the United Way.



You give needed care to the ill and the handicapped when you give the United Way.



You give help to the needy aged, when you give the United Way.



YOU GIVE ONCE AND FOR ALL WHEN YOU GIVE THE UNITED WAY! WITH ONE CONTRIBUTION YOU CAN HELP SUPPORT ALL OF THE WORTHY WELFARE ACTIVITIES THAT PLAY SUCH AN IMPORTANT PART IN MAKING LIFE HEREABOUTS HEALTHIER AND HAPPIER. IN NO OTHER SINGLE WAY CAN YOU DO SO MUCH FOR SO MANY!

This Message Contributed In The Interest of the Northville and Novi Campaigns By:

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INSTANT **COFFEE OR TEA**  
"ONLY 2 MINUTES"

**MIRACLE** **ELECTRIC BREWER**  
Reboils water in seconds for an extra cup  
with new sealed element  
PLUG IN BOILS IN 2 MINUTES

**NEW JUMBO SIZE**

Hand painted MOSS ROSE with 22 kt. gold trim gleaming white pottery

IT'S ELECTRIC  
DECORATED IN FULL NATURAL COLOR WITH THIS EXQUISITE DESIGN!  
hand painted  
HIGHLY GLAZED POTTERY

SALE!  
9am  
11-9  
vaporizer, too.  
cord and plug included

ONLY \$1.48  
SAVE OVER HALF!  
WHILE THEY LAST

**STONE'S**

Authorized Gamble Stone

THE FRIENDLY STORE  
117 E. MAIN — NORTHVILLE

FI-9-2323



# Wixom Ordinance No. 40

ORDINANCE NO. 40  
AN ORDINANCE REGULATING CONDUCT CONSTITUTING AN OFFENSE BY PERSONS IN THE CITY OF WIXOM: PREVENTING VIOLENCE; DISORDER AND IMMORALITY; PROMOTING PUBLIC PEACE AND SAFETY; PROTECTING PUBLIC MORALS; PROTECTING PUBLIC AND PRIVATE PROPERTY; AND PRESCRIBING PENALTIES FOR VIOLATIONS OF ITS PROVISIONS. "THE CITY OF WIXOM ORDAINS" SECTION I. SHORT TITLE. This ordinance shall be known and may be cited as the "OFFENSES ORDINANCE OF THE CITY OF WIXOM", No. 40.

SECTION II. DEFINITIONS. For the purpose of this ordinance, the following terms, phrases, words and their derivations shall have the meaning given herein. When not inconsistent with the context, words used in the present tense include the future, words in the plural number include the singular number, and words in the singular number include the plural number. The word "shall" is always mandatory and not merely directory.

(1) "CITY" is the City of Wixom.  
(2) "PERSON" is any person, firm, partnership, association, corporation, company or organization of any kind.

SECTION III. OFFENSES AGAINST PUBLIC PEACE. No person in the City shall:

(1) DISORDERLY CONDUCT. Disturb, tend to disturb, or aid in disturbing the peace of others by violent, tumultuous, offensive or obnoxious conduct, and no person shall knowingly permit such conduct upon any premises owned or possessed by him or under his control.

(2) ASSAULT. Beat, strike, wound, imprison, or inflict violence on another where the circumstances show malice, or assault another with intent to commit murder, rape, mayhem, robbery, or larceny, nor shall any person assault another with a lethal weapon, instrument, or thing with intent to commit upon the person of another any bodily injury where no considerable provocation appears or where the circumstances of the assault show malice.

(3) FIGHTING. Fight or attempt to fight another person except in boxing exhibitions duly authorized and licensed under law.

(4) VAGRANCY. Have the status or conditions of a "vagrant". The following persons shall be deemed vagrants:

(a) NO LAWFUL MEANS OF SUPPORT. Any person having no lawful means of employment and having no lawful means of support realized solely from lawful occupations or sources.

(b) LOITERING. Any person found loitering or strolling in, or about, or upon any street, alley, or other public way or public place, or at any public gathering or assembly, or in or around any store, shop, or business or commercial establishment, or on any private property or place without lawful business and conducting himself in a lewd, wanton or lascivious manner in speech or behavior.

(c) BURGLAR'S TOOLS. Any person upon whose person or in whose possession shall be found any instrument, tool, or other implement for picking locks or pockets, or any implement that is usually employed or that reasonably may be inferred to have been designed to be employed in the commission of any felony, misdemeanor or the violation of any ordinance, and who shall fail to account satisfactorily for the possession of the same.

(d) UNLAWFUL OCCUPANCY. Any person wandering abroad and occupying, lodging, or sleeping in any vacant or unoccupied, barn, garage, shed, shop, or other building or structure, or in any automobile, truck, railroad car, or other vehicle, without owning the same or without permission of the owner or person entitled to possession of the same, or sleeping in any vacant lot during the hours of darkness and not giving a satisfactory account of himself.

(e) BEGGING. Any person wandering abroad and begging; or any person who goes about from door to door of private homes or commercial and business establishments, or places himself in or upon any public way or public place to beg or receive alms for himself.

(f) ILLEGAL ASSOCIATION. Any person who keeps, operates, frequents, lives in, or is employed in any house or other establishment of ill fame, or who (whether married or single) engages in or commits acts of fornication or perversion for hire.

(g) ILLEGAL EMPLOYMENT. Any person who frequents or loafs, loiters, or idles in or around or is the occupant of or is employed in any gambling establishment or establishment where intoxicating liquor is sold without a license.

(h) FRAUDULENT SCHEMES. Any person who shall engage in any fraudulent scheme, device, or trick to obtain money or other valuable thing from others; or any person who aids or assists such trick, device or scheme.

(i) CONCEALING STOLEN PROPERTY. Any person who keeps a place where lost or stolen property

is concealed.  
(j) All persons who by the common law are vagrants, or whether embraced in any of the foregoing classifications or not.

(5) UNLAWFUL TO DISTURB RELIGIOUS WORSHIP. Disquiet or disturb any congregation or assembly for religious worship by making a noise or by rude or indecent behavior, or profane discourse within their place of worship, or so near the same as to disturb the order or solemnity of the meeting.

(6) NUISANCE. Use, maintain or operate a public address system, commonly called a "P.A." system, or any other sound amplification system or apparatus, whether on private or public property, in a loud, boisterous, noisy or offensive volume or tone.

(7) SOLICITING. Solicit persons, at homes, at places of business, or otherwise in private or public, for promotion and sale of magazines, contests, advertising, articles or gadgets, or for the soliciting of orders for the same, commonly known as commercial solicitation or "door to door" canvassing, unless and until said person has registered with and procured a permit from the City Police Department; said permit to be issued without charge upon satisfactory showing that the same shall not be offensive.

SECTION IV. OFFENSES AGAINST PUBLIC SAFETY. No person in the City shall:

(1) WEAPONS.

(a) CARRYING CONCEALED WEAPONS. Wear under his clothes, or conceal about his person, or display in a threatening manner, any dangerous or deadly weapon including, but not by way of limitation, any pistol, revolver, slung shot, cross-knuckles, or knuckles of lead, brass, or other metal, or any bowie knife, or any knife with a switchblade or device whereby the blade or blades can be opened by a flick of a button, pressure on the handle, or other mechanical contrivance.

(b) POSSESSION OF DANGEROUS OR DEADLY WEAPONS. Have in his possession, except within his own domicile, or carry or use, a revolver or pistol of any description, shotgun, or rifle which may be used for the explosion of cartridges, or any air-gun, gas-operated gun, or spring gun, or any instrument, or weapon made for the purpose of throwing or projecting missiles of any kind by any means whatsoever, whether such instrument is called by any name set forth above or by any other name.

(b-1) EXCEPTION FOR LICENSED AND OTHER SPECIFIC PREMISES.

The prohibition of sub-section (b) above shall not apply to licensed shooting galleries or in private grounds or premises under circumstances when such instrument can be fired, discharged or operated in such a manner as not to endanger persons or property, and also in such manner as to prevent the projectile from traversing any grounds or space outside the limits of such gallery, grounds or residence; and further provided, that nothing herein contained shall be construed to prevent the concealed carrying of any type of gun whatsoever when unloaded and properly cased.

(b-2) EXCEPTION FOR AUTHORIZED OFFICIALS. The prohibition of this sub-section shall not be construed to forbid United States marshals, sheriffs, constables, and their deputies, and any regular, special or ex-officio police officer, or any other law enforcement officer, from carrying or wearing, while on duty, such weapons as shall be necessary in the proper discharge of their duties, or any person duly licensed from carrying permitted weapons.

(c) FORFEITURE OF WEAPONS. Every person convicted of a violation of this sub-section shall forfeit to the City such dangerous or deadly weapon so concealed or displayed.

(d) DISPOSITION OF CONFISCATED WEAPONS. Every police officer, upon making any arrest and taking a weapon used in violation of this Ordinance, shall deliver the same to the Justice of the Peace to be held by him until the final determination of the prosecution for the said offense; and upon the finding of guilt, it shall then be the duty of said municipal judge to deliver said weapon forthwith to the Police Department who shall make disposition of the weapon.

(2) THROWING OF MISSILES. Throw any stone, snowball, or any other missile upon or at any vehicle, building, or other public or private property, or upon or at any person in any public or private way or place.

(3) FALSE ALARM OF FIRE OR NEED FOR POLICE OR AMBULANCE ASSISTANCE. Intentionally make, turn in, or give a false alarm of fire, or of need for the Police Department or ambulance assistance, or aid or abet in the commission of such act.

(4) FALSE REPORT OF CRIME. Make, to, or file with, the Police Department of the City any false, misleading, or unfounded statement or report concerning the commission or alleged commission of any crime occurring within the City.

(5) INTERFERENCE WITH THE POLICE DEPARTMENT.

(a) RESISTING OFFICER. Resist

any police officer, any member of the Police Department, or any person duly empowered with police authority, while in the discharge or apparent discharge of his duty, or in any way interfere with or hinder him in the discharge of his duty.

(b) ASSISTING IN ESCAPE. Offer or endeavor to assist any person in the custody of a police officer, a member of the Police Department or a person duly empowered with police authority to escape or to attempt to escape from such custody.

(c) IMPERSONATING AN OFFICER. No person, other than a police officer of the City, shall wear or carry the uniform, apparel, badge, identification card or any other insignia of office like or similar to, or a colorable imitation of that adopted and worn or carried by the police officers of the City.

SECTION V. OFFENSES AGAINST PUBLIC HEALTH.

(1) EXPECTORATION. No person in the City shall expectorate upon any sidewalk, floor in public buildings or upon any other public place.

SECTION VI. OFFENSES AGAINST PROPERTY. No person in the City shall:

(1) AGAINST PUBLIC AND PRIVATE PROPERTY.

(a) INJURY OR REMOVAL. Willfully, maliciously, wantonly, negligently or otherwise injure, deface, destroy or remove real property or improvements thereto, or moveable or personal property, belonging to the City or to any person in the City.

(b) SCATTERING RUBBISH. Throw or permit to be deposited or scattered upon any sidewalk, alley, street, bridge or public passageway, or upon any private property, any waste or other material of any kind.

(c) POSTING NOTICES. Fasten in any way any show-card, poster, or other advertising device upon public or private property in the City unless authorized to do so.

(2) AGAINST PUBLIC PROPERTY.

(a) TAMPERING. Tamper with, injure, deface, destroy, or remove any sign, notice, marker, fire-alarm box, fireplug, topographical survey monument or any other personal property erected or placed by the City.

(b) OBSTRUCTING PASSAGEWAYS. Place or erect upon public way or passageway to any building an obstruction of any type, provided that this sub-section shall not prevent the duly authorized or required placing of temporary barriers or warning signs for the purpose of safeguarding the public.

(c) REMOVAL OF EARTH. Move, disturb, or take any earth, stone or other material from any public street, alley, park or other public ground.

SECTION VII. OFFENSES INVOLVING MORALS. No person in the City shall:

(1) VULGAR LANGUAGE. Use vulgar, profane, or indecent language on any public street or other public place or in any public dance hall, club dance, skating rink, or place of business open to public patronage.

(2) INDECENT EXPOSURE. Publicly expose his person or make any indecent gestures.

(3) APPAREL OF OPPOSITE SEX. Appear in public in the dress of the opposite sex.

(4) WINDOW-PEEPING. Look, peer, or peep into, or be found loitering around or within view of, any window not on his own property with the intent of watching or looking through said window.

(5) GAMBLING.

(a) PARTICIPATING PROHIBITED. Engage in a game of chance prohibited by the statutes of the State of Michigan or ordinances of this City.

(b) POSSESSION OF MATERIALS. Have in possession any evidence of illegal gambling in the nature of policy or pool tickets, slips or checks or memoranda of any combination or bet, or any policy wheel, dice implement, apparatus or material of any form of illegal gambling or lottery.

(c) OWNER OF PREMISES. No person being the owner or person in control of premises shall knowingly permit the use or occupancy thereof for gambling.

(6) PROSTITUTION.

(a) COMMITTING. Commit or offer or agree to commit a lewd act or an act of prostitution or moral perversion.

(b) SECURING. Secure or offer another for the purpose of committing a lewd act or an act of prostitution or moral perversion.

(c) FREQUENTING. Be in or near any place frequented by the public, or any public place, for the purpose of inducing, enticing, or procuring another to commit a lewd act or an act of prostitution or moral perversion.

(d) MERETRITIOUS DISPLAY. Make a meretricious display in or near any public place, any place frequented by the public, or any place open to the public view.

(e) TRANSPORTATION. Knowingly transport any person to any place for the purpose of committing a lewd act or an act of prostitution or moral perversion.

(f) PERMITTING. Knowingly receive, or offer to receive or agree

to receive any person into any place or building for the purpose of performing a lewd act, or an act of prostitution or moral perversion, or to knowingly permit any person to remain in any place or building for any such purpose.

(g) DIRECTING. Direct or offer to direct any person to any place or building for the purpose of committing any lewd act or act of prostitution or moral perversion.

(h) AIDING AID, abet, allow, permit, or participate in the commission of any of the acts prohibited in sub-sections (a) through (g) above.

SECTION VIII. PENALTIES. Any person who shall violate the provisions of this ordinance shall be guilty of a misdemeanor and upon conviction thereof, shall be punished by a fine of not exceeding Five Hundred (\$500.00) Dollars, or by imprisonment in the Oakland County Jail for a period not exceeding six (6) months, or by both such fine and imprisonment in the discretion of the Court, together with the costs of prosecution.

SECTION IX. VALIDITY-SEVERING CLAUSE. Sections of this ordinance shall be deemed to be severable, and should any section or provision of this ordinance be declared by the Court to be unconstitutional or invalid, the same shall not affect the part or parts not declared to be unconstitutional or invalid.

SECTION X. PUBLICATION. This ordinance shall be published according to the provisions of the charter of the City of Wixom.

SECTION XI. EFFECTIVE DATE. This ordinance shall take effect ten (10) days from and after the date of its final passage by the City Council of the City of Wixom.

Made and passed by the City Council of the City of Wixom, this 8th day of October, A.D. 1959.

Joseph T. Stadnik, Mayor  
Lillian Byrd, City Clerk

CERTIFICATION OF CLERK  
I, Lillian Byrd, do certify that on the 15th day of October A.D. 1959, a notice containing a copy of said ordinance was published in the Novi News, a newspaper circulated in said City.

Lillian Byrd, City Clerk

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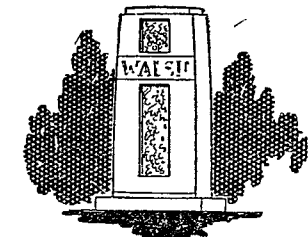
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# Village of Novi --- Zoning Ordinance No. 17

AN ORDINANCE, ENACTED UNDER ACT 207, PUBLIC ACTS OF 1921 OF THE STATE OF MICHIGAN, AS AMENDED, TO PROVIDE FOR THE ESTABLISHMENT OF ZONING DISTRICTS LYING WHOLLY WITHIN THE INCORPORATED PARTS OF THE VILLAGE OF NOVI, OAKLAND COUNTY, MICHIGAN, WITHIN WHICH ZONING DISTRICTS THE USE OF LAND, NATURAL RESOURCES AND STRUCTURES, INCLUDING TENTS AND TRAILER COACHES, THE HEIGHT, THE AREA, THE SIZE AND THE LOCATION OF BUILDINGS HEREAFTER ERECTED, THE LIGHT AND VENTILATION OF SUCH BUILDINGS, THE AREA OF YARDS, COURTS AND OTHER OPEN SPACES, AND THE DENSITY OF POPULATION SHALL BE REGULATED; TO PROVIDE FURTHER FOR A METHOD OF ADMINISTRATION AND TO PRESCRIBE PENALTIES FOR THE VIOLATION OF ITS PROVISIONS.

## ARTICLE I DEFINITIONS

For the purpose of this Ordinance certain terms and words are here defined:

Words used in the present tense include the future; words in the singular number include the plural number, and words in the plural number include the singular number; the word "building" includes the word "structure", and the word "shall" is always mandatory and not merely directory.

Section 1.01. ABUTTING shall mean land having a common property line or district line or separated only by a private street or easement.

1.02 ALLEY. A way open to public travel intended for secondary access to premises, for the purpose of this Ordinance less than thirty (30) feet wide.

1.03 ALTERATIONS. Any change, addition or modification in construction or type of occupancy, and change in the structural members of a building, such as walls or partitions, columns, beams or girders.

1.04 APARTMENT HOUSE. An apartment house is a dwelling for three or more families, living independently of each other and doing their cooking upon the premises.

1.05 BLOCK. For the purpose of this Ordinance a block shall be that property abutting on one side of a street and lying between the two nearest intersecting streets.

1.06 BOARDING OR ROOMING HOUSE. A boarding or rooming house shall be construed to mean any dwelling occupied in any such manner that certain rooms in excess of those used by members of the immediate family and occupied as a home or family unit, are leased or rented to persons outside of the family, without any attempt to provide therein or therewith cooking or kitchen accommodations for individuals leasing or renting rooms.

1.07 BUILDING. A structure having a roof supported by columns or walls for shelter, support or enclosure of persons, animals, or chattels. When any portion thereof is completely separated from every other part thereof by division walls from the ground up, and without openings, each portion of such building shall be deemed a separate building.

1.08 BUILDING ACCESSORY. A subordinate building or structure on the same lot, or part of the main building, occupied by or devoted exclusively to an accessory use.

1.09 BUILDING LINE. The line formed by the outer surface of an enclosing wall at the finish grade or ground level.

1.10 CABIN. A cabin may be any small structure, tent, or trailer coach off wheels which is maintained, offered or used for dwelling or sleeping quarters for transients.

1.11 CABIN CAMP. This term applies to any lot or tract of land upon which are placed three (3) or more cabins or enclosures intended to be part of the equipment of such camp.

1.12 COURT. A "court" is an open unoccupied space on the same lot with a dwelling and bounded on two or more sides by the walls of the dwelling. A court not extending to the street front or rear yard is an "inner court". A court extending to the street or front yard is an "outer court".

1.13 DWELLING. A dwelling is any house or building or portion thereof which is occupied wholly as the home, residence or sleeping place of one or more human beings, either permanently or transiently, but not including a tent, cabin, trailer or mobile home. In case of mixed occupancy where a building is occupied in part as a dwelling, the part so occupied shall be deemed a dwelling for the purpose of this Ordinance and shall comply with the provisions thereof relative to dwellings.

1.14 DWELLING—ONE-FAMILY. A building used or intended to be used as a dwelling by not more than one family.

1.15 DWELLING—TWO-FAMILY.

A building used or intended to be used as a dwelling for two families only.

1.16 DWELLING—MULTIPLE. A building used or intended to be used as a dwelling by three or more families, or as a boarding or rooming house, apartment house or hotel.

1.17 ESSENTIAL SERVICES. The phrase "essential services" means the erection, construction, alteration or maintenance by public utilities or municipal departments or commissions, of underground or overhead gas, electrical, steam, or water transmission or distribution systems, including poles, wires, mains, drains, sewers, pipes, conduits, cables, fire alarm boxes, police call boxes, traffic signals, hydrants, towers, and other similar equipment and accessories in connection therewith (but not including buildings) reasonably necessary for the furnishing of adequate service by such public utilities or municipal departments or commissions for the public health, safety, or general welfare.

1.18 FAMILY. A family is one or two persons or parents with their direct descendants together with not more than five persons not so related, living together in a room or rooms comprising a single house-keeping unit.

1.19 FARM. A farm shall be a parcel of land which is worked as a single continuous unit of not less than five (5) acres in extent. A farm may be considered as including greenhouses, nurseries, orchards, chicken hatcheries, apiaries and livestock.

1.20 FARM, SMALL. A small farm is a lot or parcel of land not less than one (1) acre, the principal use of which shall be one-family residence but upon which accessory uses may be permitted as defined under R-1-F Districts.

1.21 GARAGE, COMMUNITY. A community garage is a space or structure or series of structures for the storage of motor vehicles having no public shop or service therewith, for the use of two or more owners or occupants of property in the vicinity.

1.22 GARAGE, PRIVATE. A private garage is a space or structure for the storage of not more than three motor vehicles, having no public shop or services in connection therewith, for the use solely of the owner or occupant of the principal building on a lot, or of his family or domestic employees.

1.23 GARAGE, PUBLIC. A space or structure, other than a private or a community garage, for the storage, repair or refinishing of motor vehicles.

1.24 GASOLINE FILLING STATION. A "gasoline filling station" is a space, structure, or building or part of a building for the retail sale or supply of motor fuels, lubricants, air, water, and other customary facilities, for the installation of such commodities in or on such motor vehicles, but not including special facilities for the painting, repair or similar servicing thereof.

1.25 HOME OCCUPATIONS. Home occupations shall include such personal services as the professions of a doctor, dentist, osteopath, chiropractor, chiropodist, optometrist, artist, engineer, lawyer, accountant and the occupation of a music teacher, dressmaker, millinery, laundering, preserving and home cooking. Such profession and occupation shall be carried on by but one (1) member of a family residing in the residence and only one (1) non-illuminated name plate, not more than two (2) square feet in area may be attached to the building. The conducting of a clinic, hospital, barber shop, beauty parlor, tea room, tourist home, animal hospital or any similar use shall not be deemed to be a home occupation.

1.26 HEIGHT OF BUILDING. The vertical distance from the ground level adjoining the building to the highest point on the roof surface of a flat roof, to the deck line for mansard roofs, to the mean height level between eaves and ridge for gabled, hip and gambrel roofs. Parapet walls may extend not more than five (5) feet above the allowable height of a building.

1.27 HOTEL. A building occupied as a more or less temporary abiding place for individuals who are lodged with or without meals in rooms occupied singly for hire, in which provision is not made for cooking on any individual plan and in which there are more than ten (10) sleeping rooms, a public dining-room for the accommodation of at least twenty (20) guests, and a general kitchen.

1.28 KENNEL. Kennel shall mean any premises on which three (3) or more dogs are kept, either permanently or temporarily boarded.

1.29 LOT. A lot is a place or parcel of land occupied or to be occupied by a building, structure or use, or by other activity permitted thereon and including the open spaces required under this Ordinance. A lot may or may not be a lot of existing record.

1.30 LOT—CORNER. A corner lot is a lot of which at least two (2) adjacent sides abut for their full length upon a street, provided that

such two sides intersect at an angle of not more than 135 degrees.

1.31 LOT—INTERIOR. A lot other than a corner lot.

1.32 LOT LINES. The boundary lines of a lot are:  
FRONT LOT LINE. The line abutting a street. On a corner lot the shorter street line shall be considered the front lot line.  
REAR LOT LINE. The lot line opposite the front lot line.  
SIDE LOT LINE. Any lot lines other than front lot line or rear lot line.

1.33 MIGRATORY LABOR CAMP. Temporary facilities provided for the housing of workers, who for seasonal purpose, are employed in the planting, harvesting, or processing of crops, or for other essential but temporary employment.

1.34 MOTEL OR TOURIST COURT. A motel or tourist court is a business comprising a dwelling unit or a group of dwelling units without kitchen facilities, so arranged as to furnish over-night accommodations for transient guests, not to exceed thirty (30) days continuous occupancy.

1.35 PARKING SPACE. A surfaced area, enclosed or unenclosed, sufficient in size to store one (1) motor vehicle of two hundred (200) square feet, together with a surfaced driveway connecting the parking space with a street or alley and permitting ingress and egress of a motor vehicle.

1.36 PLACE. An open unoccupied space dedicated or used for purpose of access to abutting property, and for the purpose of this Ordinance thirty (30) feet or more in width.

1.37 PUBLIC UTILITY. Any person, firm, corporation, municipal department or board, duly authorized to furnish and furnishing under municipal regulation to the public electricity, gas, steam, water, communication or transportation.

1.38 STORY. That portion of a building included between the surface of any floor and the surface of the floor next above, or if there should be no floor above then the space between such floor and the ceiling next above.

A basement may be considered a story if its ceiling is over five (5) feet above the average established grade, or if it is used for business purposes by other than a janitor or domestic servants in the same building.

1.39 STORY—HALF. That portion of a building between the eaves and ridge lines of a pitched roof.

1.40 STREET. A public thoroughfare or way affording a principal means of access to abutting property.

1.41 TENT. Any portable lodge or shelter of canvas or cloth stretched over poles or framework.

1.42 TRAILER COACH OR MOBILE HOME. Mobile home or trailer coach is hereby defined and declared to be any vehicle used or intended for use, as a conveyance upon the public streets or highways and licensed or unlicensed as such; and shall include self-propelled and non-self-propelled vehicles so designed, constructed or reconstructed or added to by means of portable accessories or otherwise in such a manner as will permit the occupancy thereof as a temporary dwelling or sleeping place for one or more persons, and having no foundation other than wheels, jacks or skirting so arranged as to be integral with or portable by said mobile home.

1.43 TRAILER COACH PARK OR MOBILE HOME PARK. This term applies to any lot or tract of land upon which three (3) or more occupied trailer coaches or mobile homes are harbored either with or without charge and shall include any building or enclosure intended for use as a part of the equipment of such park.

1.44 TOWER. A subordinate enclosed structure projecting above the roof line of a main building, and having a roof supported by columns or walls.

1.45 USE. The purpose for which land or buildings thereon are designed, arranged or intended to be occupied or used, or for which they are occupied or maintained.

1.46 USE, ACCESSORY. A use normally incidental to and subordinate to the principal uses of the premises.

1.47 USE, NON-CONFORMING. The use of a building or of land that does not conform to the regulations of this Ordinance for the zoning district in which it is located.

1.48 YARD. An open space of uniform width or depth on the same lot with a building, which open space lies between the building and the nearest lot line and is unoccupied and unobstructed from the ground upward to the sky, except for the certain architectural features specified in Section 3.11. Yard measurements shall be the minimum horizontal distance between a lot line and the nearest line of the main building.

YARD, FRONT. A yard extending across the full width of the lot between the front line and the nearest line of the main building.

YARD, REAR. A yard extending across the full width of the lot

between the rear lot line and the nearest line of the main building.

YARD, SIDE. A yard extending from the front yard to the rear yard between the side lot line and the nearest line of the main building or of an accessory building attached thereto.

## ARTICLE II DISTRICT REGULATIONS

Section 2.01 In order to regulate the use of land, to regulate and restrict the location of trades and industries and the location of buildings and structures erected or altered for specified uses, to regulate and limit the height of buildings hereafter erected or altered, to regulate and determine the area of yards, courts and other open spaces surrounding buildings hereafter placed or altered, and to regulate the density of population, the Village of Novi, Oakland County, Michigan, is hereby divided into the following districts known as:

- AG Districts — Agricultural Districts
- R-1-F Districts — Small Farms Districts
- R-1-E Districts — Country Estates Districts
- R-1-H Districts — Country Homes Districts
- R-1-S Districts — Suburban Residential Districts
- R-1 Districts — One Family Residential Districts
- R-2 Districts — Two-Family Residential Districts
- R-3 Districts — Mobile Home Districts
- R-4 Districts — Multiple Family Residential Districts
- P.O. Districts — Professional Office Districts
- C.N. Districts — Neighborhood Shopping Districts
- C-1 Districts — Local Business Districts
- C.B. Districts — Central Business Districts
- C.T. Districts — Thoroughfare Commercial Districts
- C-2 Districts — General Commercial Districts
- M-1 Districts — Light Manufacturing Districts
- M-2 Districts — Restricted Manufacturing Districts
- M-3 Districts — General Manufacturing Districts

2.02 The areas comprising these zoning districts and the boundaries of said districts shown upon the map attached hereto and made a part of this Ordinance, being designated as the Zoning Map of the Village of Novi with all proper notations, references and other information shown thereon, shall be as much a part of this Ordinance as if the matters and information set forth by said map were all fully described herein. Provided, however, where uncertainty exists with respect to the boundaries, the rules set forth in Section 3.04 of this Ordinance shall apply.

2.03 SIZE OF DWELLINGS. Every one (1) story building or structure, used as a one family dwelling, hereafter erected or structurally altered, shall have a first floor area of not less than seven hundred twenty (720) square feet; every one and one-half (1½) story building or structure, used as a one family dwelling, hereafter erected or structurally altered, shall have a first floor area of not less than six hundred twenty-four (624) square feet, and an aggregate floor area of not less than nine hundred thirty-six (936) square feet; every two (2) story building or structure, used as a dwelling, hereafter erected or structurally altered, shall have a first floor area of not less than five hundred twenty-eight (528) square feet and an aggregate floor area of not less than one thousand fifty-six (1056) square feet. Any building used as a two (2) family dwelling or a multiple dwelling, single family terrace dwelling or an efficiency apartment, shall provide not less than four hundred eighty (480) square feet of livable floor space for each dwelling unit with a maximum occupancy load of three (3) persons and an additional area of one hundred (100) square feet for each additional inhabitant.

Each two family and/or multiple dwelling unit, shall provide a utility room and/or a storage space in addition to the above requirements, which shall be not less than one hundred (100) square feet in area. Equal basement area, not including area for stairs, may be substituted for utility room or storage space.

2.04 SIZE OF ROOMS. In every dwelling hereafter erected, all rooms, except water-closets, compartments and bathrooms, shall not be less than the following minimum sizes:

1. Every room, except kitchenettes and dinettes, shall contain at least eighty (80) square feet of floor area and be not less than seven (7) feet in width. There shall be provided six (6) square feet of floor space for each bedroom or living room for closet space.

2. Kitchenettes and dinettes shall each contain not less than fifty (50) square feet of floor area.

3. In each living unit one room containing not less than one hundred fifty (150) square feet of floor space.

4. Bathrooms shall contain not less than thirty-five (35) square feet of floor space.

5. Utility space shall be provided in addition to the above minimum room requirements.

6. No part of any room in a dwelling, hereafter erected, shall be enclosed or subdivided at any time, wholly or in part, by a curtain, portiere, fixed or movable partition or other contrivance or device, unless such part of the room so enclosed or subdivided, shall contain a separate window as herein required, and shall have a floor area of not less than eighty (80) square feet.

7. 2.05 PRIVACY. In every dwelling, hereafter erected, access to every living room and to every bedroom shall be had without passing through a bedroom or through a room containing a water-closet. Access to water-closets must be possible from all bedrooms, without passing through another bedroom or room used as a bedroom. This provision does not apply to a sleeping porch, sun parlor or any other enclosed outside porch adjacent to any entered by way of a bedroom.

2.06 HEIGHTS OF ROOFS. In every dwelling, hereafter erected, no room on the first floor shall be less in height in any part between the finished floor and the finished ceiling than seven (7) feet six (6) inches; provided, however, that an attic room, in any dwelling, need be but seven (7) feet six (6) inches in height in but one-half (½) of its area, provided that such room shall have a floor area of not less than one hundred (100) square feet and is at no point less than five (5) feet in height.

2.07 WINDOWS IN ROOMS. In every dwelling, hereafter erected, every room shall have at least one (1) window or windows, equal to one-eighth (1/8) of the superficial floor area of the room, which shall open upon a street or public alley or public space at least ten (10) feet wide, or upon a yard or court of the dimensions as required in the district regulations. At least one (1) such window shall be not less than two square feet for living rooms; eight (8) square feet for bedrooms, kitchens or dining rooms; and six (6) square feet for bathrooms and rooms with water-closets; and four (4) square feet for toilet rooms in basements. In all dwellings the top of at least one (1) window, in each room, shall be not less than six (6) feet eight (8) inches above the floor and shall have an area not less than twenty-five (25%) per cent of the required window area of the room. For the purpose of ventilation, not less than twenty-five (25%) per cent of required window area shall be capable of being opened when dwellings are supplied with forced air for ventilation. A sash door having a glass area required for a window, shall be deemed the equivalent of a window.

2.08 SANITARY PROVISIONS. Every building and structure designed for human occupancy, including residence, business, industry and places of assembly, shall be provided with a sufficient number of approved fixtures, located and installed as to conform to the minimum Code requirements of the State of Michigan, for the removal of human excreta and other wastes, for the purpose of cleaning persons, apparel or utensils and for providing portable water supplies.

2.09 TOILETS REQUIRED. In one and two-family and multi-family dwellings, there shall be provided in each dwelling unit one (1) toilet room and one (1) kitchen sink located in separate rooms. The toilet room shall contain not less than one (1) water-closet, one (1) lavatory and one (1) tub or shower bath. All bath and toilet rooms shall be enclosed in walls or partitions for the full story height.

2.10 OVERCROWDING. In no case shall a room, suite or group of rooms comprising a family dwelling unit, in any single or two family dwelling be so occupied as to provide less than eight hundred (800) cubic feet of air space per occupant, exclusive of cubic air space of bathrooms, toilet rooms, closets, stairways, attics, utility rooms and basements. No bedroom or room used as a bedroom in any single or two family dwelling shall be so occupied as to provide less than three hundred (300) cubic feet of air space per occupant, exclusive of the cubic air space of bathrooms, toilet rooms and closets.

2.11 TEMPORARY OR GARAGE DWELLINGS. All substandard temporary basement dwellings, or garage dwellings, which have been heretofore erected or occupied, are hereby declared to be unlawful dwellings and shall be vacated within a period of two (2) years or otherwise altered so as to comply with the provisions of this Ordinance. Buildings erected as garages shall in no case be occupied for dwelling purposes unless they comply with all the provisions of this Ordinance.

## ARTICLE III GENERAL PROVISIONS

Section 3.01 Except as hereinafter provided, no land, building, structure, including tent and trailer coaches, premises, or part thereof, shall be used, altered, constructed or reconstructed except in conformity with the provisions of this Ordinance, which apply to the district in which it is located.

3.02 Except as hereafter provided, no building shall be erected or altered to exceed in height and limit herein established for the district in which such building is located, no building shall be erected, nor shall an existing building be altered, enlarged or rebuilt, nor shall any open spaces surrounding any building be encroached upon or reduced in any manner, except in conformity with the regulations hereby established for the district in which such building is located.

3.03 No portion of a lot used in complying with the provisions of this Ordinance for yards, courts, lot area per family or percentage of lot occupancy, in connection with an existing or proposed building or structure, including tents and trailer coaches, shall again be used as part of the lot required in connection with any other building or structure existing or intended to exist at the same time.

3.04 BOUNDARIES OF DISTRICTS. Where uncertainty exists with respect to the boundaries of the various districts as shown on the Map accompanying and made a part of this Ordinance, the following rules shall apply.

The boundaries of zoning districts, unless otherwise shown, are street lines, alley lines or the subdividing boundary lines of recorded plats or the extension thereof.

3.05 NON-CONFORMING USES. The lawful use of buildings or of land existing at the time of the adoption of this Ordinance may be continued, although such use does not conform with the provisions hereof, and such uses may be extended throughout the building, provided no structural alterations or changes are made therein, except those required by law or ordinance, or such as may be required for safety, or such as may be necessary to secure or insure the continued advantageous use of the building during its natural life.

Nothing in this Ordinance shall prevent the reconstruction, repairing or restoration and continued use of any non-conforming building or structure damaged by fire, collapse, explosion or act of God or public enemy, subsequent to the effective date of this Ordinance, provided that such restoration or resumption shall take place within six (6) months from the date of such damage, provided further, that the said use be identical with and not exceed the non-conforming use and structure value permitted and in effect directly preceding said damage.

Wherever a non-conforming use of a building or land has been changed to a more restricted use or to a conforming use, such use shall not thereafter be changed back to a less restricted use.

If a non-conforming use of a building is discontinued for a continuous period of one (1) year, any subsequent use of such building or of the land on which the same is situated, shall be in conformity with the regulations specified by this Ordinance for zoning districts in which such building and land are located.

3.05 ACCESSORY BUILDINGS. An accessory building attached to the principal building of a lot shall be made structurally a part thereof, and shall comply in all respects with the requirements of this Ordinance applicable to the principal building.

An accessory building, unless attached and made part of the principal building of a lot as above provided, shall not be nearer than six (6) feet to the principal building.

A detached accessory building or garage of not over one (1) story or fifteen (15) feet in height may not occupy more than thirty (30%) per cent of the area of any rear yard, and may not be nearer than three (3) feet to any lot line except that where the rear yard of a lot abuts upon a rear or side street, such accessory building shall not be nearer to any street line than eight (8) feet.

3.08 FRONTAGE OF RESIDENCE LOTS. No lot shall be used for a dwelling unless it abuts with a minimum accessible frontage of sixty (60) feet upon a street as measured at the front building line.

3.09 FRONT YARD FOR RESIDENCE USES. There shall be a front yard of not less than twenty-five (25) feet, provided, however, that when the majority of buildings have been built in a block at the time of the adoption of this Ordinance, no building hereafter erected or altered shall project into the minimum front yard thus established, provided that no building shall be required by this Ordinance to set back more than fifty (50) feet in any case; and provided, further, that this regulation shall not be interpreted as to reduce the buildable

width of a corner lot facing an intersecting street, and which is separate and distinct from adjacent lots, and which is included in a plat or deed of record at the time of adoption of this Ordinance.

3.10 YARDS ABUTTING PUBLIC ALLEY. Wherever a public alley abuts the rear or side of a lot for its full width or depth, the depth of any abutting rear yard or the width of any abutting side yard or court required under this Ordinance, may be measured to the center line of such alley.

3.11 OCCUPIED SPACES. Outside stairways, fire escapes, fire towers, porches, platforms, balconies, boiler flues and other projections shall be considered as part of the building and not as part of the yard or courts or unoccupied spaces. This provision shall not apply to one (1) fireplace or one (1) chimney projecting not more than twelve (12) inches into the side yard space, and not more than eight (8) feet in length, nor to platforms, terraces or steps below the first floor level nor to unenclosed porches or other ground level projections not over one (1) story in height, which may extend into a front or rear yard not more than twelve (12) feet or into a side yard not more than eight (8) feet, but not nearer in any case than fifteen (15) feet to a front or rear line or nearer than three (3) feet to a side boundary, nor to cornices not exceeding sixteen (16) inches in width including the gutter.

3.12 OFF-STREET PARKING REQUIREMENTS. In all zoning districts, off-street parking facilities for the storage or parking of self-propelled motor vehicles for the use of occupants, employees and patrons of the buildings hereafter erected, altered or extended after the effective date of this Ordinance, shall be provided and maintained as herein prescribed.

(a) Loading space as required in Section 3.13 shall not be construed as supplying off-street parking space.

(b) When units or measurements determining the number of required parking spaces result in requirements of a fractional space, any fraction up to and including one-half (½) shall require one (1) parking space.

(c) Whenever a use requiring off-street parking is increased in floor area, and such use is located in a building existing on or before the effective date of this Ordinance, additional parking space for the additional floor area shall be provided and maintained in amounts hereinafter specified for that use.

Provided, however, where the Village and the various property owners have cooperatively developed parking facilities, and additional parking space as required for the increased floor space is not available within the required three hundred (300) feet as required in the second paragraph of (e) below, the Village Planning Board may through negotiations with the owner of such property, vary the location of such required parking spaces or agree to the owners participation in other authorized parking facilities which will furnish the same amount of space as required for his increased floor space, within a distance of not more than one thousand (1,000) feet of the building.

(d) For the purpose of applying the requirements of Section 3.12 (j), "Floor Area" in the case of offices, merchandising or service types of uses, shall mean the gross

floor area used or intended to be used by tenants, or for service to the public or customers, patrons, clients or patients, including areas occupied by fixtures and equipment used for display or sales of merchandise. It shall not include area used principally for non-public purposes, such as storage, incidental repairs, processing or packaging of merchandise, for the shop windows, for offices incidental to the management or maintenance of stores or buildings, for toilet or rest rooms, for utilities or for dressing, fitting or alteration rooms.

(e) Off-street parking facilities for one and two family dwellings, shall be located on the same lot or plot of ground as the building they are intended to serve.

The location of required off-street parking facilities for other than one and two family dwellings and all multiple dwellings, shall be within three hundred (300) feet of the building they are intended to serve, measured from the nearest point of the off-street parking facilities and the nearest point of the building.

(f) In the case of a use not specifically mentioned, the requirements for off-street parking facilities for a use which is so mentioned and which said use is similar, shall apply.

(g) Nothing in this section shall be construed to prevent collective provisions of off-street parking facilities for two or more buildings or uses, provided, collectively, such facilities shall not be less than the sum of the requirements for the various individual uses computed separately in accordance with the table.

(h) Nothing in this section shall prevent the extension of or an addition to a building into an existing parking area, which is required for the original building, when the same amount of space taken by the extension or addition is provided by an enlargement of the existing parking lot, or an additional area within three hundred (300) feet of such building.

(i) Continuing Character of Parking Obligation. The schedule of requirements for off-street parking space applicable to newly erected or substantially altered structures, shall be a continuing obligation of the owner of the real estate on which any such structure is located so long as the structure is in existence and its use requiring vehicle parking and it shall be unlawful for an owner of any building affected by this Ordinance to discontinue, change or discontinue with, or to cause the discontinuance or change of the required vehicle parking space apart from the discontinuance, sale or transfer of such structure, without establishing alternate parking space which meets with the requirements of and is in compliance with this Ordinance, or for any person, firm or corporation to use such building without acquiring such land for vehicle parking which meets the requirements of and is in compliance with this Ordinance.

(j) The amount of required off-street parking space for new uses or buildings, additions thereto and additions to existing buildings, as specified above, shall be determined in accordance with the following table, and the space so required, shall be stated in the application for a building permit and shall be a continuing obligation of the owner, except as provided in (h) above.

USE	REQUIRED PARKING SPACE
(1) One family dwelling.	One (1) parking space for each dwelling unit.
Two family dwellings, two family income dwellings.	Three (3) parking spaces for each two (2) dwelling units.
(2) Multiple dwelling terrace apartment dwellings, efficiency apartments.	One (1) parking space for each guest or sleeping room or suite in a tourist home, tourist cabin or motel, plus two (2) additional spaces for management and/or service personnel.
(3) Tourist homes or motels.	One (1) parking space for each two (2) bedrooms, plus two (2) additional spaces for manager.
(4) Convent, nurses home or other dormitory.	One (1) parking space for each two (2) beds, plus one (1) space for each four (4) employees including staff doctors and nurses.
(5) Hospital, sanitariums, nursing and convalescent homes and houses for the aged or similar uses.	One (1) parking space for each six (6) beds, plus one (1) space for each four (4) employees, including staff members or visiting doctors.
(6) Orphanage and institutions of a philanthropic and charitable nature or similar uses.	One (1) parking space for each living or sleeping unit, plus one (1) additional space for each two (2) employees.
(7) Hotels and motor hotels.	One (1) parking space for each guest bedroom, plus two (2) additional spaces for owner or management.
(8) Boarding and rooming houses.	Provide about each building an improved area other than the front or side yard which shall be not less than two (2) times the floor space of the building.
(9) Libraries, museums, post offices.	One (1) parking space for each four (4) seats, plus additional spaces equal in number to fifty (50%) per cent of the number of all employees of the theater.
(10) Theaters and auditoriums (Other than incidental to schools).	

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USE	REQUIRED PARKING SPACE
(11) Churches, auditoriums incidental to schools.	One (1) parking space for each four (4) seats in the main assembly unit, or one (1) parking space for each fifteen (15) classroom seats, whichever is greater.
(12) Schools.	One (1) parking space for each two (2) employees (including teachers and administrators) plus sufficient off-street space for the safe and convenient loading and unloading of students.
(13) Dance halls, pool and billiard rooms, assembly halls and exhibition halls without fixed seats. Community centers, civic clubs, fraternal orders, veterans organizations, union halls and similar type of occupancy.	One (1) parking space for each one hundred (100) square feet of useable floor area.
(14) Stadiums and sports arenas.	One (1) parking space for each three (3) seats.
(15) Bowling alleys.	Five (5) parking spaces for each alley.
(16) Mortuaries or funeral homes.	One (1) parking space for each fifty (50) square feet of floor space in the slumber rooms, parlors or individual funeral service rooms.
(17) Establishments for sale and consumption on the premises of alcoholic beverages, food or refreshments.	One (1) parking space for each one hundred (100) square feet of floor area, plus one (1) parking space for each two (2) employees.
(18) Drive-in restaurants.	One (1) parking space for each fifteen (15) square feet of floor space.
(19) Banks, business or professional offices.	One (1) parking space for each two hundred (200) square feet of floor area.
(20) Drive-in banks.	Four (4) parking spaces for each teller window, in addition to (19) above.
(21) Furniture and appliance stores, personal service shops, (not including beauty parlor and barber shops); household equipment or furniture repair shops, clothing or shoe repair or service shops, used motor vehicle sales, machinery sales and hardware stores, wholesale stores, discount house and surplus sales stores under 3,000 square feet.	One (1) parking space for each six hundred (600) square feet of floor space, plus one (1) space for the owner or management, plus one (1) space for each two (2) employees.
(22) Beauty parlors and barber shops.	One (1) parking space for each employee, but not less than two (2) parking spaces for each chair.
(23) All retail stores, medical and dental clinics, and hardware stores, wholesale stores, discount houses and surplus sales stores over 3,000 square feet in area, except as otherwise specified herein.	One (1) parking space for each seventy-five (75) square feet of floor space.
(24) Gasoline service stations.	One (1) parking space for each employee on the largest shift, plus one (1) parking space for the owner and/or management, plus two (2) parking spaces for each grease rack, stall for servicing automobiles and wash rack.
(25) Service garages, auto salesrooms, auto repair, collision or bumping shops.	One (1) parking space for each two hundred (200) square feet of floor area.
(26) Industrial establishments including manufacturing, research and testing laboratories, creameries, bottling works, printing and engraving shops, warehouses and storage buildings.	Provide about each industrial building, buildings or use, and improved area, in addition to the front yard, which shall be sufficient in size to provide adequate facilities for the parking of automobiles and other motor vehicles used by the firm or employees or persons doing business therein, such space shall not be less than one (1) parking space for each three (3) employees computed on the basis of the greatest number of persons to be employed at any one period during the day or night.

(k) Wherever, the Village Council shall establish off-street parking facilities by means of a special assessment district, or by any other means the Village Council may determine, upon completion and acceptance of such off-street parking facilities by the Village Council, all existing buildings and uses and all buildings erected or uses established thereafter within the special assessment district, or districts, shall be exempt from the requirements of this section for privately supplied off-street parking facilities.

**3.13 LOADING SPACE.** On the same premises with every building, structure or part thereof, erected and occupied for manufacturing, storage, warehouse, goods display, department store, wholesale store, market, hotel, hospital, mortuary, laundry, dry cleaning or other uses similarly involving the receipt or distribution by vehicles or materials, or merchandise, there shall be provided and maintained on the same lot adequate space for standing, loading, and unloading services in order to avoid undue interferences with public use of the streets or alleys. Such space, unless otherwise adequately provided for, shall include a ten (10) foot by twenty-five (25) foot loading space, with fourteen (14) foot height clearance for every ten thousand (10,000) square feet, or fraction thereof, in excess of two thousand (2,000) square feet of building floor use or land use for the above mentioned purposes.

**3.14 ESSENTIAL SERVICES.** Essential services shall be permitted as authorized and regulated by law and other ordinances of the Village of Novi, it being the intention hereof to exempt such essential services from the application of this Ordinance.

**3.15 REMOVAL OF SOIL, SAND OR OTHER MATERIAL.** The use of land for the removal of topsoil, sand or other material to be sold from the land is not permitted in any district except under a Temporary Certificate from the Board of Ap-

peals, which may be denied or issued in appropriate cases upon the filing of an application accompanied by a suitable agreement or bond that such removal will not cause stagnant water to collect, or leave the surface of the land at the expiration of such permit, in an unstable condition or unfit for the growing of turf or for other land uses permitted in the district in which such removal occurs.

**3.16 DUMPING OR DISPOSAL OF RUBBISH, ETC.** The use of land for the dumping or disposal of scrap iron, junk, garbage, rubbish or other refuse or of ashes, slag or industrial wastes or by-products, is not permitted in any district, except under a Temporary Certificate from the Board of Appeals which may be denied or issued in appropriate cases upon the filing of an application accompanied by a suitable agreement or bond that such dumping or disposal will not pollute the waters of the Village or cause stagnant water to collect, or leave the surface of the land, at the expiration of such permit, in an unstable condition or unfit for the growing of turf or for other land uses permitted in the District in which such dumping occurs. A sanitary landfill operation must comply with Ordinance No. 14, and all other Ordinances of the Village of Novi pertaining thereto.

The dumping of dirt, sand, rock or other material excavated from the earth is permitted in any district provided the surface of such material is graded within a reasonable time in a manner preventing collection of stagnant water, and which leaves the ground surface in a condition suitable for the growing of turf or for the other land uses permitted in the district.

**3.17** No unplatted area shall be platted or divided until such time as streets are dedicated and laid out to conform with the adjoining platted property and approved by the Village Council, and such other bodies as required by law, and no lot shall be divided so that the depth

is greater than four (4) times the front width.

**3.18** No building permit shall be issued under the terms of this Ordinance before:

(a) The Building Inspector shall have inspected and verified the existence of a well or water supply system.

(b) The Oakland County Health Department and Building Inspector shall have approved two (2) sets of plot plans showing the location and distances of the building (residential, commercial, industrial, or assembly) from the well and disposal system. No building or structure shall hereafter be erected or altered and used for an outside toilet of any type whatsoever, unless located and erected in conformance with Municipal Ordinances and the laws of the State of Michigan and the Rules and Regulations of the Michigan Department of Health and the Oakland County Health Department, and shall be permitted only in Agricultural Districts. Temporary toilet facilities may be permitted by the Building Inspector in connection with construction projects.

In areas where the soil conditions are found to be inadequate to support septic tank facilities and special means of disposal must be provided for in order to safeguard the health of the Community, and the lot areas, as prescribed in this Ordinance, are insufficient to furnish this safeguard, no building permit shall be issued for a building unless the lot area is sufficient in size to support the disposal system as shall meet the approval of the Health Department having jurisdiction.

**3.19** On a lot occupied by a church or other building in which persons congregate, or which is designed, arranged, remodeled or normally used for the congregation of persons in numbers in excess of twenty-five (25), the width of each side or rear yard shall not be less than twenty-five (25) feet.

### 3.20 TRAILER COACH REGULATIONS.

(a) It shall be unlawful, within the limits of the Village of Novi, for any person, firm or corporation to park overnight, or permit the parking overnight of any Mobile Home or Trailer Coach on any public highway, street or alley. No OCCUPIED MOBILE HOME OR TRAILER COACH shall be parked on any site, lot, field or tract of land within the Village of Novi, except as provided for in paragraph (d) of Section 4.02 (d) and not specifically licensed for the purpose; except that, nothing herein contained shall prohibit the parking, without charge therefore, for not more than one OCCUPIED MOBILE HOME OR TRAILER COACH on the premises of any occupied dwelling, provided that the operator of such Mobile Home or Trailer Coach, within three (3) days after his arrival shall make application to the Building Inspector for a permit, which permit, if granted, shall limit the time of such parking to a period not longer than three (3) weeks from the date of application therefor. No more than one (1) such permit shall be issued to any one occupied Mobile Home or Trailer Coach owner, operator or occupant, in any one twelve (12) months' period, and said permit shall not be transferable. Application for permit shall contain a statement showing the street number of the occupied dwelling where the occupied Mobile Home or Trailer Coach is parked, or is to be parked; the name of the occupant in control of said dwelling and his endorsement granting permission of such parking; the name and address of the occupant of such Mobile Home or Trailer Coach; the license number of all units of such Mobile Home or Trailer Coach; the State issuing such licenses; and a statement indicating the exact location at which such Mobile Home or Trailer Coach last parked, including the State, City, Town or Township where such parking occurred. A copy of such permit shall be posted on the Mobile Home or Trailer Coach for which it was issued in such a manner as to be readily noticeable at all times.

No tent shall be erected anywhere in the Village of Novi, provided, however, this shall not prevent the use of tents for camping or use in connection with a migratory labor camp.

(b) All excreta and liquid wastes shall be collected in proper receptacles and emptied into suitable sewer fixtures or approved septic tanks; spilling and draining of any waste water whatsoever upon the ground or in drainage ditches or upon the area is prohibited. All municipal, state, or county rules and regulations, regarding sanitary requirements, shall apply for the parking of Mobile Home or Trailer Coaches anywhere in the Village.

(c) No owner or operator of any Mobile Home or Trailer Coach shall remove the wheels or tires, or cause the same to be removed, from any such occupied vehicle parked within the limits of the Village of Novi, except for purposes of repair.

(d) No owner or operator of any Mobile Home or Trailer Coach shall hereafter construct or cause to be constructed any lean-to or shed attached to a Trailer Coach, provided, however, this shall not prevent the use of a attached cabana or screened-in porch.

(e) No Mobile Home or Trailer Coach, parked within the limits of the Village of Novi, shall at any time be so occupied for sleeping

purposes as to overcrowd said vehicle to exceed the number of persons for which it is designed and arranged.

(e) No Mobile Home or Trailer Coach shall be used for any immoral or unlawful purpose, or the harboring of any undesirable person or persons.

(f) This section shall not prohibit the storage of one (1) UNOCCUPIED Mobile Home or Trailer Coach or a small utility trailer, which is the property of the occupant in the rear yard.

**3.21 BUILDINGS TO BE MOVED.** Any building or structure which has been wholly or partially erected on any premises, located either within or outside of this Village, shall not be moved to and be placed upon any other premises in this Village until a permit for such removal shall have been secured under Article XXIV of this Ordinance. Any such building or structure shall fully conform to all the provisions of this Ordinance, in the same manner as a new building or structure. Any such building or structure shall not be endorsed on said permit until the Building Inspector shall have made an inspection of such building or structure and shall have found the same to be in a condition safe for use and occupancy, and shall have made a written report, setting forth the facts as ascertained by said inspection to the Board of Appeals.

**3.22 PERFORMANCE REQUIREMENTS FOR ALL USES.** Uses in all districts of the Village shall comply with the following standards of performance:

(a) Air Contaminants.

1. Air Contaminants less dark in shade as that designated as No. 2 on the Ringlemann Chart, as published by the United States Bureau of Mines is permitted except that No. 2 is permitted for one (1) four (4) minute period in each one-half (1/2) hour.
2. Air Contaminants of such an opacity as to obscure observers view to a degree equal to or greater than described in 1. above, shall not be permitted except that smoke in the range of white or cream may be exempted by this rule.
3. Particulate Matter or Dust as measured at and by any generally accepted manner shall not be emitted in excess of 3/10 grains per cubic foot, as corrected to a temperature of 500° F., except for periods of four (4) minutes in any one-half (1/2) hour, then it can equal but not exceed 6/10 grains per cubic foot as corrected to a temperature of 500° F.

(Particulate Matter. "Particulate Matter" is material which is suspended in or discharged into the atmosphere in finely divided form as a liquid or solid at atmospheric temperature and pressure.) (Dusts are minute solid particles released into the air by natural forces or by mechanical processes such as crushing, grinding, milling, drilling, demolishing, shoveling, conveying, covering, bagging, sweeping, etc.)

(b) Odors. The emission of odors which are generally agreed to be obnoxious to any considerable number of persons, at their place of residence, shall be prohibited.

(c) Gases. The following gases SO<sub>2</sub> and H<sub>2</sub>S shall not exceed .5 p.p.m.; CO shall not exceed .25 p.p.m.; nitrous fumes shall not exceed .5 p.p.m. All measurements shall be taken at place of residence.

Provided, however, there shall not be discharged from any source whatsoever, such quantities of air contaminants or other material which cause injury, detriment, nuisance or annoyance to any considerable number of persons or to the public or which endanger the comfort, repose, health or safety of any such persons or the public or which cause or have a natural tendency to cause injury or damage to business and property.

(d) Sewage Wastes. No waste shall be discharged in the public sewer system which is dangerous to the public health and safety. These standards shall apply at the point where wastes are discharged into the public sewer.

Acidity or alkalinity shall be neutralized within an average pH range of between 5 1/2 to 7 1/2 as a daily average on the volumetric basis, with a temporary variation of PH 4.00 to 10.0.

Wastes shall not contain any Cyanides and no chlorinated solvents shall be in excess of .1 p.p.m.; no Fluorides shall be in excess of 10 p.p.m.; and shall contain not more than 10 p.p.m. of Hydrogen Sulphide, Sulphur Dioxide and Nitrous Oxide gases. Wastes shall not contain any insoluble substance in excess of 10,000 p.p.m. or exceed a daily average of 500 p.p.m. or fail to pass a No. 8 Standard Sieve or have a dimension greater than 1/4 inch. Wastes shall not have a chlorine demand greater than 15 p.p.m. Wastes shall not contain phenols in excess of .05 p.p.m.

Wastes shall not contain any grease or oil or any oily substance in excess of 100 p.p.m. or exceed a daily average of 25 p.p.m.

(e) Noise. The emission of measurable noises from the premises shall not exceed sixty (60) decibels as measured at the boundary property lines, except that where normal street traffic noises exceed sixty (60) decibels during such periods, the measurable noise emanating from premises may equal, but not exceed, such traffic noises. This provision shall apply in all districts where a sound level requirement is not specifically mentioned in the District Regulations and then the District Regulation requirements shall control.

**3.23 BILLBOARDS AND SIGNS.** The erection and maintenance of billboards and outdoor advertising signs on any parcel of land within the Village of Novi, or the use of any such parcel for said purpose, are hereby prohibited in all Agricultural, Small Farms and Residential Districts. Provided, however, the Building Inspector may permit a sign in any district bordering the Brighton-Farmington Road under the following specified conditions:

1. Signs shall not be erected less than twenty-five (25) feet nor more than one hundred (100) feet from the Brighton-Farmington Road right-of-way.
2. The minimum distance between signs on each side of the Brighton-Farmington Road right-of-way shall not be less than five hundred (500) feet.
3. Signs shall not be less than fifty (50) square feet and shall not exceed one hundred fifty (150) square feet in area, and shall not exceed seventeen (17) feet in height above the natural and existing ground surface.
4. Access to a sign for erection and maintenance shall be from property on which the sign is located and not from the Brighton-Farmington Road right-of-way.
5. Signs may be non-illuminated or illuminated, but flashing, swinging or revolving lights shall not be permitted.
6. Permits for a sign shall be effective for a period of one (1) year and may be renewed by the Village Building Inspector after inspection and payment of the fee for renewal of permit.
7. This section shall apply equally to all zoning districts for the area herein limited along the Brighton-Farmington Road.

**3.24 PROJECT SIGNS.** A free standing ground sign, to be used during a project development, by a project builder, may be permitted in any district by the Building Inspector, provided such permit is granted for a period of not more than (1) year and that such sign shall not be greater than sixty (60) square feet in area, and shall be set back from any street line a distance of not less than twenty-five (25) feet.

Signs having illumination of flood-light character, or sign which uses visible green, yellow or red colors, which might be confused with any official traffic control devices, are prohibited within seven hundred and fifty (750) feet measured along the highway of such traffic control devices or railroad crossing.

### ARTICLE IV AG AGRICULTURAL DISTRICTS

Section 4.01 (Omitted).

**4.02 USES PERMITTED.** In AG Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following specified uses:

- (a) One family dwelling.
- (b) Farm dwellings appurtenant to a principal agricultural use.
- (c) Dairies, farms, truck gardens, greenhouses and nurseries.
- (d) Recreation, forestry and migratory labor camps, with temporary housing facilities, including trailers, cabins or tents and limited to an occupancy not to exceed a four (4) month period.
- (e) Public and private stables and riding academies subject to the provisions and requirements of Article XXII Section 23.05 C (o) of the Board of Appeals.
- (f) Dog kennels, the raising of animals for medical experimentation and the provisions and requirements of Article XXIII, Section 23.05 C (p) of the Board of Appeals.
- (g) Public utility buildings, such as sub-stations, without service or storage yards.
- (h) Carnivals, outdoor circuses or migratory amusement enterprises, subject to the provisions and requirements of Article XX-III, Section 23.05 C 2 (i) of the Board of Appeals.
- (i) Accessory buildings or structures and uses customarily incidental to any of the above uses, when located on the same property, including not more than one (1) temporary building for the sale of the products of any of the above uses and shall be located not less than twenty-five (25) feet from any street line.

**4.03 SIGNS.** No signs shall be permitted on a farm other than one (1) non-illuminated real estate sign not exceeding six (6) square feet in area advertising the sale or rental of the premises on which it is maintained; non-illuminated trespassing or caution signs shall not exceed two (2) square feet in area;

not more than (2) non-illuminated signs not over nine (9) square feet in area advertising the products of a farm for sale at a roadside market.

**4.04 BUILDING HEIGHT.** No building, hereafter erected or altered, shall exceed forty (40) feet in height of three (3) stories, (See Article XXII, Height Exceptions).

**4.05 FRONT YARD.** In AG Districts each one family dwelling shall have a front yard of not less than twenty-five (25) feet in depth.

**4.06 SIDE YARDS.** In AG Districts there shall be provided a side yard on each side of every dwelling, which shall be not less than fifteen (15) feet in width.

**4.07 REAR YARDS.** In AG Districts, each lot shall have a rear yard of not less than fifty (50) feet.

**4.08 USES, LOT AREA, PERCENTAGE OF LOT COVERAGE AND YARDS FOR SMALL AREAS.** Any parcel of land in an AG District, which is smaller than five (5) acres, divided and recorded prior to the effective date of this Ordinance, must conform to the uses, yards, lot area, percentage of lot coverage and other more restrictive regulations as prescribed for R-1-E Districts.

This shall not prohibit the division of land through metes and bounds descriptions, within the limits of the State Platting Act, for the building of any dwelling or dwellings for tenants or for residential occupancy, of less than five (5) acres in area. Such lots shall comply with the requirements of the R-1-E District Regulations.

**4.09 LOT AREA.** In AG Districts every lot shall have an average width of not less than one-fourth (1/4) the average depth of the lot, provided, however, that a lot shall not be required to have a width greater than three hundred fifty (350) feet. Provided, however, this shall not apply to any lot which at the time this Ordinance becomes effective is narrower at the street line or less in area than the specifications herein provided, if such lot was of record at the time of adoption of this Ordinance.

**4.10 YARDS.** All accessory buildings for uses other than those customarily incidental to R-1-F, R-1-E, R-1-H, R-1-S and R-1 uses, shall be located not less than one hundred (100) feet from any dwelling and twenty-five (25) feet from any side lot line.

**4.11 OFF-STREET PARKING.** Off-street parking shall be provided as specified in Section 3.12 of this Ordinance.

### ARTICLE V R-1-F SMALL FARM DISTRICTS

Section 5.01 (Omitted).

**5.02 USES PERMITTED.** In R-1-F Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following specified uses:

- (a) All uses permitted in R-1-E Districts.
- (b) Nurseries, gardening and small greenhouses.
- (c) Keeping for commercial purposes of fowl, rabbits or other small animals, and keeping for personal use of other livestock provided they are housed and fenced so as not to become a nuisance.
- (d) Accessory buildings or structures and uses incidental to any of the above uses when located on the same property, provided, however that no such accessory building, structure or use shall be used for any commercial use, other than provided for above.
- (e) SIGNS. No signs shall be permitted on a lot other than one (1) non-illuminated real estate sign not exceeding six (6) square feet in area, advertising the sale or rental of the premises on which it is maintained. Not more than one (1) non-illuminated trespassing, safety or caution sign not over two (2) square feet in area and not more than one (1) non-illuminated sign not over nine (9) square feet in area advertising the produce of the small farm for sale at the residence, shall be permitted on a lot.
- (f) BUILDING HEIGHT REGULATIONS. No building, hereafter erected or altered, shall exceed thirty-five (35) feet in height or two and one-half (2 1/2) stories. (See Article XXII, Height Exceptions).
- (g) LOT AREA PERCENTAGE OF LOT COVERAGE AND YARDS. Each lot in an R-1-F District, together with its principal building and accessory buildings, hereinafter intended to be used or which is used for any purpose permitted in an R-1-F District, shall comply with the provisions of this Ordinance as to the required lot area, percentage of lot coverage, yard dimensions and other provisions which are herein prescribed for R-1-E Districts.
- (h) YARDS. All accessory buildings for uses other than those customarily incidental to R-1-E uses, shall be located not less than twenty-five (25) feet from any lot line and not less than one hundred (100) feet from any dwelling.
- (i) OFF-STREET PARKING REQUIREMENTS. Off-street parking requirements shall be provided as hereinbefore specified in Section 3.12 of this Ordinance.

### ARTICLE VI R-1-E COUNTRY ESTATES DISTRICTS

Section 6.01 (Omitted).

**6.02 USES PERMITTED.** In R-1-E Districts, except as provided for

in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following permitted specified uses:

- (a) One family dwellings.
- (b) Public, parochial, private and nursery schools, churches, community buildings, community hospitals, municipal facilities, municipal parks and playgrounds.
- (c) Golf courses having not less than nine (9) holes and having an area of not less than fifty (50) acres. Country clubs, tennis courts and similar recreational uses, all of a non-commercial nature.
- (d) Temporary buildings for uses incidental to construction work, which buildings shall be removed upon completion or abandonment of the construction work.
- (e) The growing of hay, grain, vegetables, fruit, flowers, shrubs and trees, and the operation of a greenhouse, provided, however, that land under one ownership, prior to its being platted and having an area in excess of three (3) acres for each residence, may be used for agricultural purposes, meeting the requirements of the Agricultural Districts, but must conform to all regulations of this Article as to yard areas. Existing greenhouses may continue to operate and expand as a permitted use as long as the land area upon which the greenhouse is located remains not less than five (5) acres in extent and the yard dimensions are not reduced beyond the requirements of the Agricultural District. The handling of products incidental to and accessory to a greenhouse operation and limited to small items, such as spray materials, packaged soil, fertilizers and similar products, shall be permitted, as an accommodation for the greenhouse patrons.
- (f) A residence may be used for a home occupation as herein defined, provided:

That such use shall be conducted entirely within the dwelling and shall occupy only one (1) room on the ground floor which shall not be greater than two hundred (200) square feet in area.

That there shall be no display or advertising or other outward indication of such special use other than one (1) sign not exceeding two (2) square feet in area bearing the name and occupation (word only) of the practitioner.

That in other respects the building and premises shall be so treated and the permitted activity so conducted, that the use of such lot will be in harmony with the character of the district in which it is located.

(g) In new subdivision developments, a residence may be used as a model and for temporary sales facilities during the period of development and selling of the homes.

(h) The raising and keeping of fowl and/or rabbits for owners use, and consumption, provided they are properly housed and fenced so as not to become a nuisance. The keeping of horses and ponies when they are used for private use only, with one (1) horse allowed for a minimum lot area of two (2) acres, and an additional two (2) acres for each additional horse. Animal pens and stables shall be kept clean and manures and stable refuse shall be treated and handled in such a manner so as to control odor and flies and shall be suitably screened from view.

(i) Public utility transformer stations, sub-stations and gas regulator stations, without service or storage yards, upon approval of the Board of Appeals.

(j) Accessory buildings or uses customarily incidental to any of the above permitted uses, when located on the same or adjoining lot and not involving any business, profession, trade, or occupation. Separate servants quarters over an accessory building may be established in connection with a one family dwelling of nine (9) rooms or larger, exclusive of bathrooms, when located on lots of not less than one (1) acre. One private garage for each residential lot for the housing of motor vehicles, not more than one (1) of which can be a commercial vehicle, shall be considered a legal accessory use. Accessory buildings for the housing of fowl or animals shall be located not less than twenty-five (25) feet from any lot line and not less than one hundred (100) feet from any dwelling.

(k) SIGNS. One (1) non-illuminated sign per lot pertaining to the sale or lease of a lot or building and such sign shall not exceed eight (8) square feet in area.

Illuminated or non-illuminated church or public building bulletin board, not exceeding twelve (12) square feet in area.

Park and playground signs shall be permitted and shall be of such size as to reasonably contribute to the public convenience, welfare and safety.

**6.03 BUILDING HEIGHT.** No building, hereafter erected or altered, shall exceed thirty-five (35) feet in height or two and one-half (2 1/2) stories, except as provided in Article XXII of this Ordinance.

**6.04 LOT AREA PER FAMILY.** In R-1-E Districts each one family dwelling, together with its accessory building, hereafter erected, shall provide a lot area of not less than one (1) acre and said lot shall have a width of not less than one hundred twenty (120) feet at the front or rear building line; provided, however, that these requirements shall not apply to any lot which at the time this Ordinance becomes effective is narrower at the street line or less in area than the specifications herein provided if such lot was of record at the time of the adoption of this Ordinance.

Where soil conditions are inadequate for the proper functioning of sewage disposal facilities, larger lot areas shall be required as shall be determined under Section 3.18 of this Ordinance.

**7.05 LOT COVERAGE.** In R-1-H Districts each one family dwelling, together with its accessory buildings, hereafter erected on any lot, shall not cover more than fifteen (15%) per cent of the area of such lot.

**7.06 FRONT YARD.** In R-1-H Districts each one family dwelling shall have a front yard of not less than thirty-five (35) feet in depth.

**7.07 SIDE YARDS.** In R-1-H Districts there shall be provided a side yard on each side of every principal building, which shall be not less than ten (10) feet in width.

**7.08 SIDE YARDS ABUTTING UPON A STREET.** In R-1-H Districts the width of the side yard abutting upon a side street shall not be less than thirty-five (35) feet.

**7.09 REAR YARDS.** In R-1-H Districts each lot shall have a rear yard of not less than fifty (50) feet in depth.

**7.10 REAR YARD ABUTTING SIDE LOT LINES.** Where a side yard of an interior lot abuts a rear yard of a corner lot or an alley separating such lots, any accessory building on the corner lot shall set back from the side street as far as the dwelling on the interior lot.

**7.11 OFF-STREET PARKING.** Off-street parking shall be provided as specified in Section 3.12 of this Ordinance.

### ARTICLE VII R-1-S SUBURBAN RESIDENTIAL DISTRICTS

Section 8.01 (Omitted).

**8.02 USES PERMITTED.** In R-1-S Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following specified uses:

- (a) All uses permitted in R-1-E Districts, unless otherwise stated.
- (b) The raising and keeping of fowl and/or rabbits is permitted in the R-1-S District on approval of the Board of Appeals.
- (c) Home occupations when

(Continued on Page 13)

hundred fifty (150) feet at the front or rear building line; provided, however, that this requirement shall not apply to any lot which at the time this Ordinance becomes effective is narrower at the street line or less in area than the specifications herein provided is such lot was of record at the time of the adoption of this Ordinance.

Where soil conditions are inadequate for the proper functioning of sewage disposal facilities, larger lot areas shall be required, as shall be determined under Section 3.18 of this Ordinance.

**6.05 LOT COVERAGE.** In R-1-E Districts each one family dwelling, together with its accessory buildings, hereafter erected on any lot, shall not cover more than fifteen (15%) per cent of the area of such lot.

**6.06 FRONT YARD.** In R-1-E Districts each one family dwelling shall have a front yard of not less than forty-five (45) feet in depth.

**6.07 SIDE YARDS.** In R-1-E Districts there shall be provided a side yard on each side of every principal building, which shall not be less than fifteen (15) feet in width.

**6.08 SIDE YARDS ABUTTING UPON A STREET.** In R-1-E Districts the width of the side yard abutting upon a side street shall not be less than forty-five (45) feet.

**6.09 REAR YARDS.** In R-1-E Districts each lot shall have a rear yard of not less than fifty (50) feet in depth.

**6.10 REAR YARDS ABUTTING SIDE LOT LINES.** Where a side yard of an interior lot abuts a rear yard of a corner lot or an alley separating such lots, any accessory building on the corner lot shall set back from the side street as far as the dwelling on the interior lot.

**6.11 OFF-STREET PARKING.** Off-street parking shall be provided as specified in Section 3.12 of this Ordinance.

### ARTICLE VII R-1-H COUNTRY HOME DISTRICTS

Section 7.01 (Omitted).

**7.02 USES PERMITTED.** In all R-1-H Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following permitted specified uses:

- (a) All uses permitted in R-1-E Districts, except the raising and keeping of fowl, rabbits or other animals other than household



meeting the requirements of Section 6.02 (1).

**8.03 BUILDING HEIGHT.** No building, hereafter erected or altered, shall exceed thirty-five (35) feet in height or two and one-half (2½) stories, except as provided in Article XXII of this Ordinance.

**8.04 LOT AREA PER FAMILY.** In R-1-S Districts each one family dwelling, together with its accessory buildings, hereafter erected, shall provide a lot area of not less than twelve thousand (12,000) square feet, and said lot shall have a width of not less than ninety (90) feet at the front or rear building line; provided, however, that these requirements shall not apply to any lot which at the time this Ordinance becomes effective is narrower at the street line or lesser in area than the specifications herein provided, if such lot was of record at the time of the adoption of this Ordinance.

Where said conditions are inadequate for the proper functioning of sewage disposal facilities, larger lot areas shall be required as shall be determined under Section 3.18 of this Ordinance.

**8.05 LOT COVERAGE.** In R-1-S Districts each one family dwelling, together with its accessory buildings, hereafter erected on any lot, shall not cover more than twenty-five (25%) per cent of the area of such lot.

**8.06 FRONT YARD.** In R-1-S Dis-

tricts each one family dwelling shall have a front yard of not less than thirty (30) feet in depth.

**8.07 SIDE YARDS.** In R-1-S Districts there shall be provided a side yard on each side of every principal building, which shall not be less than ten (10) feet in width.

**8.08 SIDE YARDS ABUTTING UPON A STREET.** In R-1-S Districts the width of the side yard abutting upon a side street shall not be less than thirty (30) feet.

**8.09 REAR YARDS.** In R-1-S Districts each lot shall have a rear yard of not less than fifty (50) feet in depth.

**8.10 REAR YARDS ABUTTING SIDE LOT LINES.** Where a side yard of an interior lot abuts a rear yard of a corner lot or an alley separating such lots, any accessory building on the corner lot shall set back from the side street as far as the dwelling on the interior lot.

**8.11 OFF-STREET PARKING.** Off-street parking shall be provided as specified in Section 3.12 of this Ordinance.

#### ARTICLE IX

##### R-1 ONE FAMILY RESIDENTIAL DISTRICTS

Section 9.01. (Omitted).

**9.02 USES PERMITTED.** The R-1 Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or

more of the following specified uses: (a) All uses permitted in R-1-E Districts, unless otherwise stated and not including the raising and keeping of fowl and/or rabbits or home occupations.

(b) Hospitals when approval has been granted by the Board of Appeals, subject to Section 23.05 C.1.

(c) Public utility buildings, such as sub-stations, without service or storage yards, upon approval of the Board of Appeals.

(d) Accessory buildings or structures and uses customarily incidental to any of the above uses when located on the same lot and not involving the conduct of a business.

**9.03 SIGNS.** No signs shall be permitted on a lot other than one (1) non-illuminated real estate sign not exceeding six (6) square feet in area, advertising the sale or rental of the premises on which it is maintained. Not more than one (1) non-illuminated trespassing, safety or caution sign not over two (2) square feet in area shall be permitted on a lot.

**9.04 BUILDING HEIGHT.** No building hereafter erected or altered shall exceed thirty-five (35) feet in height or two and one-half (2½) stories. (See Article XXII, Height Exceptions).

**9.05 LOT AREA.** A one family dwelling in R-1 Districts, together with accessory buildings, hereafter

erected, shall be located on a lot having not less than twelve thousand (12,000) square feet of area and shall have a width of not less than sixty (60) feet at the front or rear building line. Provided that a lot may be not less than sixty (60) feet in width at the front or rear building line and contain not less than nine thousand (9,000) square feet in area if provided with either a community water or a community sewer system. Provided that a lot may be not less than sixty (60) feet in width at the front or rear building line and contain not less than seven thousand five hundred (7,500) square feet in area, if provided with a community water and sewer system. This provision shall not prohibit the construction of a one family dwelling on a lot of record prior to the adoption date of this Ordinance.

**9.06 PERCENTAGE OF LOT COVERAGE.** Each one family dwelling, together with its accessory buildings hereafter erected on any lot, shall not cover more than twenty-five (25%) per cent of the area of such lot.

**9.07 FRONT YARD.** Each lot shall have a front yard not less than twenty-five (25) feet in depth.

**9.08 SIDE YARDS.** Each lot shall have two side yards each having a width of not less than five (5) feet, and the aggregate not be less than sixteen (16) feet. Provided, that lots forty-five (45) feet or less in width, of a plat officially approved

and recorded prior to the adoption of this Ordinance, shall have two (2) side yards each having a width of not less than four (4) feet and an aggregate width of not less than fourteen (14) feet; lots less than thirty-five (35) feet in width, the required combined width of side yards may be reduced by six (6) inches for each foot or major fraction thereof by which the width of such lot is less than thirty-five (35) feet, and provided, further, that the width of each side yard shall not be less than three (3) feet.

**9.09 REAR YARD.** Each lot shall have a rear yard of a depth not less than thirty-five (35) feet.

**9.10 OFF-STREET PARKING.** Off-street parking shall be provided as specified in Section 3.12 of this Ordinance.

#### ARTICLE X

##### R-2 TWO FAMILY RESIDENTIAL DISTRICTS

Section 10.01. (Omitted).

**10.02 USES PERMITTED.** The R-2 Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following specified uses:

(a) All uses permitted in R-1 Districts.

(b) Two family dwellings.

(c) Buildings and uses customarily accessory to any of the above permitted uses.

**10.03 SIGNS.** No signs shall be

permitted on a lot other than one (1) non-illuminated real estate sign, not exceeding six (6) square feet in area, advertising the sale or rental of the premises upon which it is maintained; not more than one (1) non-illuminated trespassing, safety or caution sign not over two (2) square feet in area shall be permitted on a lot.

**10.04 BUILDING HEIGHT.** No building hereafter erected or altered shall exceed thirty-five (35) feet in height or two and one-half (2½) stories. (See Article XXII, Height Exceptions).

**10.05 LOT AREA.** Every lot in an R-2 District, occupied by a one family dwelling shall provide a lot area as required in Section 4.04 of this Ordinance. Every lot occupied by two (2) or more living units shall provide an area of not less than twelve thousand (12,000) square feet for the first living unit, plus seven thousand five hundred (7,500) square feet for each additional living unit and such lot shall not be less than sixty (60) feet in width at the front or rear building line; provided, however, when such lot is provided either with a community water system or a community sewer system, such lot shall contain not less than nine thousand (9,000) square feet for the first living unit, plus four thousand (4,000) square feet for each additional living unit; provided, further, when such lot is provided with both

a community water system and community sewer system, such a lot shall contain not less than seven thousand five hundred (7,500) square feet for the first living unit, plus four thousand (4,000) square feet for each additional living unit. This provision shall not prohibit the construction of a one family dwelling on a lot record prior to the adoption date of this Ordinance.

**10.06 PERCENTAGE OF LOT COVERAGE.** Each one and two family dwelling, together with its accessory building, hereafter erected on any lot, shall not cover more than thirty-five (35%) per cent of the area of such lot.

**10.07 FRONT YARD.** Each lot shall have a front yard not less than twenty-five (25) feet in depth.

**10.08 SIDE YARDS.** All lots in R-2 Districts shall have two (2) side yards, one with a minimum width of not less than five (5) feet and the aggregate of both side yards shall not be less than sixteen (16) feet. The side yard along the common lot line between two or more adjoining lots may be omitted when two or more dwellings are erected at the same time on such lots to form a permitted semi-detached dwelling, provided, that the remaining side yard on each of the two outer-most lots of such group shall have a width of not less than ten

(10) feet.

**10.09 REAR YARD.** Each lot shall have a rear yard of a depth of not less than thirty-five (35) feet.

**10.10 OFF-STREET PARKING.** Off-street parking shall be provided as specified in Section 3.12 of this Ordinance.

#### ARTICLE XI

##### R-3 MOBILE HOME DISTRICTS

Section 11.01. (Omitted).

**11.02 USES PERMITTED.** In all R-3 Districts, except as otherwise provided for in this Ordinance, all building shall be erected and all land shall be used only for one or more of the following uses:

(a) All uses permitted in R-2 Districts unless otherwise stated, but not including the raising and keeping of fowl and/or rabbits, or home occupations.

(b) Mobile Home Parks and Trailer Coach Parks on approval of the Board of Appeals pursuant to the following requirements and to Article XXIII, Section 23.05 C (n).

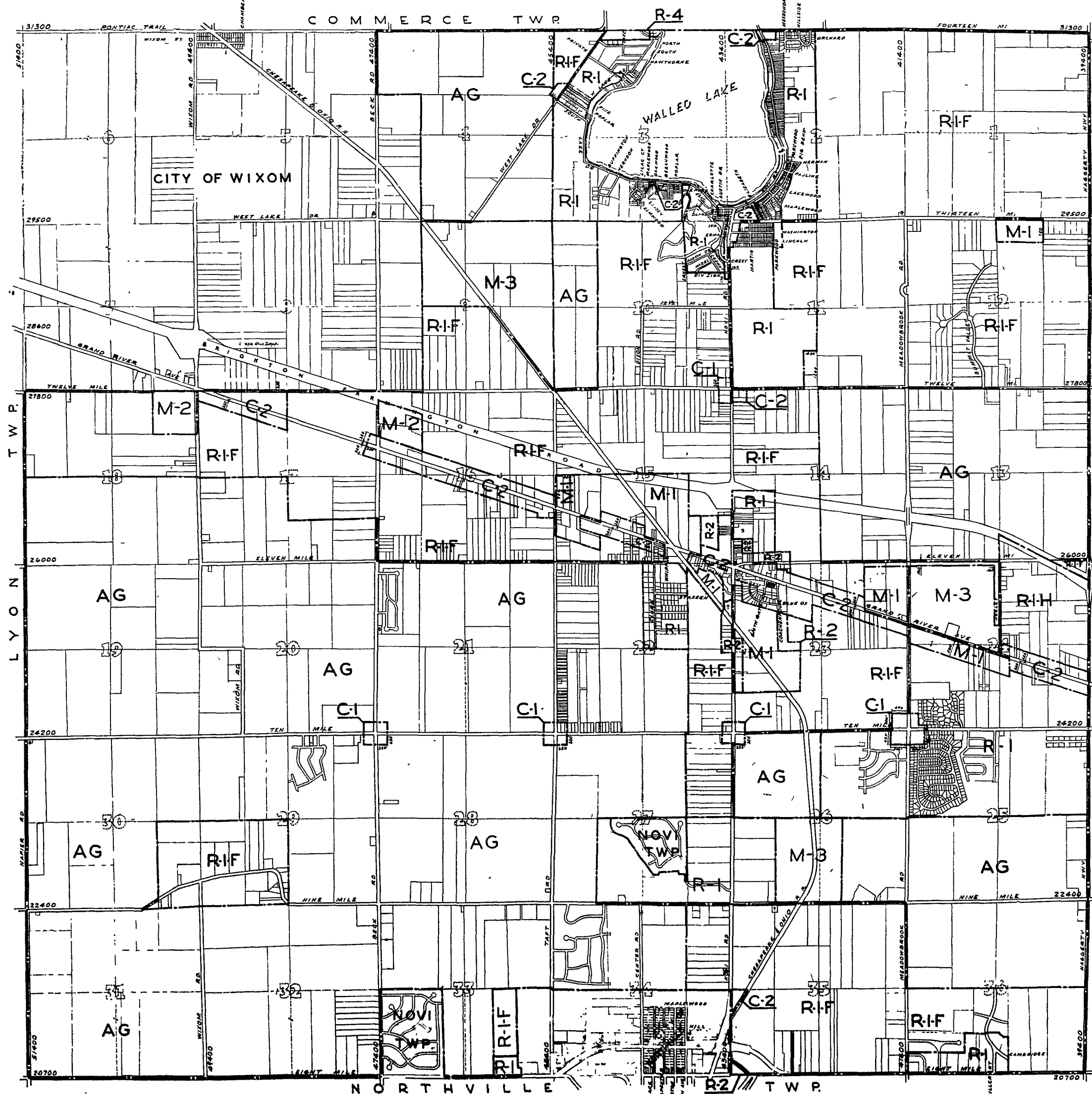
**11.03 R-2 USE.** Any use permitted in R-2 Districts shall comply with all the requirements as specified for those used on Article X.

**11.04 MOBILE HOME PARK REQUIREMENTS.**

(a) STATE ACTS. Mobile Home

# VILLAGE OF NOVI ZONING MAP

NOVI - OAKLAND COUNTY, MICHIGAN



#### ZONE DISTRICTS

- AG DISTRICT AGRICULTURAL
- R-1F DISTRICT SMALL FARMS
- R-1E DISTRICT COUNTRY ESTATES
- R-1H DISTRICT COUNTRY HOMES
- R-1S DISTRICT SUBURBAN RESIDENTIAL
- R-2 DISTRICT ONE FAMILY RESIDENTIAL
- R-2S DISTRICT TWO FAMILY RESIDENTIAL
- R-3 DISTRICT MOBILE HOME
- R-4 DISTRICT MULTIPLE FAMILY RES.
- P-O DISTRICT PROFESSIONAL OFFICE
- C-N DISTRICT NEIGHBORHOOD SHOPPING
- C-1 DISTRICT LOCAL BUSINESS
- C-2 DISTRICT CENTRAL BUSINESS
- C-3 DISTRICT THOROUGHFARE COMMERCIAL
- C-4 DISTRICT GENERAL COMMERCIAL
- M-1 DISTRICT LIGHT MANUFACTURING
- M-2 DISTRICT RESTRICTED MANUFACTURING
- M-3 DISTRICT GENERAL MANUFACTURING

PREPARED BY  
NOVI VILLAGE PLANNING BOARD

APPROVED BY  
THE VILLAGE COUNCIL  
WALTER TUCK PRESIDENT  
MARY WALLACE, CLERK

EFFECTIVE DATE, OCTOBER 15TH, 1959

WARING & JOHNSON  
PLANNING CONSULTANTS  
14800 FENKELL-DETROIT, MICH.



Parks shall comply with Act 143 of the P.A. of 1939 and Act 255 of the P.A. of 1941 and Act 52 of the P.A. of 1949 and Act 216 of the P.A. of 1955 being M.S.A. 5.278 et seq. or as amended.

(b) **BUILDING HEIGHT.** No building or structure, hereafter erected or altered in a Mobile Home Park, shall exceed one and one-half (1½) stories or twenty-five (25) feet.

(c) So as to maintain yard space for the different sizes of mobile homes or trailers, the following minimums shall be required:

1. An open area shall be provided on each mobile home lot, to insure privacy, adequate natural light and ventilation to each home and to provide sufficient area for outdoor uses essential to the mobile home, eighty (80%) per cent of the lots in any one Mobile Home Park shall not be less than three thousand (3,000) square feet in area and twenty (20%) per cent of the lots in any one Mobile Home Park shall not be less than two thousand four hundred (2,400) square feet in area. Each mobile home site shall be occupied only by one (1) mobile home or trailer coach.

2. The sum of the side yards at the entry side and non-entry side of a mobile home stand shall not be less than thirty-two (32) feet, except that for the twenty (20%) per cent of the lots having not less than twenty-four hundred (2,400) square feet of lot area, the minimum sum of side yards shall be not less than twenty-five (25) feet. Provided, however, there shall be a side yard or not less than fifteen (15) feet at the entry side of the mobile home stand and a side yard of not less than five (5) feet at the non-entry side of the mobile home stand. There shall be a rear yard of not less than five (5) feet at the rear end of the stand and a front yard of not less than ten (10) feet at the front end of the mobile home stand. For irregularly shaped side yards, the sum is determined as the sum of the average width of each side yard, provided that the required minimums above are maintained at all points in the side yard.

3. No mobile home shall be located closer than fifty (50) feet to the right-of-way line of a main public highway, or twenty (20) feet to the Mobile Home Park property line.

4. Paved, off-street car parking spaces shall be provided in sufficient number to meet the needs of the occupants of the property and their guests, without interference with normal movement of traffic. Such facilities shall be provided at the rate of at least one and one-quarter (1¼) car spaces for each mobile home lot.

5. Each mobile home lot shall be provided with a stand consisting of a solid concrete apron eight (8) feet wide by forty-five (45) feet long or two (2) concrete ribbons each not less than twenty-four (24) inches wide and forty-five (45) feet long and such apron or ribbons shall be five (5) inches in thickness and shall be of Grade A Concrete. Where concrete ribbons are used the area between the ribbons must be filled in with a six (6) inch layer of crushed rock or slag.

6. Enclosed canopies or skirting shall not be permitted on any mobile home, provided, however, a uniform skirting supplied by the Mobile Home Park Management may be permitted on approval of the Board of Appeals. Each mobile home shall be jacked up on a uniform jack or uniform block, which shall be supplied by the Mobile Home Park. No mobile home shall have its wheels removed (except for repair), be placed on posts, walls or any other temporary or permanent foundations; and no other building or structure shall be attached to it other than one (1) metal utility cabinet. This shall not prevent the use of an awning of aluminum, canvas or fiber glass, which space may be screened in with mesh screen. Such screened area shall not be greater than nine (9) feet in width nor shall said area be enclosed or glassed in.

(d) In order that residents of a mobile home or trailer coach, which is to be parked and used as the home of the occupants for a period of more than three (3) months in one (1) trailer space within one (1) calendar year, can enjoy the same privileges as offered to residents of permanent dwellings, the following regulations shall be required:

1. Only trailers with approved toilets and plumbing fixtures shall be permitted for occupancy of more than one (1) three (3) month period in a single calendar year.

2. Plumbing fixtures shall be connected into a public sanitary sewer or Village approved facilities, and shall meet the requirements of the Village Plumbing Code and the Plumbing Code of the State of Michigan.

3. Running water from a public or State tested and approved water supply, designed adequately for a minimum flow of one hundred twenty-five (125) gallons per day per mobile home lot, shall be piped to each trailer and shall be adequately protected from frost.

4. An outdoor patio area of not less than one hundred eighty (180)

square feet shall be provided on each trailer site, conveniently located to the entrance of the mobile home and appropriately related to open areas of the lot and other facilities, for the purpose of providing suitable outdoor living space to supplement the limited interior space of a mobile home.

5. The occupancy load of any trailer coach shall be limited to provide no less than three hundred (300) cubic feet of air space per occupant, exclusive of the cubic air space of toilet rooms and closets.

6. Outdoor laundry drying space of adequate area and suitable location shall be provided if property is not furnished with indoor dryers or if use only of indoor dryers is not customarily acceptable to prospective occupants. Where outdoor drying space is required, individual clothes drying facilities on each lot with poles or sockets imbedded in concrete shall be provided.

(e) In order that a Mobile Home Park may be harmonious within itself and also with its surrounding neighbors, the following regulations shall be required:

1. Streets shall be provided on the site where necessary to furnish principal traffic-ways for convenient access to the mobile home site, and other important facilities on the property. The street system shall provide convenient circulation by means of minor streets and properly located collector and arterial streets. Closed ends of dead-end streets shall be provided with a turning circle of not less than forty (40) feet outside radius. The rights-of-way shall be of adequate width to accommodate the contemplated widths of pavement, sidewalk and planting strips, but shall not be less than sixty (60) feet for main drives or entrance drives and not less than fifty (50) feet for minor or secondary streets. Streets shall be paved and such pavement shall be of adequate widths to accommodate the contemplated parking and traffic load in accordance with the type of streets, but shall not be less than twenty-seven (27) feet in width for main drives or entrance drives, provided, however, such pavement may be twenty (20) feet in width when no parking is allowed on the pavement. The pavement width for minor or secondary streets shall not be less than twenty (20) feet.

Curbing shall be required, provided, however, the Board of Appeals may approve plans without curbs where such plans show other adequate means for the control of surface drainage, protection of the edges of the pavement and the roadway shoulder and for the prevention of erosion along the shoulder and berm of the roadway.

All streets and appurtenant structures shall comply with the standards as required by the Village of Novi for subdivision streets.

2. The Mobile Home Park primary walk system, including walks along main drives and secondary streets, shall be not less than three (3) feet in width and not less than four (4) inches thick. The secondary walk system, including walks from each mobile home entrance to facilities on the lot and connections to the primary walk system, shall be not less than thirty (30) inches wide and not less than four (4) inches thick. All walks shall be of Grade A concrete.

3. All electric lines, from supply poles and leading to each mobile home stand, shall be underground and shall be provided with a 3 wire balanced 115-230 volt supply. When separate meters are installed, each meter shall be located on a uniform standard post on the lot line of each mobile home stand. Wiring shall comply with Detroit Edison Code for Mobile Home Parks.

4. There shall be provided an area of not less than one hundred (100) square feet for recreation, for each mobile home lot in the Mobile Home Park, with a minimum area of not less than five thousand (5,000) square feet, which shall be no longer than two (2) times its width, located not more than five hundred (500) feet from the furthest mobile home lot served. Such area shall be developed and maintained by the management so as to provide healthful recreation for the children of the Mobile Home Park.

5. A greenbelt planting strip, not less than twenty (20) feet in width, shall be located and continually maintained along all exterior boundary lot lines not bordering a street. Such greenbelt shall be composed of one (1) row of deciduous and/or evergreen trees, spaced not more than forty (40) feet apart and not less than three (3) rows of shrubs, spaced not more than eight (8) feet apart and which grow at least to a height of five (5) feet or more after one (1) full growing season and which shrubs will eventually grow to a height of not less than twelve (12) feet.

6. The front yard and the side yard adjacent to a street shall be landscaped and the entire Mobile Home Park shall be maintained in a good, clean, presentable condition at all times.

7. No business, of any kind, shall be conducted in any mobile home, trailer or building or on the premises of the Mobile Home Park.

8. Street and yard lights, sufficient in number and intensity to permit the safe movement of vehicles and pedestrians at night, shall be provided and shall be effectively related to buildings, trees, walks, steps and ramps.

9. All fuel oil and gas tanks shall be located on each mobile home lot in a uniform manner. All tanks shall be of an approved type to comply with building code standards and shall be equipped with vent pipes and with fused valves. All tanks shall be elevated on non-combustible stands and placed on a concrete precast base.

10. Each mobile home may be provided with one (1) metal utility cabinet, which shall not exceed four (4) feet in width, three (3) feet in depth and five (5) feet in height, which shall be uniform as to size and location throughout the Mobile Home Park. All cabinets shall be kept clean and shall be maintained in a good condition.

11. There shall be no storage underneath any mobile home and each mobile home lot shall be maintained in a clean and presentable condition at all times.

12. Mobile home lot line fences shall be uniform in height and shall not exceed thirty (30) inches in height and shall be constructed in such a manner as to provide firemen access to all sides of each mobile home.

13. The grounds of the Mobile Home Park shall be graded to drain properly.

(f) **BUILDINGS.** All buildings shall meet the requirements of the Novi Village Building Code and the requirements of the State of Michigan or the Federal Housing Administration whichever is the most restrictive.

(g) **ENTRANCE AND EXIT APPROVAL.** Entrances and exits from County or State highways shall have the prior written approval of the Highway Authority having jurisdiction within the Village.

#### ARTICLE XII

##### R-4 MULTIPLE FAMILY RESIDENTIAL DISTRICTS

Section 12.01 (Omitted).

12.02 **USES PERMITTED.** In R-4 Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following specified uses:

(a) All uses permitted in R-2 Districts, except one family dwellings.

(b) Terrace, attached row houses and efficiency apartments in groups of not more than sixteen (16) housekeeping units in any one (1) building.

(c) Apartment houses and apartment hotels.

(d) Boarding and rooming houses or tourist homes.

(e) Private clubs, fraternities and lodges, excepting those the chief activity of which is a service customarily carried on as a business.

(f) Private and nursery schools, mortuaries, hospitals, rest homes, sanitariums, clinics and similar uses, but not the feeble minded.

(g) Institutions of a philanthropic or charitable nature.

(h) Private garages, either separated or in connected groups, with common unpierced dividing walls between contiguous private garages.

(i) One flat sign not exceeding eighteen (18) square feet in any area may be erected and maintained on the building occupied by uses permitted under paragraphs (c), (f) and (g).

12.03 **BUILDING HEIGHT.** No building, hereafter erected or altered in R-4 Districts, shall exceed thirty-five (35) feet in height, except that buildings permitted in these districts under this Ordinance for non-dwelling purposes, other than accessory buildings, may be erected or altered to a height not exceeding fifty-five (55) feet if approved by the Board of Appeals, except as provided in Article XXII of this Ordinance.

12.04 **R-2 USES.** Any use permitted in R-2 Districts, single family terrace or attached row houses and boarding or rooming houses and tourist homes, shall comply with all the requirements as specified in Article XI.

12.05 **MULTIPLE DWELLINGS, APARTMENT HOUSES, APARTMENT HOTELS AND EFFICIENCY APARTMENTS.** Multiple dwellings (other than those mentioned in Section 12.04), apartment houses, apartment hotels and efficiency apartments shall comply with the following requirements:

1. Every main building, hereafter erected or structurally altered and used as a multiple dwelling, apartment house, apartment hotel, and efficiency apartment, shall provide a lot area of not less than four thousand and five hundred (4,500) square feet for each dwelling unit with not more than one (1) bedroom and shall provide an additional five hundred (500) square feet for each additional bedroom, when said lot is not served by either a public water or a public sewerage system; shall provide a lot area of not less than four thousand (4,000) square feet for each dwelling unit with not more than one (1) bedroom and shall provide an additional five hundred (500) square

feet for each additional bedroom, when said lot is served either by a public water system or a public sewerage system; shall provide a lot area of not less than three thousand (3,000) square feet for each dwelling unit with not more than one (1) bedroom and shall provide an additional five hundred (500) square feet for each additional bedroom when said lot is served by both a public water and a public sewerage system.

2. Size of dwelling units as required in Section 2.03 of this Ordinance.

3. No more than thirty-five (35%) per cent of the area of the lot may be covered by buildings or structures.

4. Each lot shall have a front yard not less than twenty-five (25) feet in depth.

5. There shall be provided a side yard on each side of every main building which shall not be less than ten (10) feet in width with aggregate width of both side yards of not less than twenty (20) feet. Side yards abutting upon a side street shall not be less than twenty-five (25) feet.

6. Each lot shall have a rear yard of a depth of not less than thirty-five (35) feet.

7. Where a side yard of an interior lot abuts a rear yard of a corner lot or on an alley separating such lots, any accessory building on the corner lot shall set back from the side street as far as the dwelling on the yard lot.

12.06 **YARD REQUIREMENTS FOR NON-RESIDENTIAL USES.** On every lot on which is erected a principal building or structure used for any non-residential use and for any use as listed under Section 12.02 (e), (f) and (g), such structure, other than its accessory building, shall have a side yard on each side of such structure and a rear yard and each such side yard and rear yard shall not be less than twenty-five (25) feet in width or depth, and shall be increased by one (1) foot in width or depth, for each five (5) feet or part thereof by which said principal building or structure exceeds thirty-five (35) feet in over-all dimensions along the side yard and also an additional one (1) foot for every two (2) feet in height by which the principal building or structure exceeds thirty-five (35) feet.

#### ARTICLE XIII

##### P.O. PROFESSIONAL OFFICE AND RESEARCH DISTRICTS

Section 13.01 (Omitted).

13.02 **USES PERMITTED.** In P.O. Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following specified uses:

(a) Medical, legal and dental offices and clinics and professional offices.

(b) Administrative, executive and editorial offices.

(c) Research laboratories.

(d) Financial offices, including banks and real estate and other general business offices.

(e) Business schools and private schools operated for profit.

(f) Private clubs or lodge halls.

(g) Public owned buildings and public utility offices, but not including storage yards, transformer stations, exchanges or substations.

(h) Any other office use which the Planning Board finds not to be inconsistent with the purposes of this Article and will not impair the present or potential use of adjacent properties.

(i) Commercial, medical and dental laboratories, not including the manufacturing of pharmaceutical or other products for general sale or distribution.

(j) Hospitals, sanitariums and churches.

(k) Mortuaries.

13.03 **ACCESSORY USES.** (a) One or more illuminated non-flashing sign only when pertaining to the use of the premises on which it is located or activities conducted therein, provided there shall be no overhanging signs, and that no such total sign area shall exceed one (1) square foot in area for each lineal foot of building frontage. It is further provided that such signs shall be attached only to the face of the structure with no portion projecting more than eighteen (18) inches therefrom, or such sign may be free standing within the front yard area.

(b) One (1) non-illuminate sign pertaining to the sale or lease of a building or lot and not exceeding eight (8) square feet in area. (other than those mentioned in Section 12.04), apartment houses, apartment hotels and efficiency apartments shall comply with the following requirements:

1. Every main building, hereafter erected or structurally altered and used as a multiple dwelling, apartment house, apartment hotel, and efficiency apartment, shall provide a lot area of not less than four thousand and five hundred (4,500) square feet for each dwelling unit with not more than one (1) bedroom and shall provide an additional five hundred (500) square feet for each additional bedroom, when said lot is not served by either a public water or a public sewerage system; shall provide a lot area of not less than four thousand (4,000) square feet for each dwelling unit with not more than one (1) bedroom and shall provide an additional five hundred (500) square

feet for each additional bedroom, when said lot is served either by a public water system or a public sewerage system; shall provide a lot area of not less than three thousand (3,000) square feet for each dwelling unit with not more than one (1) bedroom and shall provide an additional five hundred (500) square feet for each additional bedroom when said lot is served by both a public water and a public sewerage system.

2. Size of dwelling units as required in Section 2.03 of this Ordinance.

3. No more than thirty-five (35%) per cent of the area of the lot may be covered by buildings or structures.

4. Each lot shall have a front yard not less than twenty-five (25) feet in depth.

5. There shall be provided a side yard on each side of every main building which shall not be less than ten (10) feet in width with aggregate width of both side yards of not less than twenty (20) feet. Side yards abutting upon a side street shall not be less than twenty-five (25) feet.

6. Each lot shall have a rear yard of a depth of not less than thirty-five (35) feet.

7. Where a side yard of an interior lot abuts a rear yard of a corner lot or on an alley separating such lots, any accessory building on the corner lot shall set back from the side street as far as the dwelling on the yard lot.

13.06 **FRONT YARDS.** Every building shall have a front yard of not less than twenty (20) feet. Provided, however, where existing buildings within the same block have established a building line having an average greater than twenty (20) feet, then the front yard shall not be less than the average so established by the existing conforming buildings.

13.07 **SIDE YARDS.** In P.O. Districts, there shall be provided a side yard on each side of every principal building, which shall be not less than five (5) feet in width, and the combined width of both side yards shall not be less than fifteen (15) feet, provided, however, no side yard shall be required along the interior lot line when the building is without openings and such building wall is of fireproof construction.

13.08 **SIDE YARDS ON THE STREET SIDE OF CORNER LOTS.** Every building shall provide a side yard of not less than six (6) feet on the street side of corner lots.

13.09 **REAR YARDS.** A rear yard of not less than twenty (20) feet shall be provided, provided, however, where an alley exists at the rear of such property, the width of the alley may be included in measuring the depth of the rear yard.

13.10 **OFF-STREET LOADING AND UNLOADING AND OFF-STREET PARKING REQUIREMENTS.** Off-street loading and unloading and off-street parking requirements shall be provided as hereinbefore specified in Sections 3.12 and 3.13 of this Ordinance.

#### ARTICLE XIV

##### C-N NEIGHBORHOOD SHOPPING DISTRICTS

Section 14.01 New C-N Districts shall have a minimum area of five (5) acres in location where analysis of residential population demonstrates that such facilities are required.

14.02 **USES PERMITTED.** In C-N Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected, and all land shall be used only for one or more of the following specified uses:

(a) Any local retail business or service establishment, such as a grocery, fruit or vegetable store, bakery outlet, drug store, barber and beauty shop, clothes cleaning and laundry pickup stations, business or professional offices and the like, supplying commodities or performing services for residents of the neighborhood.

(b) Restaurant, cafe and soda fountain, not including entertainment, dancing or sale of liquor, beer or other alcoholic beverages for consumption on the premises.

(c) Public parking areas for the exclusive use of the patrons of the stores, shops or business in the immediate commercial district, (when located and developed as required in Section 3.12).

(d) Public and quasi-public uses intended to service the neighborhood and immediate vicinity when such uses comply with the following conditions:

a. The maximum lot coverage shall not exceed fifteen (15%) per cent of the area of the lot.

b. Front, side and rear yards shall be provided as in this Article required.

14.03 **ACCESSORY USES.** (a) Signs which pertain only to a permitted use on the premises; are either integral with, or attached flat against the building, and which do not face the side of any adjoining lot which is in a residential district; provided that the aggregate area of said sign or signs may be thirty (30) square feet in area and two and one-half (2½) square feet for each five (5) lineal feet of building frontage on which said premises are located whichever is greater. Said signs shall be illuminated only at such time as said use is open for business. Signs may be supported by free standing structures and may be located anywhere on the premises, except within the required yards.

One (1) non-illuminate sign pertaining to the sale or lease of a building or lot and not exceeding twenty-four (24) square feet in area for any one (1) building or lot.

(b) Buildings and uses customarily accessory to any of the above permitted uses, such as incidental storage facilities.

(c) Garages to be used exclusively for the storage of passenger vehicles of less than one (1) ton capacity, which are to be used in connection with a business permitted or located in a C-N District.

14.04 **OTHER REQUIRED CONDITIONS.** (a) All uses shall be conducted wholly within a completely enclosed building, except for Gasoline Service Stations and off-street parking and loading facilities.

(b) Manufacturing upon the premises of any product to be sold at retail or wholesale shall be prohibited, except minor accessory re-operations to fit the merchandise to the customer's specific needs.

(c) Goods for sale shall consist, primarily, of new merchandise.

(d) All exterior walls of every building, which faces a street or property to the side or rear, classified as residential, hereafter erected, extended or where the

exterior is structurally altered, shall be designed, treated and finished in a uniform manner similar to the other exterior surfaces of such buildings.

(e) Site plan approval, by the Planning Board, is required for all uses.

14.05 **HEIGHT REGULATIONS.** In C-N Districts, no building, hereafter erected or structurally altered, shall exceed twenty (20) feet in height, except as provided in Article XXII of this Ordinance.

14.06 **FRONT YARD.** There shall be provided a front yard of not less than twenty (20) feet.

14.07 **SIDE YARDS.** There shall be provided a side yard of not less than twenty (20) feet on each side of the main building.

14.08 **REAR YARDS.** There shall be provided a rear yard of not less than twenty (20) feet.

14.09 **FENCE OR BARRIER WALL AND GREENBELT.** A five (5) foot high chain link fence or solid masonry wall shall be provided on the property line between the commercial and residential properties. A twenty (20) foot greenbelt shall be planted and maintained inside of such fence or wall separating the shopping area from the abutting residential area.

#### ARTICLE XV

##### C-1 LOCAL BUSINESS DISTRICTS

Section 15.01 (Omitted).

15.02 **USES PERMITTED.**

(a) Existing dwellings, so used, may be continued to be used and may be maintained or extended by the addition of rooms, porches, or a garage.

(b) Generally recognized retail stores, business and professional offices, newspaper distributing stations and restaurants.

(c) Shops making merchandise to be sold at retail on the premises, provided that the services of not more than eight (8) persons are required to produce such merchandise.

(d) Personal service shops, such as barber shops, beauty parlors and shoe repair shops, laundries, dry cleaning shops, and any similar service or use, provided the services of not more than eight (8) persons are required therein.

(e) Buildings and uses customarily accessory to any of the above permitted uses.

15.03 **SIGNS.** The following signs are permitted in a C-1 District.

1. One (1) ground sign, used for advertising the sale or rental of the premises or any business combined thereon, on which the same is erected. Such sign shall not exceed ten (10) square feet in area and shall not exceed six (6) feet in height above the ground level and no part of such sign shall extend beyond the street or highway right-of-way line.

2. A sign or signs, used for advertising, or the rental of the premises on which the same is erected, or pertaining to goods sold or services provided; or activities conducted therein, such sign may be displayed or painted on or applied or attached to each wall or building or store front facing on a public street and shall not project more than eighteen (18) inches beyond the face of the wall and/or front or side property line. The maximum over-all dimensions of such attached sign shall not exceed the following:

On a building wall or store front having a street frontage of twenty-five (25) feet or less, the sign shall have a maximum vertical measurement of two (2) feet six (6) inches and a maximum horizontal measurement of eighty (80%) per cent of the street frontage of the building.

On a building wall or store front having a street frontage of more than twenty-five (25) feet and not more than seventy-five (75) feet, the sign shall have a maximum vertical measurement of two (2) feet six (6) inches and a maximum horizontal measurement of seventy (70%) per cent of the street frontage whichever is the greater.

On a building wall or store front having a street frontage in excess of seventy-five (75) feet, a maximum vertical measurement of two (2) feet six (6) inches and a maximum horizontal measurement of fifty-five (55) feet or fifty (50%) per cent of the street frontage, whichever is greater.

3. One (1) pole sign pertaining to the use of the premises, or business conducted therein, on which the same is erected, and no part of such sign shall extend beyond the street or highway right-of-way line and shall not exceed, in display surface, an area of thirty-five (35) square feet and shall have a clear space of not less than ten (10) feet under such sign.

4. Billboards and outdoor poster panels on approval of the Board of Appeals and subject to the requirements of Section 23.05 C-2 (c).

15.04 **BUILDING HEIGHT.** No building, hereafter erected or altered, shall exceed thirty-five (35) feet in height or two and one-half (2½) stories. (See Article XXII, Height Exceptions).

15.05 **LOT AREA AND PERCENTAGE OF LOT COVERAGE.** Each building together with its accessory buildings, hereafter designed or intended to be used or which is used for any purpose permitted in R-2 Districts, shall comply with the provisions of this Ordinance as to required lot area and percentage of

lot coverage which are prescribed for R-2 Districts.

15.06 **YARDS.** (a) Each building together with its accessory buildings, hereafter designed or intended to be used or which is used for any purpose permitted in R-2 Districts, shall comply with the provisions of this Ordinance as to front, side and rear yards, which are prescribed for R-2 Districts.

15.07 **LOT AREA.** Every lot in C-1 Districts, used as a business, shall have an area sufficient in size to supply an adequate and safe water supply and a safe and adequate sewage disposal system as established by standards required by the State or County Health Department's rules and regulations. In no case shall a business lot be less than four thousand (4,000) square feet in area.

15.08 **REAR YARDS.** Each lot in C-1 Districts shall provide a rear yard of not less than twenty (20) feet in depth.

#### ARTICLE XVI

##### C.B. CENTRAL BUSINESS DISTRICTS

Section 16.01 (Omitted).

16.02 **PERMITTED USES.** In the C.B. Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected, and all land shall be used only for one or more of the following specified uses:

(a) A community or regional shopping center, including major department stores, specialty shops, banks and other financial institutions, and personal service enterprises, in which the entire group of commercial enterprises or major elements thereof are intended and designed to serve the Village as a whole.

(b) Theatres, restaurants, bars, night clubs and other major entertainment facilities, intended to serve the Village as a whole.



are prescribed for R-2 Districts.

**18.06 LOT AREA.** Every lot in C-2 Districts, used as a business, shall have an area sufficient in size to supply an adequate and safe water supply and a safe and adequate sewage disposal system as established by standards required by the State or County Health Department's rules and regulations. In no case shall a business lot be less than four thousand (4,000) square feet in area.

**18.07 REAR YARDS.** Each lot in C-2 Districts shall provide a rear yard of not less than twenty (20) feet in depth.

## ARTICLE XIX M-1 LIGHT MANUFACTURING DISTRICTS

### Section 19.01 (Omitted)

**19.02 USES PERMITTED.** In M-1 Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following specified uses:

(a) For uses conducted wholly within a building, with a landscaped front yard and with the side or rear yard used for loading and unloading and customer and employee parking.

1. Any wholesale business including warehouse and storage building; resale shops; commercial laundries; dry cleaning establishments and frozen food lockers, and any business accessory to a light manufacturing use.

2. The manufacture, compounding, processing or treatment of such products as bakery goods, candy, cosmetics, dairy products, food products, drugs, perfumes, pharmaceutical, soap (cold mix only), and toiletries, except butchering.

3. The manufacture, compounding or treatment of articles or merchandise from the following previously prepared materials which have been manufactured elsewhere: bone, cellophane, canvas, cloth, cork, feathers, felt, fiber, fur, glass, hair, horn, leather, paper, plastics, precious or semi-precious metals or stones, shells, textiles, tobacco, wood (excepting planing mills), yard; and paint not employing the boiling process.

4. Manufacturing processes or treatment of products, using light machinery such as tool and die shops and metal fabricating. Assembled or sub-assembled products, in their finished state, shall be of such bulk and weight as to be easily portable.

5. Uses as permitted under 1, 2, 3 and 4 above, shall be of such a character as to comply with Section 3.22 and the following Sections of this Article.

(b) **SIGNS.** Signs pertaining to the use of the premises on which located or to goods sold or services provided or activities conducted therein, shall be a part of the building and may project not more than eighteen (18) inches beyond the face of the wall or front and/or side property line, and shall be attached to and be parallel to the wall of the building fronting the principal street or, in case of a corner building, on that portion of the side street wall within fifty (50) feet of the principal street.

One (1) non-illuminated sign pertaining to the sale, rental or lease of a building or lot and not exceeding thirty (30) square feet in area for any one (1) building or lot.

**19.03 BUILDING HEIGHT.** No building, hereafter erected or structurally altered, in any M-1 District, shall exceed twenty-five (25) feet in height or one (1) story, except as provided in Article XXII of this Ordinance.

**19.04 YARD REQUIREMENTS.** No building or structure, or part thereof, hereafter erected or structurally altered for any use permitted in any M-1 District, shall be located or extended nearer than twenty-five (25) feet from any front property line or any side or rear lot line abutting on a street or alley; provided that where other light manufacturing buildings have been previously constructed in the same block located at a distance from the front property line, greater or less than twenty-five (25) feet, as above specified, then such light manufacturing building, hereafter constructed, may with the approval of the Board of Appeals be located at a distance from the front lot line equal to the minimum distance established by other buildings in the block; provided that in case of doubt or dispute as to proper location the matter shall be decided by the Board of Appeals whose decision shall be final.

Any building constructed in any M-1 District shall be located not nearer than twenty (20) feet from any side or rear lot line that does not abut a street or alley; provided that if all portions of the building within ten (10) feet of the lot line (except a lot line adjacent to a residential district) are enclosed with an unpierced wall of fireproof construction with a parapet wall extending not less than eighteen (18) inches above the adjoining roof construction, said building may be extended or constructed out to the lot line; provided, further, that no passageway of less than three (3) feet, in width, shall be left between the lot line and the building.

**19.05 SOURCE OF POWER.** Power for any manufacturing process or activity shall be derived only from electrical energy and smoke-

less fuel.

**19.06 MACHINES PERMITTED.** In all M-1 Districts any light machine is permitted, except those machines as are prohibited in Section 10.07, when the building construction and machine foundations are such that Sections 19.02 (a) and 19.08, of this Article, are fully complied with, and no operation shall cause a displacement exceeding .003 of one (1) inch, as measured at the boundary property line.

**19.07 USES PROHIBITED.** All uses prohibited in M-2 and M-3 Districts and in addition the following uses: outside open storage of any kind; the incubation, raising, killing or storage of poultry, junk yards and business handling junk, wastes, trash or rubbish; proline, plastic manufacturing, rock or stone crusher, mill or quarry; concrete or asphalt batching plants and concrete products manufacturing; saw mill, planing mill or manufacturing of excelsior or sawdust products; stone and monument works, employing pneumatic hammers; sandblasting or cutting, except where dust is controlled by effective devices; tar or asphalt roofing waterproofing manufacturing.

**19.08 MEASURABLE NOISE.** In all M-1 Districts the measurable noise emanating from the premises used for activities permitted under this Article shall not exceed seventy-five (75) decibels during the normal work periods or between the hours of 6:00 a.m. and 10 p.m., and shall not exceed seventy (70) decibels during the sleeping hours or between the hours of 10 p.m. and 6 a.m., as measured at the boundary lines. Noises shall be muffled so as not to become objectionable due to intermittence, beat frequency or high frequency.

**19.09 GLARE AND RADIO-ACTIVE MATERIALS.** Glare from any process which emits harmful ultraviolet rays shall be performed so as not to be seen from any point beyond the outside of the property. Radio-active materials shall not be emitted to exceed quantities established as safe by the U.S. Bureau of Standards, or as the same are amended from time to time.

**19.10 FIRE AND SAFETY HAZARDS.** The storage and handling of flammable liquids, liquefied petroleum gases and explosives, shall comply with the State Rules and Regulations as established by Public Act No. 207 P.A. of 1941, as amended, or by the Fire Prevention Ordinance of the Village of Novi, whichever is the more stringent.

**19.11 BARRIER WALL OR FENCE.** Where a manufacturing district is located adjacent to a residential district, and not separated therefrom by a street and/or where such adjacent yard area, within one hundred (100) feet of the residential district, is used for yard storage of materials or equipment or buildings, a solid masonry wall or chain link fence not less than six (6) feet, in height, shall be constructed on the side or rear lot line and extending from a point on the lot line and/or along the rear property line.

**19.12 OFF-STREET LOADING AND UNLOADING SPACE AND OFF-STREET PARKING REQUIREMENTS.** Off-street loading and unloading and off-street parking shall be provided as hereinbefore specified in Sections 3.12 and 3.13 of this Ordinance.

## ARTICLE XX M-2 RESTRICTED MANUFACTURING DISTRICTS

### Section 20.01 (Omitted)

**20.02 USES PERMITTED.** In M-2 Districts, except as otherwise provided for in this Ordinance, all buildings shall be erected and all land shall be used only for one or more of the following specified uses:

(a) For uses to be conducted wholly within a building, or within a building and/or an area enclosed within a chain link fence; the fence shall not be less than six (6) feet high, located not less than twenty-five (25) feet from the front property line or side street property line; outside of said fence shall be planted an eight (8) foot greenbelt planting strip which shall be not less than eight (8) feet or more in height, to screen view of storage materials from the street and adjacent properties. On the interior side property line and rear property lines the fence shall be located on the property line and an eight (8) foot greenbelt planting strip, not less than eight (8) feet in height, shall be planted and maintained along the fence inside of the property to screen view of storage materials from adjacent properties.

1. Building materials storage yards.

2. Contractor's equipment rental or storage yards.

3. Feed and fuel yards.

4. Trucking terminals and transfer warehouses with outside storage for trucks, trailers, etc., when direct access is available to County or State highways.

5. Any use permitted under (b) below requiring outside storage areas.

(b) When conducted wholly within a building, with a landscaped front yard and with the side or rear yard used for loading and unloading and parking.

1. Any use permitted under Section 20.02 (a) of this Ordinance and subject to the regulations as contained in this Article.

2. Any lawful use of buildings not

expressly prohibited or provided for shall be a lawful use in all M-2 Districts when such uses shall comply with Section 3.22 and the requirements of this Article.

(c) **SIGNS.** Signs, pertaining to the use of the premises on which located or to goods sold or services provided or activities conducted therein, shall be a part of the building and may project not more than eighteen (18) inches beyond the face of the wall or front and/or side property line, and shall be attached to and be parallel to the wall of the building fronting the principal street or, in case of a corner building, on that portion of the side street wall within fifty (50) feet of the principal street.

Signs pertaining to premises or use of premises not housed in buildings, such sign may be free standing, but shall not exceed in display surface, an area of seventy (70) square feet, provided that when there is an open front yard, such sign support must set back not less than ten (10) feet from the front lot line and no portion of the sign shall extend beyond the front lot line. Signs larger in area on approval of the Board of Appeals.

Billboards and advertising display signs, not greater than three hundred (300) square feet in area, shall be permitted, but limited to the same yard requirements as buildings and structures in the M-2 Districts.

One (1) non-illuminated sign pertaining to the sale, rental or lease of a building or lot and not exceeding fifty (50) square feet in area for any one (1) building or lot.

**20.03 BUILDING HEIGHT.** No building, hereafter erected or structurally altered in any M-2 District, shall exceed forty (40) feet in height or three (3) stories in height, provided, however, such height may be increased one (1) foot for each five (5) feet by which such building is set back in excess of one hundred (100) feet from the property lines, except as provided in Article XXII of this Ordinance.

**20.04 YARD REQUIREMENTS.** No building or structure or part thereof, hereafter erected or structurally altered for any use permitted in any M-2 District, shall be located or extended nearer than fifty (50) feet from any front property line when adjacent to industry or to a railroad right-of-way. Where an M-2 District is adjacent to a residential district and not separated therefrom by a street, a side yard or a rear yard of not less than fifty (50) feet shall be provided, with a greenbelt planting strip as required in Section 20.12 of this Ordinance.

**20.05 SOURCE OF POWER.** Power for any manufacturing process or activity shall be derived only from electrical energy, smokeless fuels, such as gas and oil, smokeless solid fuels containing less than twenty (20%) per cent of volatile content on a dry basis, and bituminous coal fired with mechanical equipment.

**20.06 MACHINES PERMITTED.** In all M-2 Districts any machine is permitted, except those machines as are prohibited in Section 20.07 when the building, construction and machine foundations are such that Section 20.08 of this Article are fully complied with and no operation shall cause a displacement exceeding .003 of one (1) inch, as measured at the boundary property line.

**20.07 USES PROHIBITED.** All uses prohibited in M-3 Districts shall also be a prohibited use in M-2 Districts. The Village Planning Board shall have no jurisdiction to allow any such prohibited use in this District.

**20.08 MEASURABLE NOISE.** In all M-2 Districts the measurable noise emanating from the premises used for activities permitted under this Article shall not exceed eighty (80) decibels during the normal work period or between the hours of 6:00 a.m. and 10:00 p.m., and shall not exceed seventy (70) decibels during the sleeping hours or between the hours of 10:00 p.m. and 6:00 a.m., as measured at the boundary property lines. Noises shall be muffled so as not to become objectionable due to intermittence, beat frequency or high frequency.

**20.09 GLARE AND RADIO-ACTIVE MATERIALS.** Glare from any process which emits harmful rays shall be performed so as not to be seen from any point beyond the outside of the property. Radio-active materials shall not be emitted to exceed quantities established as safe by the U.S. Bureau of Standards, or as the same are amended from time to time.

**20.10 FIRE AND SAFETY HAZARDS.** The storage and handling of flammable liquids, liquefied petroleum gases and explosives shall comply with the State Rules and Regulations as established by Public Act No. 207 P.A. of 1941, as amended, or by the Fire Prevention Ordinance of the Village of Novi, whichever is the most stringent.

Bulk storage of flammable liquids, may be stored above ground when tanks are located not less than seventy-five (75) feet from any property line.

Bulk storage of flammable liquids below ground shall be permitted and the tanks shall be located not closer to the property line than the greatest dimension (diameter,

length or height) of the tank.

**20.11 STORAGE OF MATERIALS.** (a) The storage of lumber, coal or other combustible materials shall not be less than twenty (20) feet from any interior lot line. A roadway shall be provided, graded and maintained from the street to the rear of the property to permit free access of fire trucks at any time.

(b) Waste materials, incidental to the principal operations shall be kept in neatly stored containers, screened from public view, which shall be removed and emptied periodically and no wastes shall be piled on the open ground.

**20.12 LANDSCAPING AND GREENBELT SCREEN.** When a front yard of an M-2 District is located across the street from a residential district a landscaped front yard must be provided in front of the building. When a rear yard of an M-2 District is located across the street from a residential district a rear yard equal to the front yard requirement of that street shall be required. A chain link fence shall be located on the building line and a twenty (20) foot greenbelt planting strip, composed of evergreen or deciduous trees and shrubs, growing not less than eight (8) feet in height, shall be planted and maintained along the fence in order to screen the industrial activity from the street and residential properties.

**BARRIER WALL OR FENCE.** Where a manufacturing district is located adjacent to a residential district, and not separated therefrom by a street and/or where such adjacent yard area, within one hundred (100) feet of the residential district, is used for yard storage of materials or equipment or buildings, a solid masonry wall or chain link fence not less than six (6) feet, in height, shall be constructed on the side or rear lot line and extending from a point on the lot line and/or along the rear property line.

**20.13 OFF-STREET LOADING AND UNLOADING AND OFF-STREET PARKING REQUIREMENTS.** Off-street loading and unloading and off-street parking shall be provided as hereinbefore specified in Section 3.12 and 3.13 of this Ordinance.

## ARTICLE XXI M-3 GENERAL MANUFACTURING DISTRICTS

### Section 21.01 (Omitted)

**21.02 USES PERMITTED.** Any lawful use of land or buildings not herein expressly prohibited or provided for shall be a lawful use in all M-3 Districts, when such uses shall comply with Section 3.22 and the following requirements:

(a) **SIGNS.** A sign, not limited as to location or area, bearing only the name of the person, firm or corporation operating the enterprise or premises, a description of the general character of the enterprise or both.

Billboards and advertising signs not greater than three hundred (300) square feet in area and limited to the same yard requirements as building and structures in the M-3 Districts.

One (1) non-illuminated sign pertaining to the sale, rental or lease of a building or lot not exceeding fifty (50) square feet in area for any one (1) building or lot.

**21.03 BUILDING HEIGHT.** No building hereafter erected or structurally altered in any M-3 District shall exceed forty (40) feet in height or three (3) stories in height, provided, however, such height may be increased one (1) foot for each five (5) feet by which such building is set back in excess of one hundred (100) feet from the property lines, except as provided in Article XXII of this Ordinance.

**21.04 YARD REQUIREMENTS.** No building or structure or part thereof, hereafter erected or structurally altered for any use permitted in any M-3 District, shall be located or extended nearer than one hundred (100) feet from any front property line or side street lot line or fifty (50) feet from any side or rear property line, provided, however, the side or rear yard requirements shall not apply when they are adjacent to a railroad right-of-way.

**21.05 SOURCE OF POWER.** Power from any manufacturing process or activity shall be derived only from electrical energy, smokeless fuels, such as gas and oil, smokeless solid fuels containing less than twenty (20%) per cent of volatile content on a dry basis, and bituminous coal fired with mechanical equipment.

**21.06 MACHINES PERMITTED.** In all M-3 Districts all machines are permitted, when installed and operated so as not to allow a measurable noise as hereinafter defined and limited, vibration, odor, fumes, dust, smoke or glare which shall not, in any case, be detectable from districts in which residence occupancy is permitted.

**21.07 USES PROHIBITED.** In all M-3 Districts no building shall be erected or no land shall be used for any of the following uses:

(a) New dwellings or conversion of existing buildings to additional dwelling units, except for a watchman or caretaker employed on the premises and members of his family.

(b) Schools, hospitals, clinics and other institutions for human care, except where incidental to a permitted principal use.

(c) The use of trailers, as dwellings, either singly or in mobile home parks or trailer parks.

(d) Motels, mobile home or trailer parks.

(e) Any business use permitted in C.N., C-1, C.T. or C-2 Districts, unless same is strictly incidental to a principal use permitted under Section 21.02 of this Ordinance.

(f) Any of the following principal uses, or any principal use which is of a like character:

corrosive acid manufacturing; cement, lime, gypsum or plaster manufacturing; distillation of bone, coal, tar, petroleum refuse, grain or wood; explosive manufacturing or storage; fertilizer manufacturing; compost or storage of garbage, of, dead animals, refuse, rancid fats; incineration, glue manufacturing, size or gelatin manufacturing where the process includes the refining or recovery of products from animal refuse or offal; livestock feeding yards; slaughtering of animals, stock yards; petroleum or asphalt refining or manufacturing; smelting or refining of metals from ores; steam and board hammers and forging presses; storage, curing and tanning of raw, green or salted hides or skins; sulphurous, sulphuric, nitric, picric, carbolic or hydrochloric or other corrosive acid manufacturing.

Provided, however, the Village Planning Board may permit, in M-3 Districts, the above enumerated uses, or uses of a like character, if it is found, after public hearing, that proof and evidence has been furnished that new engineering design and practice will permit such operations to comply with the requirements of Section 3.22 and Sections 21.08 to 21.13, inclusive.

**21.08 MEASURABLE NOISE.** In all M-3 Districts the measurable noise emanating from the premises used for activities permitted under this Article shall not exceed eighty (80) decibels during the normal work period between the hours of 6:00 a.m. and 10:00 p.m., and shall not exceed seventy (70) decibels during the sleeping hours between 10:00 p.m. and 6:00 a.m., as measured at the boundary property lines. Noises shall be muffled so as not to become objectionable due to intermittence, beat frequency or high frequency.

**21.09 GLARE AND RADIO-ACTIVE MATERIALS.** Glare from any process which emits harmful rays shall be performed so as not to be seen from any point beyond the outside of the property. Radio-active materials shall not be emitted to exceed quantities established as safe by the U.S. Bureau of Standards, or as the same are amended from time to time.

**21.10 FIRE AND SAFETY HAZARDS.** The storage and handling of flammable liquids, liquefied petroleum, gases and explosives shall comply with the State Rules and Regulations as established by Public Act No. 207 P.A. of 1941, as amended, or by the Fire Prevention Ordinance of the Village of Novi, whichever is the most stringent.

Bulk storage of flammable liquids, liquefied petroleum, gases and explosives may be stored above ground, when tanks are located not less than one hundred (100) feet from any property line.

Bulk storage of flammable liquids, below ground, shall be permitted and the tanks shall be located not closer to the property line than the greatest dimension (diameter, length, or height) of the tank.

**21.11 STORAGE OF MATERIALS.** (a) Storage of used rags, waste, paper or similar material, as a business, shall be permitted when enclosed in a masonry building of four (4) hour fire construction and no part of which may be located closer than one hundred (100) feet from any adjoining property line.

(b) The storage of lumber, coal or other combustible materials shall not be less than twenty (20) feet from any interior lot line. A roadway shall be provided, graded and maintained from the street to the rear of the property to permit free access of fire trucks at any time.

(c) Waste materials, incidental to the principal operations, shall be screened from public view from a public street and adjoining properties by a building or an enclosure masonry wall not less than eight (8) feet high.

**21.12 LANDSCAPING AND GREENBELT SCREEN.** When a front yard of an M-3 District is located across the street from a residential district a landscaped front yard must be provided in front of the building. When a rear yard of an M-3 District is located across the street from a residential district a rear yard equal to the front yard requirement of that street shall be required. A chain link fence shall be located on the building line and a twenty (20) foot greenbelt planting strip, composed of evergreen or

deciduous trees and shrubs, growing not less than eight (8) feet in height, shall be planted and maintained along the fence in order to screen the industrial activity from the street and residential properties.

**BARRIER WALL OR FENCE.** Where a manufacturing district is located adjacent to a residential district, and not separated therefrom by a street and/or where such adjacent yard area, within one hundred (100) feet of the residential district, is used for yard storage of materials or equipment or buildings, a solid masonry wall or chain link fence not less than six (6) feet, in height, shall be constructed on the side or rear lot line and extending from a point on the lot line and/or along the rear property line.

**21.13 OFF-STREET LOADING AND UNLOADING AND OFF-STREET PARKING REQUIREMENTS.** Off-street loading and unloading and off-street parking shall be provided as hereinbefore specified in Sections 3.12 and 3.13 of this Ordinance.

## ARTICLE XXII HEIGHT EXCEPTIONS

Section 22.01 Public or semi-public buildings, churches, cathedrals, temples, hospitals, sanitariums or schools may be erected to a height not exceeding fifty-five (55) feet when set back from all lot lines not less than one (1) foot in addition to the required yard dimensions, for each foot such buildings exceed the height allowed in the respective districts.

**22.02 Chimneys, cooling towers, elevator bulkheads, fire towers, grain elevators, silos, pent-houses, stacks, stage towers or scenery towers, sugar refineries, tanks, water towers, pumping towers, radio and television towers, monuments, cupolas, and mechanical appearances pertaining to and necessary to the permitted use of the district in which they are located, shall not be included in calculating the height of the principal structure.**

## ARTICLE XXIII BOARD OF APPEALS. CREATION AND MEMBERSHIP

Section 23.01 In accordance with Section 5, Act 207, Public Acts of Michigan, 1921, there shall be a Board of Appeals on Zoning for the Village of Novi, consisting of five (5) citizen members, appointed by the Village Council, to serve without pay. The members of the Board of Appeals shall be appointed for a term of three (3) years, and serve until their successors have been duly appointed; provided, the terms of the members of such Board appointed and serving prior to the adoption of this Ordinance shall continue until the expiration of the term for which they were appointed.

**23.02 MEETINGS.** Meetings of the Village Board of Appeals shall be held at the call of the Chairman and at such other times as the Board in its Rules of Procedure may specify and shall be open to the public. The Board shall adopt its own Rules of Procedure and keep a record of its proceedings showing the action of the Board, which shall be filed in the office of the Village Clerk and shall be of public record. The concurring vote of two thirds of the members of the Board of Appeals shall be necessary to reverse any order, requirement, decision, or determination of the administrative official or to decide in favor of the applicant any matter upon which they are required to pass under this Ordinance or to effect any variation in this Ordinance.

**23.03 APPEAL.** Appeal from the ruling of the Building Inspector concerning the enforcement of the provisions of this Ordinance may be made to the Board of Appeals within such time as shall be prescribed by the Board by a general rule. Such appeal may be taken by any person aggrieved or by any Officer, Department, Board or Bureau of the Village. The appellant shall file with the Board of Appeals on blanks to be furnished by the Building Inspector a notice of appeals specifying the grounds thereof. The Building Inspector shall forthwith transmit to the Board all the papers constituting the record upon which the action appealed from was taken. The final decision of such appeal shall be in the form of a resolution either reversing, modifying, or affirming wholly or partly, the decision or determination appealed from.

The Board of Appeals shall fix a reasonable time for the hearing of the appeal and give due notice thereof to all persons to whom any real property within 300 feet of the premises in question shall be assessed. Such notice shall be delivered in person or by United States mail, addressed to the respective owners at the address given in the last assessment rolls, and shall decide such appeal within a reasonable time.

(a) **FEES FOR APPEALS.** A fee of Ten Dollars (\$10.00) shall be paid to the Building Inspector at the time the notice of appeal is filed, which the Building Inspector shall forthwith pay over to the Village Treasurer to the credit of the General Fund of the Village of Novi.

**23.04 STAY.** An appeal stays all proceedings in furtherance of the action appealed from unless the officer from whom the appeal is taken certifies to the Board of Appeals after the notice of the appeal shall have been filed with him, that by reason of facts stated in the certificate, a stay would in his opinion

cause imminent peril to life or property, in which case proceedings shall not be stayed otherwise than by a restraining order, which may be granted by the Board of Appeals or by the Circuit Court, on application, on notice of the officer from whom the appeal is taken and upon due cause shown.

**23.05 JURISDICTION.** The Board of Appeals may, in specific cases, after due notice and hearing and subject to appropriate conditions and safeguards, determine and vary the application of the use, height and area district regulations herein established in harmony with their general purpose and intent, as follows:

A. **ADVISORY OPINIONS.** To render an advisory decision, or opinion, on any matter referred to it by the Building Inspector, whether or not such matter is expressly or clearly implied by the terms of this Ordinance as being within the scope of his power and authority to dispose of, when in his judgment, such action would be necessary or helpful in maintaining the spirit and intent of this Ordinance.

B. **VARIANCES.** The Board of Appeals, as herein created, is a body of limited power. The Board shall have power to vary or adapt the strict application of any of the requirements of this Ordinance in the case of exceptionally irregular, narrow or shallow lots, or other exceptional physical conditions, where by such strict application would result in practical difficulty or unnecessary hardship that would deprive the owner of the reasonable use of the land or building involved, but in no other uses, except as specifically described. However, no variance in the provisions or requirements of this Ordinance shall be authorized by the Board unless the Board finds evidence that all the following facts and conditions exist:

a. That there are exceptional or extraordinary circumstances or conditions applying to the property, in question, as to the intended use of the property that do not apply generally to other properties in the same zoning district.

b. That such variance is necessary for the preservation and enjoyment of a substantial property right, similar to that possessed by other properties in the same district and in the same vicinity. The possibility of increased financial return shall not of itself be deemed sufficient to warrant a variance.

c. That the authorizing of such variance will not be of substantial detriment to adjacent property, and will not materially impair the intent and purpose of this Ordinance or the public interest.

d. That the condition or situation of the specific piece of property, or the intended use of said property, for which the variance is sought, is not of so general or recurrent a nature as to make reasonably practicable the formation of a general regulation for such conditions or situation.

1. **VARIATIONS IN YARDS, LOT AREA AND PERCENTAGE OF LOT COVERAGE.** To permit variation or modification of yard, lot area and percentage of lot coverage, and floor area requirements of this Ordinance as may be necessary to secure an appropriate improvement of a parcel of land which is such size, shape or dimension, or which has such peculiar or exceptional geographical, or topographical conditions that it cannot be appropriately improved without such variation or modification, provided, that the purpose and spirit of this Ordinance shall be observed, public safety secured and substantial justice done.

2. **OFF-STREET PARKING VARIATIONS.** Permit a variation or modification in the required location of off-street parking facilities, if after investigation, by the Board, it is found that such variation is necessary to secure an appropriate improvement of a specific parcel of land which has such peculiar or exceptional geographical or topographical conditions, or is of a size, shape or dimension that it cannot reasonably supply, at that location, the total amount of off-street parking space as is required for the particular use, as long as the remaining required off-street parking spaces are supplied within a distance of not more than five hundred (500) feet of the building.

3. **VARIANCE IN USE PROHIBITED.** In no case shall a variance be granted to permit a use other than a use permitted in that district.

C. **EXCEPTIONS.** The Board shall have authority to make exceptions as specifically set forth in this Ordinance, subject to the conditions and standards specifically described.

1. **STANDARDS.** The types of uses requiring Board of Appeals approval shall be deemed to be permitted uses in their respective districts, subject, as to each specific use, to satisfaction of the requirements and standards set forth in this section. Each specific use for which a permit is sought should be considered as an individual case and shall conform to the detailed application of the following standards in a manner appropriate to the particular circumstances of such use.

**ALL USES AS LISTED IN ANY DISTRICT REQUIRING BOARD OF APPEALS APPROVAL FOR A**

PERMIT shall be of such location, size and character that, in general, it will be in harmony with the appropriate and orderly development of the district in which it is situated and will not be detrimental to the orderly development of adjacent districts. The Board of Appeals shall give consideration to the following:

a. The location and size of the use.

b. The nature and intensity of the operations involved in or conducted in connection with it.

c. Its size, layout and its relation to pedestrian and vehicular traffic to and from the use.

d. The assembly of persons in connection with it will not be hazardous of the neighborhood or be incongruous therewith or conflict with the normal traffic of the neighborhood.

e. Taking into account among other things, convenient routes of pedestrian traffic, particularly of children.

f. Vehicular turning movements in relation to routes of traffic flow, relation to street intersections, site distance and the general character and intensity of development of the neighborhood.

g. The location and height of buildings, the location, nature and height of walls, fences and the nature and extent of landscaping on the site shall be such that the use will not hinder or discourage the appropriate development and use of adjacent land and buildings or impair the value thereof.

h. The nature, location, size and site layout of the use shall be such that it will be a harmonious part of the commercial or industrial district in which it is situated, taking into account, among other things, prevailing shopping habits, convenience of access by prospective patrons, the physical and economic relationship of one type of use to another, and characteristic groupings of uses in a commercial or industrial district.

i. The site layout, the location, nature and height of walls and fences, and the display of signs in connection with the use shall be such that the use will not hinder the appropriate development and use of adjacent land and buildings or impair the value thereof.

j. The location, size, intensity and site layout of the use shall be such that its operations will not be objectionable to nearby dwellings, by reason of noise, fumes or flash of lights to a greater degree than is normal with respect to the proximity of commercial to residential uses.

2. **LISTED EXCEPTIONS.**

a. Interpret the provisions of this Ordinance in such a way as to carry out the intent and purpose of the plan, as shown upon the map fixing the several zoning districts accompanying and made a part of this Ordinance and where the street layout actually on the ground varies from the street layout as shown on the aforesaid map.

b. Permit the extension of a use permitted on the less restricted portions of a lot to the portion lying in the more restricted district, where a district boundary line divides a lot of record at the time of passage of this Ordinance, provided that such extension shall be for a distance of not more than fifty (50) feet beyond the district boundary line in any case.

c. Permit billboards and outdoor poster panels in C-1, C.T. and C-2 Districts when they comply with the following requirements:

(1) Billboards and outdoor poster panels shall comply with the Building Code of the Village of Novi.

(2) Billboards and outdoor poster panels shall be so located that the natural light



corporation or for public utility purposes, and make exceptions therefore to the height and bulk district requirements herein established, which the Board considers reasonably necessary for the public convenience or welfare.

g. Permit the erection of a building to its full height or use as originally planned when foundations and structural members are designed to carry such buildings higher or use other than permitted by provisions of this Ordinance.

h. Gasoline Service Stations. The Board of Appeals may permit a gasoline service station in C.T. and C-2 Districts, provided the Board of Appeals shall find that said gasoline service station is so arranged and maintained so as not to affect adversely the normal development or use of neighboring property in the same district or in an adjoining residential district and the standards and safeguards as listed under Section 23.05 C-1 are complied with.

i. Permit a carnival, outdoor circus or migratory amusement enterprise in an Agricultural District, provided that attached to the application for a permit shall be a letter of consent from the owner or owners of the property to be used for such purpose; also an affidavit that such location is a minimum distance of fifteen hundred (1,500) feet from any existing residential building and a minimum distance of fifty (50) feet from the street or highway right-of-way.

j. Permit in any district the keeping for private use only of fowl, rabbits, and other animals, provided that in any district restricted against their use under this Ordinance, such permit shall be granted only after a public hearing is held and due notice given all property owners living within three hundred (300) feet of the property to be so used. The Board shall require, in granting such a permit, that all fowl or animals be so housed, fenced and otherwise kept, that their use will not constitute a nuisance.

k. Permit variation of the location of buildings on any lot abutting a different zoning district, provided that this use or location shall not have an undesirable effect upon the more restricted district and provided that the yard requirements cannot be less than fifty (50%) per cent of the requirements for more restricted district, and provided that the variation shall not extend more than fifty (50) feet into the more restricted districts.

l. Where there are practical difficulties or unnecessary hardships in complying strictly with the provisions of this Ordinance, the Board of Appeals may, in specific cases, adjust any such condition in harmony with the general purpose and intent of this Ordinance so that the public health, safety and general welfare may be secured and substantial justice done.

m. Permit a Mobile Home Park, or Trailer Coach Park to be established or extended in a district permitting such use, when it is found, after review of the plans, the State Application, and any other pertinent information, that such Mobile Home Park or Trailer Coach Park will meet with all the district requirements and the standards as listed under Section 23.05 C-1 and the laws of the State of Michigan and that such location, when fully developed and landscaped, will be in harmony with other uses in the district and provided, that the necessary community facilities are available to furnish service for the Mobile Home Park or Trailer Coach Park.

n. Public and Private Stables and Riding Academies. Permit public and private stables and riding academies, provided:

(1) A minimum lot area of not less than ten (10) acres, with a minimum lot width of not less than five hundred (500) feet is maintained for such use.

(2) An area of not less than one (1) acre for each horse stabled and used as a part of such riding stable use, but not less than (1) above is provided.

(3) The building for housing the horses shall be not less than one hundred (100) feet from any adjacent property line and shall not be less than one hundred fifty (150) feet from any dwelling.

(4) Stable refuse shall be so handled as to control odor and flies at all times.

(5) A permit, issued by the Board of Appeals for such uses, shall terminate immediately when the lot area requirements herein set forth are decreased in any manner.

o. Dog kennels, Raising of Animals for Medical Experimentation and the Raising of Fur Bearing Animals. Permit dog kennels, the raising of animals for medical experimentation and the raising of fur bearing animals, provided:

(1) A minimum lot area of not less than five (5) acres, with a minimum lot width of not less than three hundred (300) feet is maintained for such use.

(2) All buildings, pens and runways for housing or keeping of such animals shall be not less than seventy-five (75) feet from any

adjacent property line and shall not be less than one hundred fifty (150) feet from any dwelling.

(3) Pens and runways shall be screened from view from all directions either by a building or a greenbelt planting.

(4) All dogs must be kept or boarded within a building and shall be allowed in outdoor runways only between the hours of 8:00 a.m. and 6:00 p.m.

(5) Pens and runways must be kept clean and free from odors and flies at all times.

(6) A permit, issued by the Board of Appeals for such uses, shall be terminated immediately when the lot area requirement herein set forth is decreased in any manner.

p. Motels in C.T. and C-2 Districts. The Board of Appeals may permit the use of units in a Motel to be used for permanent occupancy, provided:

(1) The unit shall contain a living room or a living room combined with a kitchenette of not less than one hundred fifty (150) square feet of area.

(2) A toilet room shall contain not less than one (1) water closet, one (1) lavatory and one (1) tub or shower bath.

(3) The requirements of Sections 2.05, 2.06, 2.07, 2.08 and 2.10 of Article II are complied with.

#### ARTICLE XXIV BUILDING PERMITS, PLATS

Section 24.01 No building or structure within the limits of the Village of Novi shall hereafter be erected or altered until a permit shall have been obtained by the owner of said building from the Building Inspector. No such permit shall be issued to erect or alter a building or structure or make any changes of use unless they are in conformity with the provisions of this Ordinance and amendments hereto hereafter duly enacted.

24.02 All applications for permits shall be accompanied by a plat in duplicate, drawn to scale, showing the actual dimensions and/or survey of the lot to be built upon, the size of the building to be erected and such other information as may be necessary to provide for the enforcement of these regulations. Satisfactory evidence of ownership of the entire lot shall accompany all applications for permits under the provisions of this Ordinance. A careful record of such applications and plats shall be kept in the office of Building Inspector. Nothing herein contained shall require any change in the plans, construction or designated use of a building for which a building permit has been heretofore issued, or for which plans are on file at the time of passage of this Ordinance, and for the erection of which a permit is issued within one month from the passage of this Ordinance, and the construction of which in either case shall have been diligently prosecuted within three months of the date of such permit, and the ground story framework of which, including the second tier of beams, shall have been completed within six (6) months of the date of such permit, and which entire building shall be completed according to such plans as have been filed within one (1) year from the date of the passage of this Ordinance.

24.03 SCHEDULE OF FEES FOR PERMITS. Before any permit shall be issued covering building or other operations regulated by this Ordinance, an inspection fee shall be paid as established by resolution of the Village Council.

Provided, however, that a permit shall be required but no fee collected for minor alterations or repairs to existing structures costing One Hundred Dollars (\$100.00) or less or for the wrecking of buildings or structures of less than one thousand (1,000) cubic feet capacity or for small sheds or outbuildings costing less than One Hundred Dollars (\$100.00), provided they are located not less than fifty (50) feet from any dividing property line or one hundred fifty (150) feet from the center line of the street.

24.04 INSPECTION. It shall be the duty of the holder of every permit to notify the Building Inspector, in writing, of the time when such building will be ready for inspection. Two such inspections shall be called for on all buildings except sheds and garages of less than eight hundred (800) square feet area, and one inspection shall be called for on such buildings.

(a) The first of these inspections shall be called for when excavation for foundations has been completed.

(b) The second inspection shall be called for when the building is completed.

The inspection on small sheds and garages shall be called for as soon as wall studs are in place.

Failure to notify the Building Inspector of the time for such inspection shall automatically cancel the permit and before reissuing such permit the Building Inspector may require the payment of a second fee.

ARTICLE XXV  
CERTIFICATE OF OCCUPANCY AND COMPLIANCE

Section 25.01 No building hereafter erected or altered shall be occupied, used or changed in use until a Cer-

tificate of Occupancy and Compliance shall have been issued by the Building Inspector stating that the building or proposed use of a building, or premises, complies with all the building and health laws and ordinances and the provisions of these regulations.

25.02 Certificate of Occupancy and Compliance shall be applied for coincident with the application for a building permit and shall be issued within ten (10) days after the erection or alteration of such building shall have been completed in conformity with the provisions of these regulations. A record of all certificates shall be kept on file in the office of the Building Inspector and copies shall be furnished on request to any person having a proprietary or tenancy interest in the building affected. No fee shall be charged for an original certificate applied for coincident with the application for a permit, for all other certificates, or for copies of any original certificates there shall be a charge of One Dollar (\$1.00) each.

ARTICLE XXVI  
INTERPRETATION AND PURPOSE

Section 26.01 In interpreting and applying the provisions of this Ordinance, they shall be held to be the minimum requirements for the promotion of the public health, safety, convenience, comfort, prosperity and general welfare. Wherever the requirements of this Ordinance impose requirements of lower heights of buildings, or a less percentage of lot that may be occupied or require wider or larger courts or deeper yards than are imposed or required by existing provisions of law or ordinance, the provisions of this Ordinance shall govern. Where, however, the provisions of the State Housing Code or other Ordinances or regulations of the Village of Novi impose requirements for lower heights of buildings or less percentage of lot that may be occupied, or require wider or larger courts or deeper yards, than are required by this Ordinance, the provisions of the State Housing Code or other Ordinances or regulations shall govern.

ARTICLE XXVII  
CHANGES AND AMENDMENTS

Section 27.01 The Planning Board of the Village of Novi may of its own motion or upon petition signed by the owners of a majority of the property according to frontage in any district, or portion thereof, prepare and recommend to the Village Council an Ordinance amending, supplementing or changing the district boundaries or the regulations herein established. The Zoning Board shall cause to be prepared a notice according to Section 4 of Act 207, Public Acts of Michigan, 1921, as amended, indicating the proposed Amendment, Supplement or Change in the district boundary lines and describe the boundaries of the territory to be affected, which notice shall set a date for a public hearing for consideration of such proposed amendment, supplement or change. After due publication or posting and public hearing of such proposed amendments, supplement or change as required by law, the Planning Board may cause such Ordinance to be introduced to the Village Council of the Village of Novi, for adoption in accordance with Section 4, Act 207, Public Acts of Michigan, 1921, as amended. Whenever a written protest against such proposed amendment, supplement or change be presented, duly signed by the owners of twenty (20%) per cent of the frontage proposed to be altered, or by the owners of twenty (20%) per cent or more of the frontage immediately in the rear thereof, or by the owners of twenty (20%) per cent of the frontage directly opposite the frontage proposed to be altered, such amendment shall not be passed except by the favorable vote of four-fifths (4/5) of the entire Village Council.

ARTICLE XXVIII  
VALIDITY

Section 28.01 Should any section, clause or provision of this Ordinance be declared by the courts to be invalid, the same shall not affect the validity of the Ordinance as a whole, or any part thereof, other than the part so declared to be invalid.

Section 28.02 It is hereby expressly declared that nothing in this Ordinance shall be held or construed to

give or grant to any person, firm or corporation any vested right, license, privilege or permit.

ARTICLE XXIX  
VIOLATION, PENALTY, ENFORCEMENT

Section 29.01 Any person, firm or corporation who violates, disobeys, omits, neglects or refuses to comply with, or who resists enforcement of any of the provisions of this Ordinance, shall be guilty of a misdemeanor and shall be fined not less than Twenty Dollars (\$20.00), nor more than One Hundred Dollars (\$100.00), or imprisoned not to exceed ninety (90) days, or shall receive both such fine or imprisonment. Each such offense shall be deemed to be a separate violation for each day that the violation exists.

29.02 It shall be the duty of all architects, contractors, subcontractors, builders, and other persons having charge of the erecting, altering, changing or remodeling of any building or structure, including tent and trailer coaches, before beginning or undertaking any such work to see that a proper permit has been granted therefore and that such work does not conflict with and is not in violation of the terms of this Ordinance; and any such architect, builder, contractor or other person doing or performing any such work of erecting, repairing, altering, changing or remodeling without such a permit having been issued or in violation of, or in conflict with the terms of this Ordinance, shall be deemed guilty of a violation hereof in the same manner and to the same extent as the owner of the premises or the persons or person for whom such buildings are erected, repaired, altered, changed; or remodeled in violation hereof and shall be subject to the penalties herein prescribed for such violation.

29.03 In case any building or structure including tents and trailer coaches, is erected or is being erected, constructed or reconstructed, altered, repaired, converted or maintained, or any building, structure including tents, and trailer coaches, or land is used in violation of this Ordinance or other regulation made under the authority and conferred thereby, the Village of Novi, in addition to other remedies, may institute any appropriate action or proceeding to prevent such unlawful erection, construction, reconstruction, alteration, repair, conversion, maintenance or use, correct or abate such violation, to prevent the occupancy of such building, structure including tents and trailer coaches, or land, or to prevent any illegal act, conduct, business or use in or about such premises.

29.04 Nothing herein contained shall be deemed to in any way affect any violation of said Zoning Ordinance heretofore committed or existing.

29.05 This Ordinance shall be enforced by the Building Inspector who shall be appointed by the Village Council for such term and subject to such conditions and at such rate of compensation as said Council shall determine.

ARTICLE XXX  
CONFLICTING PROVISIONS REPEALED

Section 30.01. Any Ordinance or parts of any Ordinance in conflict with any of the provisions of this Ordinance are hereby repealed.

ARTICLE XXXI  
WHEN EFFECTIVE

Section 31.01. A Public Hearing having been had on October 10, 1959, the provisions of this Ordinance are hereby declared to be immediately necessary for the preservation of the public peace, health and safety, and are hereby ordered to take effect immediately upon publication. This Ordinance shall be known as "The Zoning Ordinance of the Village of Novi".

ADOPTED by the Village Council at a Special Meeting thereof held at the Community Hall, 26350 Novi Road, in the Village of Novi, Michigan, on October 10, 1959.

V. F. W.  
Northville Post 4012  
438 PLYMOUTH AVE.  
Regular Meetings:  
First and Third Tuesday  
of Each Month

STOP  
at  
NOVI  
INN  
COCKTAIL  
LOUNGE

HEADQUARTERS  
FOR  
HUNTERS  
COMPLETE LINE OF GUNS  
AMMUNITION and  
HUNTING CLOTHES  
STONE'S  
GAMBLE STORE  
117 E. MAIN NORTHVILLE  
NORTHVILLE vs. BLOOMFIELD

FOR HEALTH  
and ENJOYMENT!  
TRY DELICIOUS  
CLOVERDALE  
MILK — ICE CREAM  
CLOVERDALE FARMS DAIRY  
134 N. CENTER  
INDIANA vs. NEBRASKA

TRY OUR  
TUNE-UP SPECIAL  
6 CYL. .... \$4.95  
8 CYL. .... \$6.95  
Plus Parts  
Mike's  
SHELL  
SERVICE  
340 N. CENTER FI-9-2171  
OHIO STATE vs. PURDUE

FOR AAA WRECKER  
and  
AMBULANCE SERVICE  
Phone  
FI-9-2610  
HARRAWOOD'S  
24-HOUR STANDARD SERVICE  
GRAND RIVER & NOVI ROAD  
ARMY vs. DUKE

FOR HOME DELIVERY  
PHONE FI-9-1466  
125 S. CENTER ST.  
PICK SCORE IN CASE OF TIE  
LIONS — S. FRANCISCO

Guernsey  
FARMS DAIRY  
MILK-ICE CREAM  
NORTHVILLE, MICHIGAN

FOR AAA WRECKER  
and  
AMBULANCE SERVICE  
Phone  
FI-9-2610  
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GRAND RIVER & NOVI ROAD  
ARMY vs. DUKE

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HARRAWOOD'S  
24-HOUR STANDARD SERVICE  
GRAND RIVER & NOVI ROAD  
ARMY vs. DUKE

# FOOTBALL CONTEST

## WIN CASH PRIZES WEEKLY

★ IT'S FUN  
★ IT'S EASY  
★ ANYONE CAN WIN  
★ NOTHING TO BUY  
\$10 FIRST PRIZE \$5 SECOND PRIZE  
EVERY WEEK  
HERE'S ALL YOU DO...

In each of the 15 spaces provided below place a circle around the team you believe will win. Be sure to pick a winner in all 15 games. Note that in one game it is necessary to pick the probable score. This will be used only in case a tie occurs and then the contestant whose score is closest to the actual score will be declared the winner.

Enter just once a week, but you may enter as many weeks as you desire. In case of ties, prize money will be split.

Be sure to write your name, address and phone number

plainly in the space provided. Free entries are available at The Northville Record office.

Employees of The Record-News or sponsoring merchants are not eligible to enter.

Your Name \_\_\_\_\_

Address \_\_\_\_\_

Phone \_\_\_\_\_



WE PICK UP  
AND DELIVER

FI-9-3663

NORTHVILLE  
GULF SERVICE

470 E. MAIN — Opposite Ford Plant

NORTHWESTERN vs. MICHIGAN

BOWLING

IS FUN AT  
NORTHVILLE LANES

• AUTOMATIC PINSPOTTERS  
• 12 ALLEYS  
• OPEN EVERY DAY

CORNER CENTER & CADY STS.

MICH. STATE vs. NOTRE DAME



GEORGE L.  
CLARK  
YOUR

"Citizens'  
Man"

Clark Insurance Agency  
160 E. Main St. FI-9-1122

COMPLETE  
INSURANCE SERVICE

WISCONSIN vs. IOWA

BE SURE...  
INSURE  
with

CARRINGTON

Complete Insurance  
Service

120 N. CENTER FI-9-2000

ILLINOIS vs. MINNESOTA

• COMPLETE LAUNDRY AND  
DRY CLEANING SERVICE

RITCHIE BROS.

LAUNDRY and  
DRY CLEANING

144 N. CENTER

FI-9-0636

UCLA vs. CALIFORNIA

PIZZA

• LIGHT LUNCHEONS  
• HOME MADE CANDY

Paul's Sweet Shop

SEALTEST ICE CREAM

144 E. MAIN

FI-9-2994

NAVY vs. MIAMI

C. HAROLD BLOOM

COMPLETE INSURANCE  
SERVICE

Auto - Fire - Theft-Liability  
Plate Glass - Windstorm

PHONE FI-9-1252 or 9-3672

108 WEST MAIN NORTHVILLE

BOSTON COL. vs. DARTMOUTH

Stop for that Tempting  
Snack anytime...

• CURB SERVICE  
• TAKE HOME SERVICE  
• DINING FACILITIES  
— HOME MADE PASTRIES —

Bel-Nor Drive-In

575 W. 7 MILE RD. FI-9-1530

PRINCETON vs. COLGATE



340 N. CENTER FI-9-2171

OHIO STATE vs. PURDUE

HEADQUARTERS  
FOR  
HUNTERS

COMPLETE LINE OF GUNS  
AMMUNITION and  
HUNTING CLOTHES

STONE'S

GAMBLE STORE

117 E. MAIN NORTHVILLE

NORTHVILLE vs. BLOOMFIELD

The New 1960  
Quaker Heaters

ARE HERE!

also Automatic Washers  
and Dryers at

FRISBIE REFRIGERATION  
and APPLIANCES

43039 GRAND RIVER FI-9-2472

CORNELL vs. YALE





CELEBRATING OUR 25TH ANNIVERSARY AT ALL FIRST FEDERAL OFFICES...

You, Your Family and Friends are Invited to

# OPEN HOUSE

Thursday, October 15th thru Friday, October 23rd

We invite you to share this happy occasion with us at the First Federal office nearest you.

From \$8,000 in 1934, First Federal assets have multiplied 35,000 times in 25 years (assets today exceed 290 millions).

So we are most grateful, on this 25th Anniversary, to the hundreds of thousands who have used our services during the past quarter century.

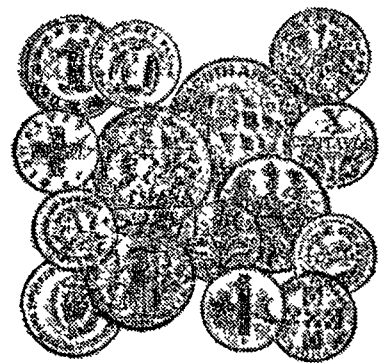
From a handful of savings accounts in 1934, we are now proud to serve 118,000 savings customers whose savings accounts total \$260

millions. In this 25 years we have helped 80,000 families to buy, build and improve their homes, through loans totalling \$445 millions.

If you are not a First Federal customer, you're invited to become one. Note the interesting gift below for opening an insured savings account with \$5 or more! First Federal pays 3½% on every dollar of your savings.

We look forward to seeing you at Open House. Bring a friend or neighbor and the youngsters. All are most welcome!

**FREE...** with a new \$5 Savings Account  
**REAL MONEY FROM FAR OFF LANDS**



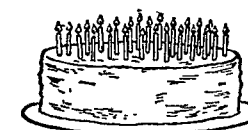
**15 Foreign Coins**... free with each new savings account of \$5.00 or more. It's fun for junior savers and for grownups to collect lire, annas, groschen, dinars, centavos, markka, etc. And it's mighty educational, too! So, here's the start of *your own private coin collection*—a gift from First Federal. We'll include a useful plastic mail box thrift bank, and a Savings Growth Chart to help you plan your savings program. (If you already have a savings account here, why not open a new \$5 account for each of the youngsters and get free coin packets for each of them?)



**Coin Collections**... you'll enjoy seeing a fascinating exhibit of rare coins and currency, displayed by courtesy of: Irving Moskovitz, Charles A. Gerbig, Dr. Frank Limpert, Walter Willson, Paul Schilling, Auburn Stamp & Coin Stores, John Drazen, Coins & Stamps, Inc., Roger Koerber, and Arthur Goupel.



**Medallion Key Chain** and the fascinating 32-page Book of Presidents—these are our Anniversary gifts to you, just for dropping in at any First Federal office during our 25th Anniversary Open House. Bring your friends, neighbors and the youngsters—all are most welcome!



**Birthday Cake and Refreshments** for all... we'll be most happy to have you join us in refreshments and a nice helping of birthday cake at any First Federal office, during the first two days of our Open House (Thursday and Friday, October 15th and 16th).

CURRENT

**3½%**

RATE

## FIRST FEDERAL SAVINGS OF DETROIT

Member Federal Savings and Loan Insurance Corporation

Woodward at McLean  
Gratiot beyond 7 Mile  
Woodward at 9 Mile  
Grand River at McNichols  
Penniman Ave., Plymouth  
Shelden Center, Livonia

Michigan's Largest Savings Association • Assets 290 Million  
Headquarters: Griswold at Lafayette

Office Hours: Monday thru Thursday 9:30 to 4; Friday 9:30 to 6

**843 PENNIMAN AVENUE, PLYMOUTH**

Kercheval near St. Clair, Grosse Pointe  
114 W. Fourth St., Royal Oak  
Plymouth at Heyden, near Evergreen  
Harper at 13 Mile, St. Clair Shores  
Conant—2nd block south of 8 Mile



# IN OUR CHURCHES

**OUR LADY OF VICTORY PARISH**  
Rev. Father John Wittstock  
Masses—7:00, 9:30 and 12 noon.  
Weekday Masses—8:15.  
Holy Day Masses—6, 9 and 7:30.  
Perpetual Help Devotions—every Wednesday, 7:30 p.m.  
Confessions: every Thursday, 4:30 to 5:15 p.m.; every Saturday, 10:30 to 11:30 a.m. and 7 to 8 p.m.  
Religious Instructions: Saturday, 9:30 to 10:30 a.m.; Grade school children: Thursday, 4 to 5 p.m.; High school pupils: Sundays, 1:30 to 2:15 p.m.  
Altar Society meeting—every Wednesday before the third Sunday of the month.  
Mothers' Club—8 p.m., first Tuesday of each month.  
Men's Club—Third Thursday of each month, 8 p.m.  
CYO high school group—Second Wednesday of each month, 7:30.

**SALEM FEDERATED CHURCH**  
Richard S. Burgess, Pastor  
Phone FI-9-0674  
Sunday:  
10 a.m., Morning worship.  
Nursery church, birth 3 years; primary church, 4-8 years.  
11 a.m., Sunday school hour.  
6 p.m., Youth Fellowship.  
Junior, 3rd-6th grades; Intermediate, 7th-8th grades; Senior, high school and college.  
7:30 p.m., Evening service.  
Monday:  
7:00-8:30 p.m., Pioneer Girls.  
Pilgrim, 3rd-6th grades; Colonist, 7th-8th grades; Explorer, 9th-12th grades.  
Tuesday:  
7 p.m., Adult and youth choir.  
7:45 p.m., Hour of Prayer.  
8:30 p.m., Teacher Training.  
Thursday:  
7:00-8:30 p.m., Christian Service Brigade. Stockade, ages 8-11; Boys' Brigade, ages 12-18.

**ST. BARTHOLOMEW'S EPISCOPAL CHURCH**  
South Lyon, Michigan  
Services at Stone School at Napier and Ten Mile Road  
Rev. Charles Edinger  
Sunday:  
11 a.m., Morning Prayer and sermon.  
Church school.  
Holy Communion every first Sunday in month.

**CHRIST TEMPLE**  
8275 McFadden St. - Salem  
Pastor R. L. Sizemore  
Sunday:  
9:45 a.m., Sunday school.  
11:30 a.m., Preaching.  
8 p.m., Night service.  
Wednesday:  
8 p.m., Bible class.  
7:30 p.m., Saints meeting.

**FIRST BAPTIST CHURCH OF NOVI**  
25391 Novi Rd. FI-9-2608  
Arnold B. Cook, Pastor  
Sunday:  
10 a.m., Morning worship, Junior church, Primary church. Nursery.  
11 a.m., Sunday school, all ages.  
6:30, Baptist Youth Fellowship.  
7:30, Evangelistic service.  
Monday, 7 p.m., Church visitation.  
7:30 p.m., Workers conference, first Tuesday of each month.  
7:30 p.m., Ladies' Unity Circle, third Tuesday of each month.  
Wednesday:  
7:30 p.m., Mid-week prayer meeting and Bible study.  
8:30 p.m., Senior choir.  
Ladies' Mission band, second Thursday of each month.  
Friday: 3:45 p.m., Junior choir.

**FIRST BAPTIST CHURCH OF NORTHVILLE**  
Residence and Office—FI-9-1080  
Peter F. Nieuwkoop, Pastor  
Sunday:  
10 a.m., Sunday school.  
11 a.m., Morning worship. Junior church. Nursery for Tiny Tots. Cry room for mothers with babies.  
6:30 p.m., Youth Fellowships.  
7:30 p.m., Evening service.  
Wednesday:  
7:30 p.m., Mid-week prayer.  
8:30 p.m., Choir practice.  
Thursday:  
6:45 p.m., Pioneer Girls. Boys' Brigade.

**FULL SALVATION UNION**  
51630 West Eight Mile Road  
Rev. James Andrews, Gen. Pastor  
Res. and Office Phone FI-9-0056  
Saturday:  
8 p.m., Evening service.  
Sunday:  
2:30 p.m., Sunday school.  
3:30 p.m., Worship service.  
8 p.m., Evening service.

**ST. JOHN'S AMERICAN LUTHERAN CHURCH**  
23225 Gill Road  
Bet. Freedom Rd. and Grand River  
GR-4-0584  
Pastor Rev. Donald R. Good  
9:15 a.m., Church school.  
10:30 a.m., Morning worship.  
Nursery during services.  
**CHRISTIAN SCIENCE CHURCH**  
1100 West Ann Arbor Trail  
PLYMOUTH, MICHIGAN  
Sunday service 10:30 a.m. Sunday school at same hour.  
Wednesday evening service, 8:00.  
Reading room in church edifice, open daily except Sundays and holidays, 11:30 a.m. to 5 p.m.; 7 to 8 p.m. Wednesday and 7 to 9 p.m. Friday.

**ST. JOHN'S EPISCOPAL CHURCH**  
S. Harvey and Maple Plymouth  
Office GL-3-0190 Rectory GL-3-5262  
Rev. David T. Davies, Rector  
Sunday services:  
8 a.m., Holy Communion.  
9:30 a.m., Family service. Holy Baptism. Sermon and classes for all ages from nursery through high school.  
11:15 a.m., Holy Communion and sermon. Church school classes from nursery through eighth grade.

**ST. WILLIAM'S CATHOLIC CHURCH**  
Walled Lake, Michigan  
Father Raymond Jones  
Father Henry Waraksa, Assistant  
Father John Hoar, Assistant  
Sunday Masses:  
7:30, 9:00, 11:00, 12:15.  
Weekday Masses:  
6:30, 8:30.  
Saturday Masses:  
7:15, 8:00, a.m.  
Holy Day Masses:  
7:00, 9:00, 10:00 a.m.  
Evening mass at 8:00.  
First Friday:  
Mass at 8:00 a.m. and 8:00 p.m.  
Confessions:  
Saturday, 4:00-5:30 and 7:30 to 9.  
Daily from 7:30 to 8:00 a.m.  
Religious information class:  
Monday, 8 p.m.; Friday, 7 p.m.  
Baptism:  
Sunday, 2 p.m.  
Religious instruction for grade school children, Saturday, 10 a.m.  
High school students, Tuesday at 4 p.m.

**FIRST METHODIST CHURCH OF NORTHVILLE**  
109 W. Dunlap Northville  
Office FI-9-1144 Res. FI-9-1143  
Paul Cargo, Minister  
Friday, October 16:  
9 a.m. to 9 p.m., Rummage sale in Fellowship hall.  
Layman's Sunday, October 18:  
8:45 a.m., First Worship service.  
Sermon: "A Christian Inventory" by Ralph Gallagher.  
9:45 a.m., Church school. A class for everyone.  
11 a.m., Second Worship service.  
Lounge available for mothers with babies. Nursery for pre-school children. Junior Church in Fellowship hall.  
7 p.m., Senior MYF.  
7:30 p.m., Guest speaker, Mrs. Welthy Fisher of India.

**ST. PAUL'S EVANGELICAL LUTHERAN CHURCH & CHRISTIAN DAY SCHOOL**  
Corner High and Elm Sts. Northville, Michigan  
Church FI-9-9864  
Parsonage FI-9-3140  
Rev. B. J. Pankow, Pastor  
H. R. Kenow, Principal, FI-9-2033  
Sunday: 8 a.m. and 10:30 a.m., Morning Worship. (Holy Communion each first Sunday in 8 a.m. service and each third Sunday in 10:30 a.m. service). 9:15 a.m., Sunday school and Bible classes.  
Thursday, October 15:  
2nd year youth Confirmation class, 3:45; choir, 7:45 p.m.; Ladies auxiliary at 27120 Haas road, 8 p.m.  
Friday, October 16:  
Communion announcements, 3 to 4 p.m. and 6:30 to 8 p.m.; Luther Laymen's League, 8 p.m.  
Monday, October 19:  
PTA, 7:30 p.m.  
Tuesday, October 20:  
1st year youth Confirmation class, 3:45; Walther League, 7:30 p.m.

**WILLOWBROOK COMMUNITY CHURCH**  
Evangelical United Brethren  
Meadowbrook at Ten Mile Road  
Rev. Marvin E. Rickert, Minister  
Phone GR-6-0626  
Sunday:  
9:45 a.m., Sunday school.  
11 a.m., Worship service.  
The next several weeks are being observed as "Loyalty" Month. Members and friends of the church are invited to join in regular church attendance.

**FIRST BAPTIST CHURCH**  
Edmund F. Caes, Jr., Pastor  
North Wixom Rd. Wixom  
Sunday, October 18:  
10 a.m., Sunday school. For transportation call MA-4-3823.  
11:10 a.m., Morning Worship service. Sermon: "Pleasing God".  
6:30 p.m., Senior youth meeting. Theme: "Lucifer in the Living Room". Leaders: Judy York and Cheryl Templeton.  
7:30 p.m., Evening Gospel service.  
Tuesday:  
6:30 p.m., Senior youth visitation.  
7 p.m., Senior youth recreation.  
Wednesday:  
7:30 p.m., Bible study and prayer service. "Christian Conduct" is the current theme of these meetings.  
8:30 p.m., Senior choir.

**NORTHVILLE LODGE NO 186, F. & A. M.**  
REGULAR MEETING  
Second Monday of each month  
Thomas H. Quinn, W.M.  
R. F. Coolman, Secretary

are you in a financial squeeze?  
**LOANS...**

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• FAST CONFIDENTIAL SERVICE

**NORTHVILLE BRANCH Milford Finance Co.**  
111 Griswold—Northville FI-9-3320

**PRIMITIVE BAPTIST CHURCH**  
6075 West Maple Road  
1/4 Mile West of Orchard Lake Road  
Sunday morning services at 11:00.  
Elder Levi Saylor and other elders will speak.

**FIRST CHURCH OF CHRIST SCIENTIST**  
33825 Grand River Farmington  
Sunday:  
11 a.m., Sunday service.  
11 a.m., Sunday school.  
Wednesday:  
8 p.m., Evening service.  
Reading Room - Church edifice.  
Open Tuesday, Thursday and Saturday from 11 a.m. to 3 p.m.

**SPRING ST. BAPTIST CHURCH**  
261 Spring St., Plymouth  
W. A. Palmer, Pastor  
Sunday:  
10 a.m., Sunday school.  
11 a.m., Morning worship.  
6:30 p.m., Training Union.  
7:30 p.m., Evening worship.  
Wednesday, 7:30, Bible study.

**CONGREGATIONAL CHRISTIAN**  
7961 Dickenson Salem  
Rex L. Dye, Pastor  
Phone FI-9-2337  
Sunday:  
10 a.m., Morning worship.  
11 a.m., Sunday school.  
7:30 p.m., Worship.  
Thursday:  
7:30 p.m., Midweek prayer and Bible study.

**NOVI METHODIST CHURCH**  
Church Phone FI-9-2021  
Rev. George T. Nevlin  
Sunday:  
9:45 a.m., Morning worship.  
11 a.m., Sunday school.  
7 p.m., MYF.  
WSCS meets Wednesday at 11:30 for luncheon.

**HOLY CROSS EPISCOPAL**  
Novi Oddfellow Hall  
Service, 11 a.m.  
Church school, 11 a.m.

**THE FIRST PRESBYTERIAN CHURCH OF NORTHVILLE**  
Corner East Main and Church Sts.  
Rev. John O. Taxis, Pastor  
Sunday, October 18:  
9 a.m., Church school.  
9 a.m., Church Worship.  
10 a.m., Church school.  
11:15 a.m., Church Worship.  
6 p.m., Bell Ringers rehearsal.  
7 p.m., Westminster Fellowships.  
Monday:  
9 a.m., Co-op nursery.  
10 a.m., Executive board of the Women's association.  
7:30 p.m., Boy Scout Troop 755.  
Tuesday:  
12 Noon, Rotary luncheon.  
8 p.m., Survey of the Bible, Rev. Taxis.  
8 p.m., A.A.  
Wednesday:  
9 a.m., Co-op nursery.  
3:30 p.m., Girl Scout Troop 224.  
3:45 p.m., Children's choir.  
7:30 p.m., Chancel choir.  
Thursday:  
8 p.m., Meeting of Session.  
8 p.m., Joint meeting of the three boards.  
Friday:  
9 a.m., Co-op nursery.  
3:45 p.m., Harmony choir.  
8 p.m., A.A.

**FIRST BAPTIST CHURCH**  
Phone Market 4-3823  
Edmund F. Caes, Jr., Pastor  
North Wixom Rd. Wixom  
Sunday, October 18:  
10 a.m., Sunday school. For transportation call MA-4-3823.  
11:10 a.m., Morning Worship service. Sermon: "Pleasing God".  
6:30 p.m., Senior youth meeting. Theme: "Lucifer in the Living Room". Leaders: Judy York and Cheryl Templeton.  
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**NORTHVILLE LODGE NO 186, F. & A. M.**  
REGULAR MEETING  
Second Monday of each month  
Thomas H. Quinn, W.M.  
R. F. Coolman, Secretary

## from the PASTOR'S STUDY

The Rev. Peter Nieuwkoop, Pastor  
First Baptist Church, Northville

### MY REACTIONS TO MR. K'S VISIT

I'm glad Mr. Khrushchev came to visit the United States because one is less apt to dislike people that you know. He no doubt learned as any man of reasonable mind would, that people are people the world over. In so many respects the peoples of all nations are alike. The common people of all nations do not want war. They love life and want to live. Anything we can do to achieve that desire is worth exploring.

Mr. K. claims to be an atheist. I was very surprised that he made reference to the Bible and God. In his first statement he challenged the Vice President to place his hand on the Bible to take an oath that his statement was true. Thus he reverted to our custom of swearing by the Bible, that even as the Bible is true so what I'm saying is true. On one hand he would deny the Bible being true, on the other he chose it by which to swear that the Vice President or himself would be telling the truth.

He made more than one reference to God but one in particular struck me as being very significant. While visiting the Iowa farm, he remarked that God had certainly blessed them in giving them good land and favorable weather conditions. When they agreed perhaps too readily—he retorted quickly and with emphasis that God was blessing Russia too. It was not so much what he said but the way he said it which indicated, in my estimation, that Mr. K. is really not an atheist at all. You see according to Romans 1:19-20 God has written upon the hearts of all

men a consciousness of Himself. This doesn't make all men Christians nor grant them entrance into Heaven. But this faith rightly used will lead them to realize their need of a Saviour. "Atheists are not born they are made." is a true quotation. If man becomes an atheist he must do so over and against the light God has given him by nature.

Another reaction to Mr. K's visit is his suggestion to bring about world peace through total disarmament. Those who are acquainted with the prophetic scriptures know that in the end of the present age there will be a great Peace Offensive. "Coming events cast their shadows before them," and Mr. K. seems to be the forerunner of the coming World Dictator (Anti Christ) who, according to Daniel 8:25, "Through his policy also shall he cause craft (deceit) to prosper in his land; and he shall magnify himself in his heart; and BY PEACE DESTROY MANY".

Do not be surprised that our country as well as others shall fall for Mr. K's line. Do not be surprised if both the National and World Councils of Churches back the disarmament plan. The day will come when the nations of this world will think peace among nations has been accomplished, but then we read I Thess. 5:3 "For when they shall say, Peace and safety; then sudden destruction cometh upon them, as travail upon a woman with child and they shall not escape".

If the Bible is true (and I surely believe it to be true) terrible times are still ahead of this old world. The offer of eternal salvation is still open to all who will receive it.

## Episcopal Clergy Exchange Services

A one-day exchange of all Episcopal clergy of the Michigan Diocese has been arranged by the Rt. Rev. Richard S. Emrich, PhD, S.T.D., as a means of acquainting the clergy with churches in the Diocese.

Next Sunday the Rev. Rexford Holmes, Rector of St. John's church in Saginaw, will exchange with the Rev. David T. Davies, Rector of St. John's church, Plymouth.

The Rev. Mr. Holmes was formerly assistant rector of St. Matthias church, Detroit, and assumed rectorship of St. John's church, Saginaw, in 1947.

He is currently serving as dean of the Saginaw Valley convocation and has served on the executive council of the diocese.

He will officiate at all services: 8, 9:30 and 11:15 a.m.

## Dr. Fisher to Speak Sunday Eve

Dr. Welthy Fisher, well known church woman, writer and lecturer, student of Oriental life and president of World Education, Inc., will be guest speaker at an evening service, 7:30, this Sunday at the First Methodist church.

Dr. Fisher is well acquainted with the cultural, religious and economic climate of India. She is founder of Literacy Village near Lucknow, India.

Literacy House is dedicated to bringing an education to this country, 80 per cent of whose people cannot read or write.

Since its founding six years ago more than 3500 teachers have been trained and sent to some of India's 522,000 villages.

Everyone is invited to hear Dr. Welthy Fisher, Pastor Paul Cargo announced.

IF YOUR HAIR ISN'T BECOMING TO YOU ... YOU HAD BEST BE-COMING TO US!

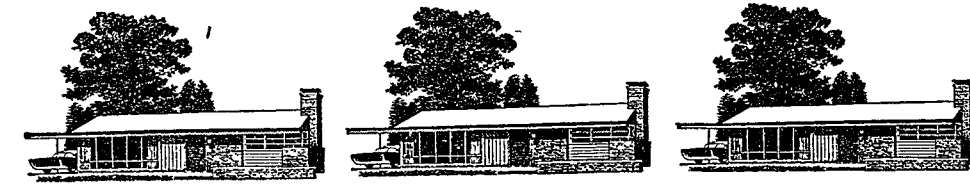
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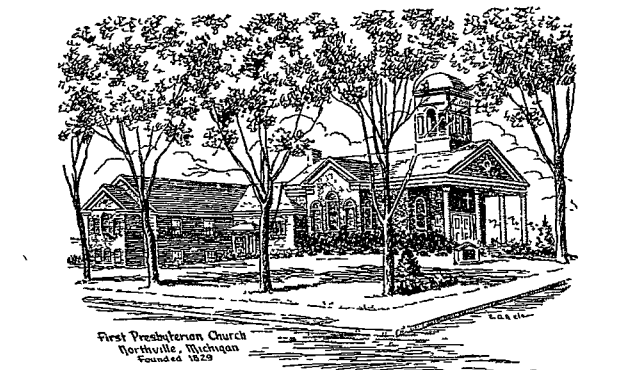
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## First Presbyterian Church

MAIN AND CHURCH STREETS  
The Reverend John O. Taxis — Pastor  
Mrs. Paul H. Schulz — Christian Education Director  
Mr. and Mrs. Karl Weiss — Youth Directors

9:00 A.M. .... Church Worship  
9:00 A.M. .... First session of Church School in all depts.  
10:00 A.M. .... 2nd session of Church School in all depts.  
11:15 A.M. .... Church Worship — pre-school nursery only  
7:00 P.M. .... Westminster Youth Fellowship

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# Mustangs Scalp Redskins

## Northville Fullback Shines in 22-0 Win

Playing before a capacity homecoming crowd Friday, Northville's football team downed a stubborn Milford eleven, 22-0, to inch part-way up the ladder of another successful season.

Meanwhile, West Bloomfield — strongest contender for Wayne-Oakland county title did all it could to weaken the next rung in Northville's ladder by trouncing Brighton in a 39-19 thriller.

Northville and West Bloomfield clash at Keego Harbor tomorrow.

Three line plunges, all from one yard out, by Fullback Gary Morgan accounted for Northville's three touchdowns. Two point-after-touchdown off Tackle Wade Deal's toe and a two-point touchback rounded out the scoring.

The Redskins held the Mustangs to a single touchdown in the first half—but failed to come up with a threat of their own. Their longest drive carried them from the 47 to Northville's 33—the closest they came to scoring all evening.

Milford crossed the mid-field line only twice during the entire game.

The Mustangs started their first touchdown drive after Halfback Larry Nitzel grabbed a Milford punt on his own 15 and raced 33 yards on the return.

On the first play from scrimmage, Morgan sliced between the center and left guard, danced out of the linebackers' hands, and sped to the Northville 48.

Atchinson skirted end for 12 yards, Nitzel broke loose for seven more, and Morgan plowed into the end zone on four short trips through guard and tackle.

Northville threatened again in the second quarter, but time ran out with first and 10 to go on Milford's 5. Left halfback Tom Darling had speared a Milford pass on the 43 and teammate Steve Juday fired two successive completions to put Northville in the scoring position.

The second Mustang touchdown came early in the third quarter on a sustained drive from the Northville 32.

Morgan carried the ball five times for 42 yards and the touchdown. Nitzel put Northville in a scoring position with a 24-yard gallop around the right end.

Four plays after the touchdown, Left Guard Bill Juday recovered a Milford fumble and Morgan crashed over for the final tally.

With a stableful of reserve Mustangs carrying the load for Coach Ron Schipper, Northville threatened again shortly after the third quarter began. A Mustang drive carried to the Milford 2 where it smashed into the Redskins' defensive wall.

Milford took possession and was making its third attempt to move the ball upfield when Quarterback Fred Steeper knifed across scrimmage to spill the ball carrier in the end zone for two points.

The game ended with Northville threatening again on Milford's 12-yard-line.

The victory over Milford Friday was 28th league win in a row. Other league results: Holly edged Clarkston, 13-12, and Bloomfield Hills and Clarenceville fought a 6 to 6 tie.

### STATISTICS

	N	M
First Downs	17	5
First Downs Passings	2	2
Number of Rushes	55	36
Yards gained rushing	331	112
Yards lost rushing	12	28
Net yards rushing	319	84
Passes attempted	3	12
Passes completed	2	4
Passes intercepted	2	0
Yards gained passing	38	23
Penalties	7	6
Yards penalized	65	47
Fumbles	1	3
Fumbles lost	1	1

## Women Win Grid Quiz

Who says football is a man's game?

When it comes to picking the winners, the women displayed top talent last weekend taking first and second place money in the weekly football contest.

Mrs. Frances Kritch, 860 Spring drive, and Mrs. Vivian Nieuwkoop, 217 North Wing, finished one-two receiving ten and five dollars, respectively.

In another Saturday of grid upsets the female forecasters missed only three games. Mrs. Kritch came closer to calling the Lions-Colts score to win first place.

Three other contestants—Dayton Deal, Len Howard and Francis R. Wilkinson—also missed only three games but failed to predict the professional score as well as the winners.

Another schedule of 15 games appears on page 16.

Come on you men! This could be embarrassing.

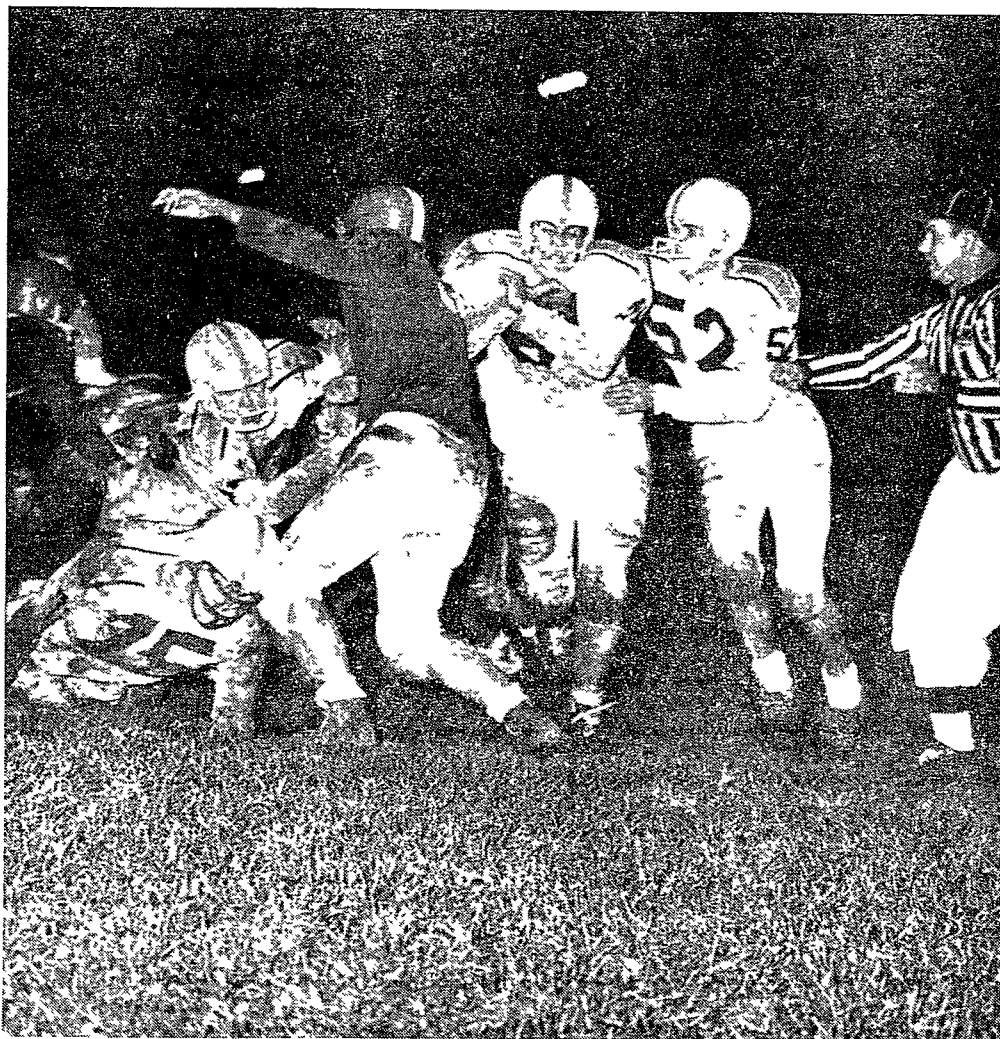
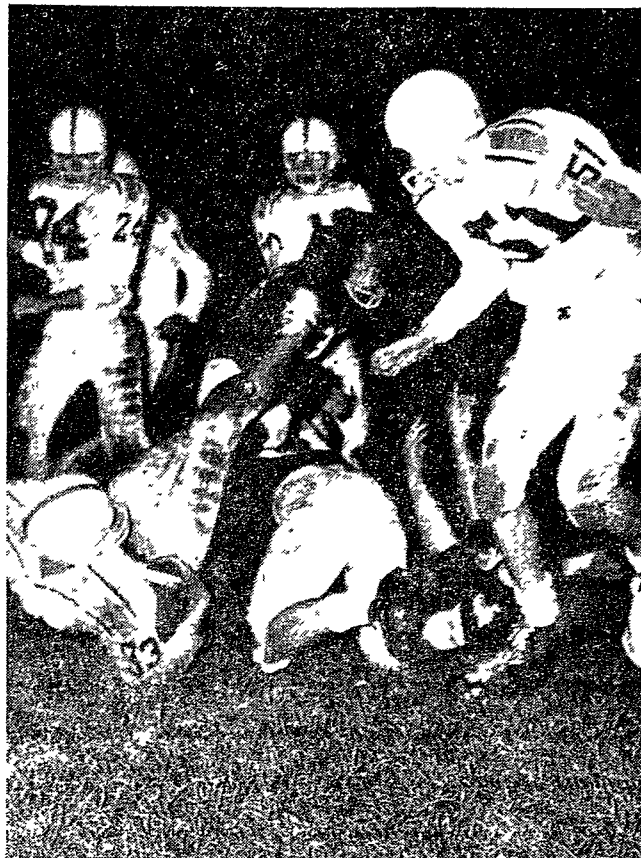
## Who Stole The Football?

"I don't know who has it—but we'll find it," Athletic Director Al Jones promised after a fleet-footed fan galloped home with the football during the homecoming game Friday.

The thief apparently caught the ball on the fly as it sailed over the goal posts and into the trees on an extra point attempt.

Jones, who admitted Friday's theft was the first shenanigan of his kind that he could remember, said he could identify the \$15 ball anywhere—even if they paint the whole thing.

**BULLDOZERS**—The Northville line paved the way for all three of Northville's touchdowns as Fullback Gary Morgan plunged over from the one-yard-line for each tally. In the picture above, Morgan (33) falls inches short of Northville's first touchdown. Minutes later, however, he crashed over from behind the wall of Northville linemen (below). Other Mustangs shown in the two pictures are: Roger Atchinson (24), Larry Nitzel (40), Jim Petrock (51), Joe Gotro (52), and Bill Juday (75).



## -Bowling Standings-

THURSDAY NIGHT OWLS LEAGUE			
Team	W	L	
Al's Heating	17	3	
Wayne Door & Plywood	12	8	
Bathey No. 2	12	8	
Northville Lanes	11	9	
B & C General Store	11	9	
Thunderbird Inn	11	9	
Schrader's	10	10	
Bathey No. 1	8	12	
Art's Home Heating	4	16	
S & W Hardware	4	16	
Team High Single—Northville Lanes—772			
Team High Series—Al's Heating—2184			
Individual High Single—B. Wellman—211			
Individual High Series—B. Wellman—541			

ROYAL RECREATION THURSDAY NIGHT LADIES HOUSE LEAGUE			
Team	W	L	
Tewksbury Jewelers	16	4	
Braders	13	7	
Lila's Flowers	12	8	
Ritenour Heating	10	10	
Freydl's Cleaners	9	11	
Keeth Heating	8	12	
Eagles	7	13	
Royal Recreation	5	15	
Team Single Game—Ritenour Heating—730			
Team Series—Ritenour Heating—1972			
Indiv. Single Game—E. Karschnick—188			
Indiv. Series—M. D'Haene—470			

NORTHVILLE LANES Senior House League			
Team	W	L	
Northville Bar	15.5	4.5	
Walt Ash Shell	14.5	5.5	
Myers' Standard Ser.	13.0	7.0	
Gnetwek's Bowling Sup.	12.0	8.0	
Northville Hotel, Bar	10.5	9.5	
Briggs Trucking	10.0	10.0	

LEAGUE STANDINGS			
	W	L	T
NORTHVILLE	3	0	
West Bloomfield	3	0	
Brighton	2	1	
Clarkston	2	1	
Holly	1	2	
Bloomfield Hills	0	2	1
Clarenceville	0	2	1
Milford	0	3	

## Firearms to Kill 20 Hunters this Fall

Approximately 20 hunters who go afield this fall will not be around to enjoy Michigan's 1960 seasons. Another 200 or more hunters will be wounded by firearms.

These figures are estimates based on past hunting accident records. They need not and should not hold true. Not if hunters will take as much interest in hunter safety as they do hunter success. Even better, they should take more interest in safety.

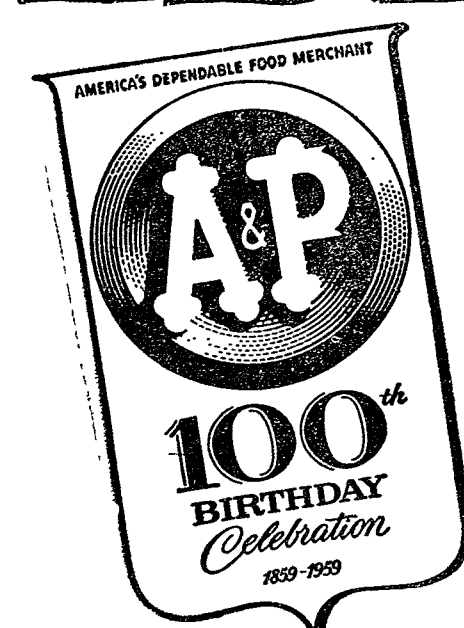
Last year, 23 persons were killed and 246 wounded by firearms during Michigan's deer and small game seasons. Unfortunately, this appalling toll was about average.

Conservation Department officials stress that the greatest menace to hunter life and limb is the victim's own gun or that of a hunting companion. More correctly, it isn't the caliber of the weapon, the type of bullet used or the game target hunted that poses the major threat, it's the guy behind the gun—you! In 15 of last year's 23 fatalities, the victim was within 10 yards of the fired weapon.

A closer look at last year's casualties reveals that poor judgment and carelessness again caused the majority of accidents. Careless gun handling claimed 11 lives and wounded 79.

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26¢

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Corned Beef POINT CUT . . . . . LB. 59¢

Spare Ribs "SUPER-RIGHT" 2 TO 3 LB. AVG. . . . . LB. 39¢

Leg O' Lamb "SUPER-RIGHT" . . . . . LB. 69¢

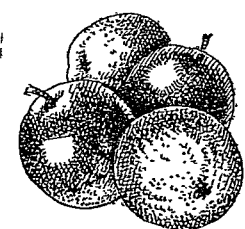
Rath's Chopettes . . . . . 8-OZ. PKG. 49¢

Skinless Franks "SUPER-RIGHT", ALL MEAT LB. PKG. 39¢

Allgood—A&P's Fine Quality

## Sliced Bacon 3 1-LB. PKGS. 1.00

"SUPER-RIGHT" "SUPER-RIGHT" COUNTRY STYLE  
Fancy Sliced Bacon . . . 1-LB. PKG. 45¢ Thick-Sliced Bacon . . 2 LB. PKG. 79¢



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## Apples 6 LB. BAG 39¢

Fresh Broccoli . . . . . BUNCH 29¢ Bartlett Pears . . . . . 2 LBS. 39¢  
Pascal Celery CALIF. 24 SIZE . . . . . BUNCH 29¢ Seedless Grapefruit FLORIDA MARSH 5 LB. BAG 49¢  
Fancy Waxed Cucumbers . . 4 FOR 29¢ Fresh Cranberries OCEAN SPRAY . . 1-LB. BAG 25¢

CHEF BOY-AR-DEE—With Mushrooms or With Meat

## Spaghetti Dinner . . . . . 16½-OZ. CAN 39¢

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**RELIABLE PEAS**

Medium to large size, tender and sweet flavored.

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**Donuts . . . . . PKG. OF 8 25¢**

Dutch Apple Pie JANE PARKER 8-INCH SIZE 43¢

Cracked Wheat Bread . . 1-LB. LOAF 15¢

Chocolate Chip Cookies . . 10-OZ. BAG 29¢

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MAXWELL HOUSE CHASE & SANBORN HILLS BROS. A&P VACUUM PACK BEECH NUT

**59¢ lb.**

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This coupon good through Sat., Oct. 17. One Per Family

Dole Pineapple Juice FROZEN 4 6-OZ. CANS 89¢

Waldorf Tissue SAVE AT A&P! . . 4 ROLLS 35¢

Liquid Joy 12-OZ. CAN 39¢ . . . . . 22-OZ. CAN 69¢

Duz DUZ DOES EVERYTHING . . . . . GIANT PKG. 79¢

Dial Soap . . . . . 2 REG. CAKES 29¢

Ajax Cleanser WITH FOAMING ACTION 2 14-OZ. CANS 33¢

Lux Soap SOAP OF THE STARS . . . 2 BATH CAKES 31¢

Dreft . . . . . 2 13-OZ. PKGS. 67¢

Lifebuoy Soap FOR A BEAUTY BATH 2 BATH CAKES 33¢

Lifebuoy Soap FRESH SCENTED . . 4 REG. CAKES 45¢

Northern Tissue TOILET TISSUE 3 ROLLS 25¢

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OPEN THURSDAY & FRIDAY 'TIL 9 P.M.

CLOSED SUNDAY AS USUAL

All prices in this ad effective thru Saturday, Oct. 17th

**A&P Super Markets**

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## SPEAKING for the Record

by BILL SLIGER

October 15-21 is National Newspaper Week, which this year has as its theme "Freedom's Textbook".

Freedom of the press is guaranteed under our Constitution and is therefore taken for granted by the average individual.

Often those who might violate this important right do so unwittingly — or, at least, do not think it is important enough to matter. Editors the world over are particularly sensitive about this matter of a free press. Anything that smacks of "closed doors" is certain to bring an outcry.

At the local level of the weekly newspaper it is as important as at the national, wire-service level to provide readers with an accurate account of the news.

This is not always easy.

It is my belief that the key words to a "free" press at the community level are "understanding" and "confidence".

A newspaper worth its salt does not want to be considered a "publicity organ" for any governmental body. Neither does it want to adopt the inquiring attitude of "what's wrong here".

Rather, the newspaper reporter wants free access to the information which is rightfully his — to report to the public in a clear, accurate manner.

Officials — dealing with community problems and funds — must accept the fact that their every move is public information and that their actions can be both praise-worthy and embarrassing.

The newspaper must take into account every detail which determines the course of action and report it clearly enough so the reader may understand the problems and reasons leading to a decision.

To do this a reporter must know the facts. He can learn these only by being exposed to ALL discussions leading to the final decisions of public bodies.

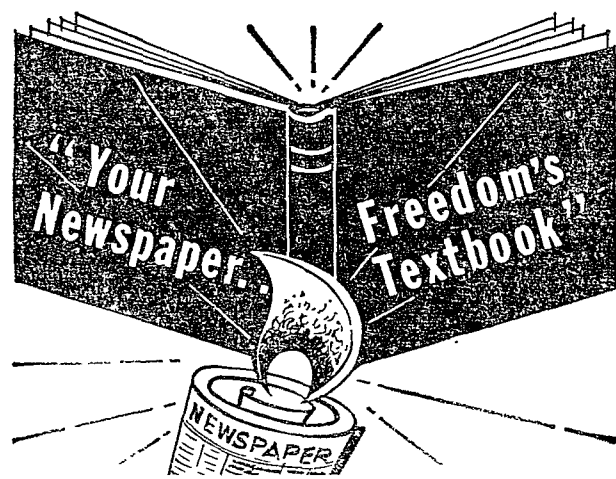
This is why public officials must "understand" the press and then have the "confidence" to trust its treatment of the news.

It is not the responsibility — or the right — of public officials, police, or what-have-you to decide whether or not the newspaper should have access to a story. The responsibility lies with the newspaper to determine the manner in which a story should be handled and to have the good sense to know when a "leak" might prove detrimental to the welfare of the community.

While it would not be accurate reporting to state that we have never been confronted with these problems in securing the news for our area, it would be less truthful to suggest that it is a common occurrence.

On the contrary, The Record and Novi News have enjoyed exceptional relationship with officials of our area.

But like all editors and reporters, we are constantly aware of the danger. And I do not believe that once a year is too often to remind our readers.



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## NOTICE

### APPLICATIONS FOR PUBLIC SAFETY OFFICER (AS POLICE OFFICER) for the VILLAGE OF NOVI, MICHIGAN

Applications are being accepted for the position of Public Safety Officer in the Village of Novi, to establish an eligibility list of qualified applicants.

Successful applicants must qualify as to their ability to readily understand and follow both written and oral instructions, mental alertness, mechanical aptitude, powers of observation and good judgment in emergencies. Oral and written examinations will be required of all applicants who comply with the following requirements:

Physical qualifications, include height and weight as follows:

HEIGHT	WEIGHT		CHEST MOBILITY
	MINIMUM	MAXIMUM	INCHES
5 ft. 10 in. to 5 ft. 11 in.	160	195	3½
5 ft. 11 in. to 6 ft.	165	210	3½
6 ft. to 6 ft. 1 in.	170	215	3½
6 ft. 1 in. to 6 ft. 3 in.	175	220	3½
6 ft. 3 in. to 6 ft. 6 in.	180	230	3½

Education Requirements: High School graduation or equivalent. No applications will be received if the person applying at the date of his application is less than 23 years of age, or shall have reached the age of 34 years.

Applicants must be citizens of the United States, birth certificate must be attached to the application and original discharge papers must be presented at the time application is filed.

Application blanks are now available at the office of the Village Clerk in the Village Hall, 25850 Novi Road, Novi, Michigan, telephone Fieldbrook 9-2444.

MARY WALLACE, Village Clerk

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## Roger Babson

### Trends in Europe

West Germany — I have been in Europe only two weeks; but I am astonished at the trend everywhere toward more social equality.

(1) **CHEAP POWER.** One of the exceptions to the general price rise is the cost of power. Profound changes in power production and distribution are being planned. It is not yet certain whether atomic energy or the sun's rays, or gravity, will be the chief source to make inexpensive power. When the scientists here refer to "sun rays", they have in mind "electric rays" not "heat rays".

(2) **TRADE AND AUTOMATION.** Central Europe is undergoing its biggest industrial transformation in history; it will become an effective mass producer by the mid-1960's, spurred on by Russia, it may be able to market its products all over the world at prices we cannot match. Germans believe our high cost of labor will price us out of competition in many lines.

(3) **INDUSTRIAL GROWTH.** These trends necessarily imply the birth of countless new industries. Firms engaged in atomic development, electronics, and new synthetic materials, which will do jobs better and cheaper, will be the leaders of the coming era. Some of today's big U.S. corporations already see the handwriting on the wall and are building plants here. Germany convinces me that the degree of change in both products and methods of production will be more radical in the next 20 years than in the entire past century.

(4) **NEW PRODUCTS OF THE FUTURE.** If World War II is avoided, Russian and Central European science will be able to produce synthetically in the next quarter century almost any product that the human mind can now envision. Family autos will be powered either electrically or by a fuel cell which combines free oxygen and hydrogen. Ocean and air travel between all countries will be very cheap and will be encouraged by the United Nations.

(5) **CHANGES IN THE HOME.** Atomic irradiation will have taken the place of refrigeration. Electronic home and restaurant cooking will be almost instantaneous. Everyday meals will be served on plastic throw away dinnerware. Washing of clothes, kitchen utensils, and silverware as well as certain industrial cleaning jobs will be done by "sound waves" in waterless washers. Most homes will be dust and germ-free, and will be heated and air conditioned evenly and inexpensively. Some apparel — socks, underwear, and dress shirts — are now being designed for 1-time use.

(6) **NEW TV AND RADIO-PHOTOS.** Favorite TV programs are being picked up by using timing devices and stored on video tape for viewing at the individual's leisure. Great Britain is already planning for TV broadcasting in color, and which may be 3-dimensional. A small pocket radio telephone can be used for ordinary communication. Facsimile will provide householders with too news stories as fast as radio. The photo-telephone will be widely used for shopping from the home and will serve for "synthetic" social calling. Radio telephones in cars will be standard equipment.

(7) **SOCIAL AND ECONOMIC LIFE.** In the next 50 years, most — if not all — of the world's poverty will have been eliminated. Great Britain and most European countries — and perhaps the U.S. — will have seen the socialization of many industries. These governments will surely exercise strict controls over materials allocation, production, distribution, advertising, profit margins, speculation and credit. Taxes will be more confiscatory. Capital gains and inheritance are being taxed at a higher rate than ordinary income. Private property and the right to wealth will still be respected, but all governments will have much greater power to supervise its use. This will probably mean a move away from free enterprise toward "cradle-to-grave" security for all, following Russia's example.

(8) **CITY vs. SUBURBAN GROWTH.** Closed-circuit TV inspection of streets, alleys, building and hotel corridors, schools and other public spaces should reduce crime. Urban areas will be undergoing redevelopment to provide more office space, wholesale trade centers, limited in-town housing, and entertainment. Retailing will mostly have moved to outlying areas with more one-stop shopping centers. City limits will extend 15-30 miles from present metropolitan limits.

(9) **GERMAN POPULATION and ECONOMIC GROWTH.** The phenomenal rise of the German economy since World War II, from the rubble of near obliteration, is proof of the economic power and potential of this country. In the past decade, Germany's output has more than doubled and its Gross National Product almost tripled. This year, however, the great post-war boom appears to be leveling off. Although the major force of the economic explosion brought on by the reconstruction of Europe may now be over, the European economy should continue to grow with a greater concentration on world markets. Already in the past decade Germany's value of exports has increased 4-fold.

## Michigan Mirror

### Romney, Bagwell: Same Goal, Different Means

A BETTER MICHIGAN is the goal of two movements headed by Paul D. Bagwell and George Romney. They are approaching the goal from different directions.

Romney, American Motors president, has organized a Citizens for Michigan movement which he said is a "non-partisan alliance of individuals pledged to study and inform themselves on state problems and to provide a unifying force for effective political action."

Bagwell, the Republican candidate for governor in 1958, has laid groundwork for a strictly partisan citizens study "to provide our political party with the best thinking that can be brought to bear on state and local governmental problems."

Michigan's needs will be studied by both Bagwell and Romney.

Bagwell says citizen participation in politics is the key to building Michigan. Romney says citizens must avoid blind partisanship.

But the two are closer together in thinking than either will admit publicly.

Bagwell can be expected to embrace some of the recommendations of the Romney group, especially the expected push for a Constitutional Convention. And Romney, once his recommendations are in, can be expected to nod to the politicians, acknowledging that they will cast the votes.

What happens to Bagwell and Romney after the citizens complete their studies? Will they seek to carry out the recommendations by running for governor?

Both were asked.

"I don't know," said Bagwell.

Romney said he wouldn't accept if nominated by either party and wouldn't run if drafted.

**SAFE DRIVER** bonus plans are offered by 200 auto insurance companies in Michigan. Some drivers qualify for discounts up to 30 percent.

The basic idea is that accident-free drivers should not be penalized for the carelessness of the bad risks.

There is considerable debate in insurance circles on the merits of the idea. One moving violation could wipe out the discount.

Automation reduction does not come to the good driver. A point to remember is that the rate does not depend on who owns the car so much as who drives it. The rate is automatically lowered for teenagers.

State Insurance Commissioner, Frank Blackford, said the plan should help make parents more concerned about the driving record of the entire family.

The big push is on for highway

safety. The new insurance program is but one development that has focused attention on driving records.

Secretary of State, James M. Hare, has started a series of clinics for careless drivers. He's giving increasing emphasis to his powers to call in drivers to warn them when they get about 10 points, based on the system of charging points for violations.

And State Police Commissioner, Joseph A. Childs, warns the last three months of the year are critical ones for motorists. Hopes for bettering last year's highway safety record are fading.

**THE ROLE** of roads in Michigan's social, economic and business life was featured in early October. The state celebrated Michigan Highway week, the first observance of its

kind held anywhere in the nation, according to its sponsors.

The Michigan Good Roads Federation and the Michigan Highway Users Conference joined in sponsorship.

"Roads are the life's breath of our economy," said J. Carl McMonagle, State Highway Week chairman.

A sobering thought about Michigan's highway program was offered by widely-quoted by both parties) Upjohn Institute report on the state's potentials and problems.

The report said Michigan has highway needs "evident even to the casual motorist."

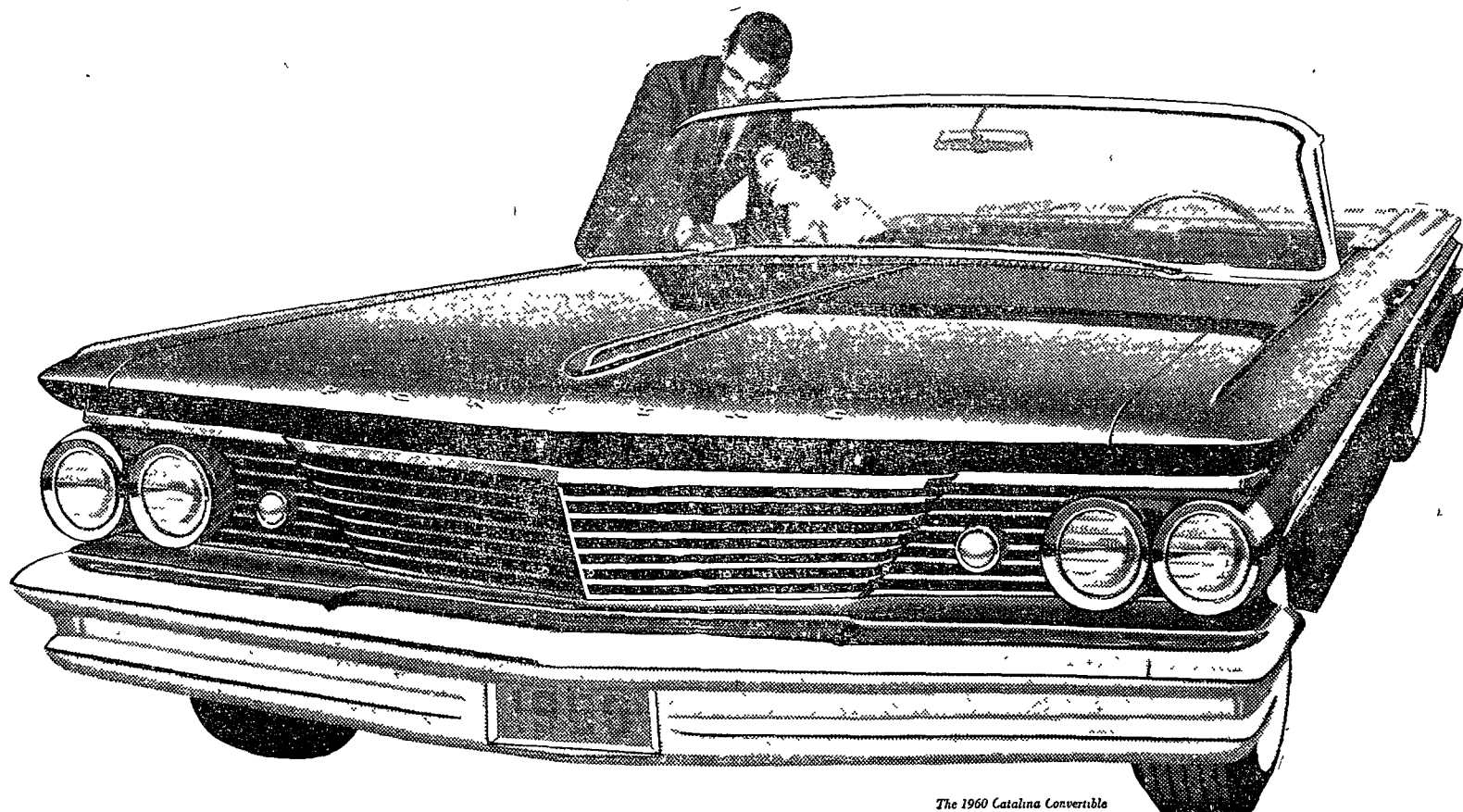
Good feeder lines from Michigan cities to the Indiana Toll Road are among the priority needs, the report said.

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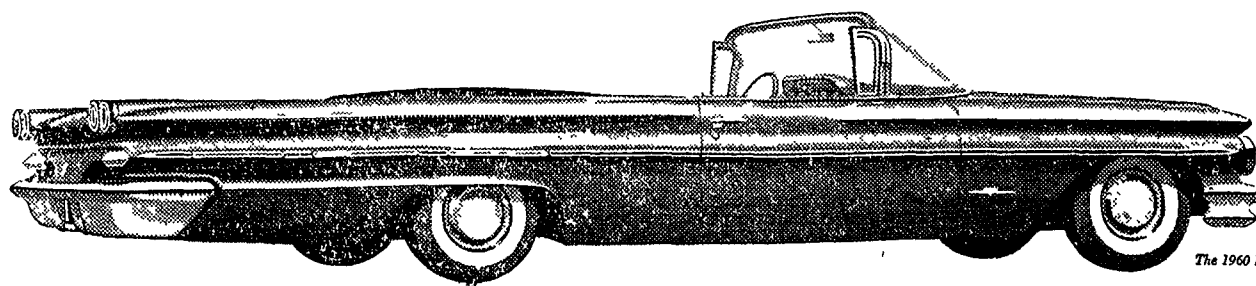
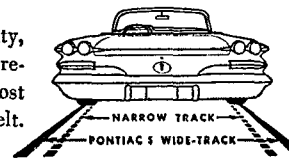
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