



TALLMADGE CHARTER TOWNSHIP

Ottawa County

O-1451 Leonard Street, Grand Rapids, Michigan, 49534

ZONING MAP OR TEXT AMENDMENT APPLICATION

REQUEST FEE: \$1,500.00

+\$5,000 minimum escrow (Please make separate check)

PROCEDURE:

Name of Applicant: Carol L. Vriesema trustee for the Jessie Zemaitis Trust

Address of Applicant: 10116 Linden Drive N.W.
Grand Rapids, Michigan 49534

Email: NONE Telephone: 616 677-1708

Property Location: Section 33 Parcel Number 70-10-33-100-007

Name of Owners: Jessie Zemaitis Trust

Address of Owners: 10116 LINDEN DR. N.W. G.R. Mich 49534

Email: NONE Telephone: 616 677-1708

Permanent Parcel Number: 70-10-33-100-007

Legal Description: Parcel G Liber 607 page 370 Start 407.58' By 920.75' by 1,036.61' by 1415.72' to start point

Parcel Size: Acres 10.945' Current Zoning: RP Requested Zoning: R1

Point of Contact Name(POC)*: Carol L. Vriesema Trustee

*Point of Contact shall be the only person contacted by the township regarding the application

POC Telephone: 616 677-1708 POC Email: NONE

I agree to authorize members of the Planning Commission and representatives from the Zoning or Building Department to enter my property in order to review the particulars of my request.

1-22-2026

Date

Carol L Vriesema trustee
Applicant's Signature
for the Jessie Zemaitis Trust

REQUIRED MATERIALS:

SECTION 22.02. AMENDMENT PETITION PROCEDURE. All petitions for amendment to this Ordinance shall be in writing, signed, and filed in triplicate with the Zoning Administrator for presentation to the Planning Commission. Such petitions shall include the following:

- (b) The nature and effect of the proposed amendment;

The family would like to split this 10.945 Acres into 3-1 acre Parcel and 1-7.945 Acres. The 3-1 acre Parcel to build on. Because 3 kids DION'T get their lot AND only 4 splits can be done.

- (c) If the proposed amendment would require a change in the Zoning Map, a fully dimensioned map showing;

1. The land which would be affected by the proposed amendment, 70-10-33-100-007
2. A legal description of such land, I have it
3. The present zoning district of the land, RP
4. The zoning district of all abutting lands and, ACROSS LINDEN Small Residential Homes. #9 this side Gravel Pit Apartments
5. All public and private rights-of-ways and easements bounding and intersecting the land to be rezoned. LINDEN DRIVE - Road frontage Along Linden - Between 26th Ave - Luce St & Winanas St.

- (d) The alleged error in the ordinance which would be corrected by the proposed amendment, with a detailed explanation of such alleged error and detailed reason why the proposed amendment will correct the same; (if not applicable, indicate "N/A")

Not - A

- * For a text amendment application, provide the exact text being proposed including any deletions from the current text being proposed.

- (e) The changed or changing conditions in the area or in the Township that make the proposed amendment reasonably necessary to the promotion of the public health, safety, and general welfare;

This would add to ACROSS the street Residents'

- (f) All other circumstances, factors, and reasons which the petitioner offers in support of the proposed amendment.

The family would like to split it.

But don't want to give more than one Acre
We know we can't go under 1 Acre Lots or
Parcel

If pass-2 of the Acre's would be Sold AND A Daughter
would put up a house on it - Her Acre

That would Leave 7.945 Acre's where OR with
the House & Building are No change.

Mainly it would not change the Residential
look of the Neighborhood. It would match the
homes on the West Side of Linden Drive or Road.
those Parcel's ARE Smaller. Across Linden from
This Property is 7 Homes But Between Luce AND
winna's streets there is another 6 Homes.

Also the gravel Pits. AND Apartment Building

Also this land was tested for Drainage AND
Water from OTTAWA County

LIBER 3311 PG 816

RECORDED

2001 DEC 21 PM 12:02


REGISTER OF DEEDS
OTTAWA COUNTY, MI

QUIT-CLAIM DEED

THE GRANTORS, JESSIE ZEMAITIS and CAROL J. VRIESEMA, whose address is 10116 Linden Drive, N.W., Grand Rapids, Michigan 49544, QUIT-CLAIM to JESSIE ZEMAITIS, AS TRUSTEE OF THE JESSIE ZEMAITIS TRUST u/t/a DATED JANUARY 22, 1993, AS AMENDED, OR HER SUCCESSORS IN TRUST, whose address is 10116 Linden Drive, N.W., Grand Rapids, Michigan 49544, the following described premises situated in the TOWNSHIP OF TALLMADGE, COUNTY OF OTTAWA and STATE OF MICHIGAN:

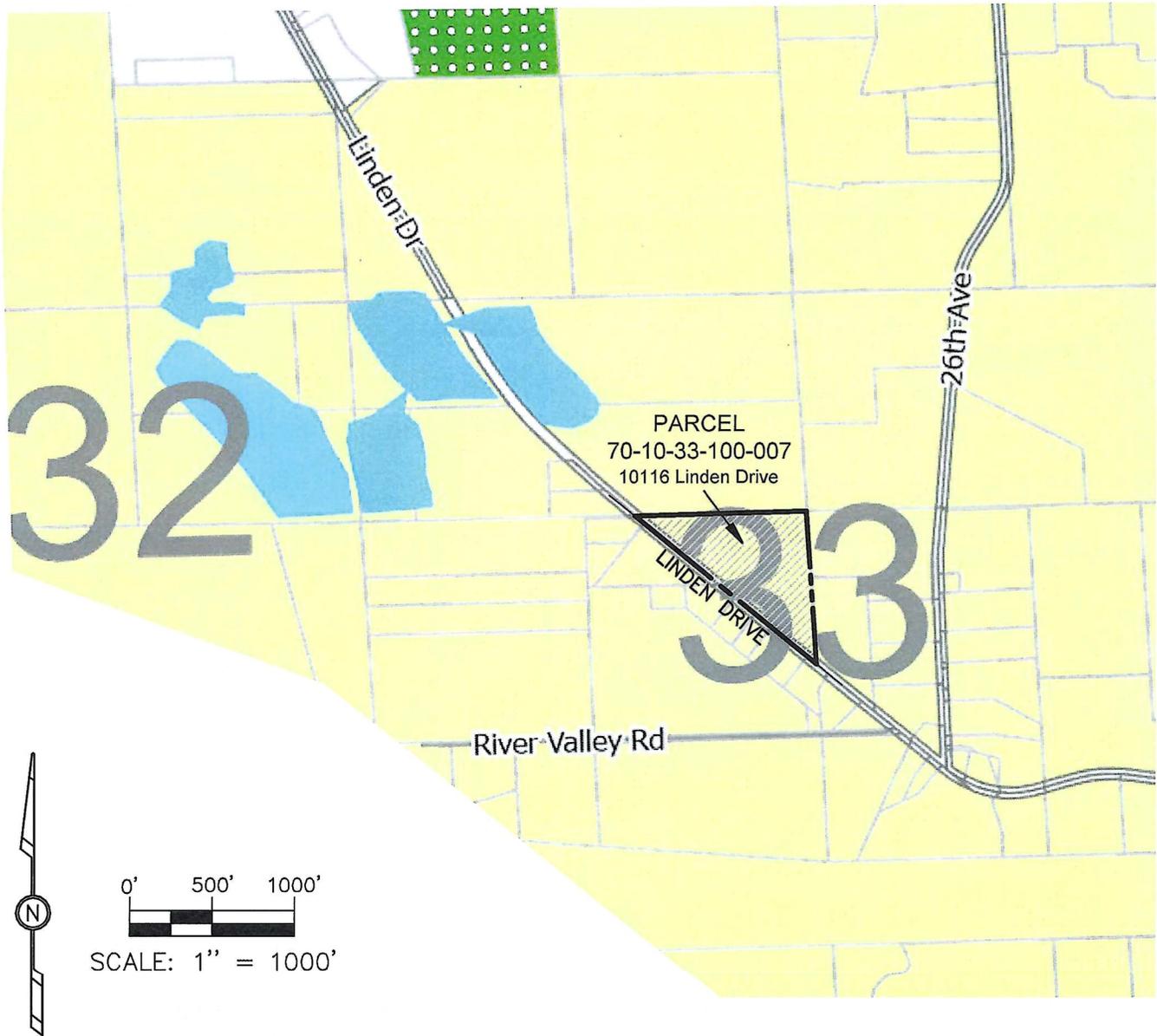
That part of the Southeast one-quarter (SE 1/4) of the Northwest one-quarter (NW 1/4) of Section 33, Town 7 North, Range 13 West, lying Northeasterly of Linden Drive.

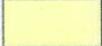
This property may be located within the vicinity of farmland or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

for the sum of One and no/100 (\$1.00) Dollar.

This transaction is not a transfer under Section 27a of Act 415 of the Public Acts of

EXHIBIT OF AREA PROPERTIES



 = Rural Preserve (RP)

Property Description:

(from Quit-Claim Deed, recorded in Liber 3311, page 816)

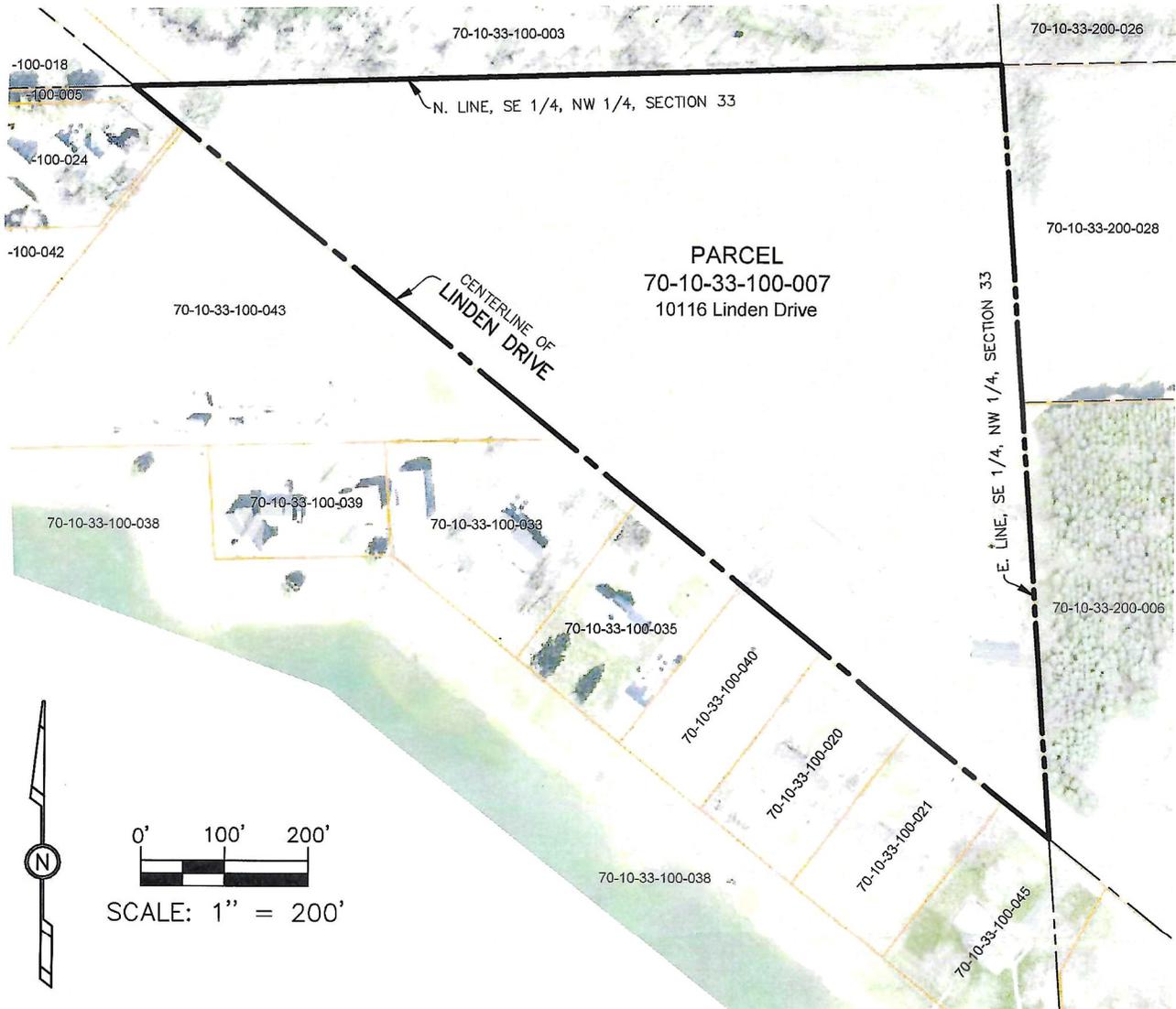
Situated in the Township of Tallmadge, County of Ottawa and State of Michigan:
That part of the Southeast one-quarter (SE 1/4) of the Northwest one-quarter (NW 1/4)
of Section 33, Town 7 North, Range 13 West, lying Northeasterly of Linden Drive.

commonly known as: 10116 Linden Drive, Grand Rapids, Michigan 49534
tax parcel no.: 70-10-33-100-007

Note: map backdrop is from:
Tallmadge Township Zoning Map
dated: 12/18/2025

Prepared by:
Exxel Engineering, Inc.
5252 Clyde Park Avenue, SW RE: Jessie Zemaitis Trust
Grand Rapids, MI 49509 S261002 01/14/2026 kv
\\FS01\Public\Projects\2026\261002\Drawings\261002.dwg-AREA-kvie

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