

Canton Approves Condo Site Plan – article from condoforsell.com

In a boost to Canton's housing market, Southfield-based Boji Development, Inc., has received final site plan approval from township officials to build 52 single-family, age-restricted, detached condominiums southeast of Geddes and Denton roads.

Project manager Beth Boji Kelly is hopeful construction of a model home can begin within two to three weeks, with the first residents potentially moving to the Crystal Village at Denton neighborhood by early next year.

Boji Development has targeted the site condominiums for people age 55 and over after hiring a consulting firm that recommended an age-restricted community after studying the area's demographics.

"Surprisingly, there is an unmet demand for this age group," Kelly said Tuesday evening, after the Canton Township Board of Trustees gave final site plan approval to Crystal Village.

The project includes a 2,900-square-foot community building and 52 ranch-style condos that residents can access from Denton Road after Hawksburry Street is extended to provide an entrance. Starting prices for the new homes are expected around \$170,000, Kelly said.

The project signals a change from the company's earlier plans to build another round of higher-density, attached condos on the site, southwest of the older Ravensfield development where 15 buildings containing 75 residences already has been built.

Crystal Village homes are expected to range from 1,475-1,650 square feet. Township Supervisor Phil LaJoy said Tuesday the revised site plan arose because detached — or site — condos have become "more viable in today's housing market."

The supportive vote by the township board came after a similar nod of approval from the Canton Planning Commission.

Kelly indicated Boji Development intends to move quickly on the project following Tuesday's vote.

"I'm hoping really within two to three weeks I can start the model," she said.

LaJoy and other local officials have said Canton remains a desirable place for new residents due to its comparatively low crime rate and its reputation for top-tier services such as parks and recreation facilities.

At a time when many metro Detroit communities lost residents, Canton's population spiked by 18.1 percent to 90,173 people in totals reported during the last U.S. Census.

In other action Tuesday, the township board:

Agreed to spend \$23,827 to buy a new Ford Taurus police interceptor vehicle after an older car was struck from behind in August, causing significant damage to a car that already had 101,915 miles.

Approved a resolution declaring October as Chamber of Commerce month, noting the contributions the Canton chamber makes to the local business community.