

6779 Enterprise Drive, Douglas, MI. 49406

7,800 sq foot finished goods storage addition

Project Narrative

Objective

Enterprise Hinge Inc. has been on site since 1980. Our business has changed several times to remain viable over the last 40 years at this location. We now find ourselves in need of additional indoor storage space for our finished goods, and raw materials.

Details of business and use of addition.

-Manufacturer of metal continuous and butt hinges established 1946. Moved to Douglas in 1975. Built new facility on enterprise drive in 1980.

-Enterprise Hinge Inc. currently has 7 employees and is not anticipated to increase this number as a direct result of this addition. We only operate 1st shift and do not anticipate this to change.

-New addition is intended to have indoor storage of our finished goods and raw materials consisting of, Steel, Aluminum, stainless steel coils and wire.

-We have no intention of additional metal stamping equipment in the new addition.

-This addition will allow us hold more raw materials/finished goods on hand effectively reducing the amount of traffic from LTL carriers on our road. Impact on traffic, schools, and utilities will be minimal as this is only used for storage. Building will have separate single phase electric service with all LED lighting.

-Additional trees will be planted on the north side of the addition to provide green cover for our residential neighbors to the north.

-there will be no additional signage

-We do plan to hook up to city water but usage will be very minimal.

-Building height for the addition will match the current Building at 28' 7" from the floor to the peak of the roof. This is noted on the prints on the left side of the first print.

-Only new lighting will be above the overhead door and service door. Both down facing and intended to have minimal impact on light pollution.

-lot coverage after addition would be 36.75%

-Timeline. The hope is to have this addition completed before the end of 2025.