

Lakeside Neighborhood Master Plan Projects

Support efforts to redevelop the former paper mill site with residential, commercial and recreational uses.

Continuing the partnership between the City of Muskegon and the private owners of the former paper mill site will ensure that a development that benefits the Lakeside neighborhood and the city as a whole.

Promote the small business districts along Sherman Blvd with streetscape improvements and expansion of zoning designations that allow for business uses.

Mixed commercial and residential land uses on Sherman at McCracken and at Lincoln are not conducive to business expansion. A flexible zoning designation that allows for residential, commercial, or mixed use development would suit this area, and a unified approach with the City of Norton Shores would encourage a similar approach on the south side of Sherman Boulevard.

Enhance public amenities near Seyferth Park/Lakeside Cemetery/Bunker School.

Centrally-located in the neighborhood, this cluster of civic and recreational uses could benefit from additional public realm amenities such as lighting, benches, sidewalk connections, and improved crosswalks.

Enhance connections to Glenside through public easement improvements and redevelopment of 1745 Greenwood Street.

Underground infrastructure in the public easement from Greenwood to Sherman prohibits the southerly extension of Greenwood. A footpath already connecting the neighborhood to Sherman could be improved. The undevelopable land to the north could be used as additional public space like a community garden or an extension of the natural space near the wetlands.

What is a Master Plan?

The City of Muskegon Master Plan is designed to be a guide and strategy for future land use. It is intended for use by decision makers during the process of making choices between varied and often competing interests. The Master Plan:

- Serves as the basis for the City's various zoning districts
- Addresses land use & infrastructure issues; may project 20+ years into the future
- Working tool for planning-related recommendations and decisions by the Planning Commission
- Reviewed at least every 5 years, often incorporating standalone plans. Recent plans adopted as updates include:
 - 1999 Waterfront Redevelopment Plan
 - 2003 Imagine Muskegon Plan
 - 2008 Downtown & Lakeshore Redevelopment Plan
 - 2015 Downtown Parking Strategy
 - 2017 Imagine Muskegon Lake Plan
- The Master Plan defines the vision for the future, but is not a binding contract
- Changes to land use policy (e.g. zoning) determine the outcome
- The development patterns of the city are reflective of the land use policies in place (these have changed over time)
- Future changes will guide direction of future development.

Master Plan → City Policy → Development

Citywide Goals for Housing & Neighborhoods

Create a policy framework to provide housing choice within all neighborhoods.

Infill vacant residential lots with new housing options.

Create walkable neighborhood centers within a short distance of all residents.

New development that provides public amenities to all residents.

Encourage participation in neighborhood associations to create strong neighborhoods with invested residents empowered to address their common needs.

Reduce blight, dumping, and other negative external effects on neighborhoods.

Create linkages to parks and waterfront.

Strive to protect existing neighborhood residents from displacement as well as the cultural practices of diverse groups within the same space.