



DISCOVER *Allegan*

Nestled on the banks of the Kalamazoo River, the charming and historic town of Allegan offers an inland adventure to those visiting and moving to West Michigan.

Allegan is home to the Old Iron Bridge, constructed in 1886, and celebrates its importance to the town with the annual Bridgefest celebration every June, one of many year-round events that draw thousands to the picturesque downtown.

Enjoy yourself along the expansive, award-winning Riverfront of the Kalamazoo River, featuring the 100-person Perrigo Plaza Splash Pad, 20' year-round fireplace, and performance stage. Wander into the heart of the Downtown to find specialty stores and boutiques, a one-screen movie theater, and a selection of breweries, bars, a coffeehouse, and diner.

The City of Allegan has a population of approximately 5,222; a small town, its 390 square mile primary trade area is made up of 43,000 year-round residents with an average annual income of \$71,300. Allegan is centrally located 20 miles northwest of Kalamazoo, 20 miles southeast of Holland, and 40 miles southwest of Grand Rapids.

Allegan's history is tied to industry and manufacturing, and its largest private sector employer today is the Perrigo Company, a pharmaceutical manufacturer.

In addition to industry, Allegan is the Allegan County seat, and its revitalized riverfront area and burgeoning downtown attracts locals and tourists seeking recreation and entertainment.

The City of Allegan is a full-service city, with its own hospital, 24-hour police, fire, and emergency service coverage, and its own state of the art drinking water and water resource recovery plants.

In education, the city is home to Allegan Public Schools, a school system committed to excellence both in and out of the classroom and part of the larger Allegan Area Educational Service Agency that offers education programs from Early Childhood to the Allegan County Area Technical & Education Center to Allegan Online and Adult Education.



LEARN MORE AT:
cityofallegan.org



Things to Do

EVENTS & ATTRACTIONS

Allegan Antiques Market - Antiques Magazine rates the Allegan Antiques Market as "One of the Ten Best Shows in America," known for a large diversity of over 400 vendors, delivering shoppers "Michigan's finest antique show." The show, located at the Allegan County Fairgrounds just outside of Downtown Allegan, is Michigan's largest antique show, and occurs on the last Sunday of every month, April through September.

Allegan County Fair - USA Today named the Allegan County Fair "The Most Popular County Fair in Michigan" and for good reason! Drawing over 250,000 visitors during its week-long run, the Allegan County Fair has continued since 1852 to feature livestock, food, attractions, and nationally touring entertainment across 115 acres, making it one of the largest county fairs in the state, with one of the largest parades to match.

Allegan County Old Jail Museum - Located in Downtown Allegan, this museum was the Allegan County jail and sheriff's residence from 1906-1963. Featuring over 10,000 Allegan County artifacts, the free museum is also home to the Allegan County Historical Society.

Allegan District Library - The newly renovated and expanded Carnegie Library was originally built in 1913, nestled along the banks of the Kalamazoo River. Featuring an expansive collection of reading material and multimedia, as well as state of the art technology, the ADL aims to inspire and empower the community with knowledge, information, and a wealth of resources.



Bridgefest - Bridgefest is a community festival that has been celebrating Allegan's Old Iron Bridge and the start of summer since the mid-1980s. The all-day event features activities for kids and adults, music and entertainment, food and beverages, fireworks, and more on the second Saturday of June.

Festive Fridays - Making spirits bright in Downtown Allegan! Extended shopping hours, free movies at the Regent Theatre, horse drawn wagon rides, visits with Santa, and more every Friday in December before Christmas.

July 3 Jubilee - This patriotic festival features a parade, food, live music, fireworks, and more on the 3rd of July.

NYE! New Year's Eve Celebration - Allegan boasts Michigan's largest New Year's Eve ball drop, featuring food trucks, hot drinks, alcoholic beverages, massive fire pits, glow-in-the-dark ziplining over the Kalamazoo River, live music, and fireworks at the stroke of midnight. Ring in the New Year with this one-of-a-kind outdoor event!



Rollin' on the River - Start every weekend of summer with a food truck, cold drinks, and live music on the Riverfront! Rollin' on the River is a free, weekly Friday night concert series on the Allegan Riverfront Stage featuring touring musicians from across the country.

Social District - Enjoy adult beverages in approved containers purchased from licensed establishments throughout the social district boundary in Downtown Allegan every day from 7am-1am as participating establishments are open.



Explore

ADVENTURE AWAITS



Whet your appetite for adventure in Allegan! Take on the Allegan Mountain Bike & Hiking Trail, grind a rail at the skate park or toss discs at the executive disc golf course at Jaycee Park. Try your swing at the public pickleball courts, canoe or kayak the Kalamazoo, or shred some powder at Bittersweet Ski Resort.



Allegan Mountain Bike & Hiking Trail – Ride the rustic 3.5-mile mountain bike trail through a ravine on the outskirts of the city limits, past creeks, under tree cover, and across Michigan’s longest mountain bike bridge.



Allegan State Game Area - nearly 50,000 acres of family fun. This wooded haven features two campgrounds with over 20 miles of hiking trails as well as canoe routes. The State Game Area also offers the Allegan County Equestrian Trail System: a 60-mile network of trails designated for equestrian use.



Bittersweet Ski Resort - Bittersweet is located in the scenic Kalamazoo River Valley, Southwest Michigan’s premier ski area.

Dumont Lake Park - Located on the northeast shore of Dumont Lake, is 18.6 acres in size and the perfect place for picnicking, swimming or fishing. It has 550 feet of beach, picnic tables, grills, a pavilion, playground equipment, and modern restroom facilities.

Kalamazoo River – Winding over 130 miles, the river has two ADA accessible launches located within the city limits, one on the Riverfront and a second at Jaycee Park.

Lake Allegan - Ideal for boating, fishing, and swimming outside of the city limits!

Littlejohn Lake County Park - Located just three miles southwest of the City of Allegan, 113 acres of mostly wooded natural public land includes picnic tables, grills, a playground, a nature trail, horseshoe and volleyball pits, softball fields, and a large wooden pavilion with electricity, accompanied by a swimming beach with an ADA accessible walkway.

TriPonds Family Camp Resort – TriPonds offers excellence in family camping. Enjoy 90 acres of spacious sites, cabins, cottages, hiking trails, peaceful ponds, a pool, miniature golf, and more.

Wild West Ranch - Beautiful scenic trails surrounded by woods. Horses available for all types of riders, from the young or beginner to the experienced rider.

Arts & Entertainment

The Allegan arts scene strives to stimulate interest and participation in the arts, offering summer camps for children, county-wide high school arts scholarship programs, adult activities and events in literary, dramatic, musical and visual arts.

The Allegan Area Arts Council strives to initiate and stimulate interest and participation in the arts for the Allegan area by promoting all artistic endeavors, including emphasis on music, drama and literature, improving and expanding its scholarship program that serves all county high school band, choral, art and literature students, and more.



The Allegan Community Players are the oldest community theater group in the state of Michigan. They are dedicated to producing quality entertainment with year-round live performances. They call the Griswold Auditorium home.

The Griswold Auditorium is a historic performance venue and event center built in 1929 through a \$100,000 bequest from lumber baroness and Allegan businesswoman, Marilla Griswold. Her dream was to provide a place for the Allegan community to come together, experience a variety of entertainment and most of all, enjoy themselves. The 600-seat auditorium, with a stage lit up under the words of William Shakespeare, "All The World's A Stage," looks much the same as it did in 1929, but upgraded to include top of the line light, sound, and production equipment. However, the historic charm remains intact with the dark wood moldings, open floor plans, and numerous multi-pane windows, reflecting the classic Arts & Crafts or Craftsman style architecture of the period in which the building was erected.



The Regent Theatre is a one-screen, Art Deco movie theater that began showing movies in 1919. It is currently owned by the City of Allegan and features first-run, new release films seven days a week. On the outside, the Regent boasts a glittering neon marquee that has acted as a beacon in historic downtown Allegan since its installation in the 1930s. As you enter the chrome-handled doors into the tiled lobby, you're greeted by the glass-encased ticket booth, complete with a functional, original ticket dispenser. The scent of freshly popped popcorn will guide you to the old-fashioned concession stand where you can purchase quality snacks at a reasonable price. As you watch the movie play on one of the largest independent screens in the state of Michigan, the digital projection and surround sound will provide a quality viewing experience in a historic and chic movie house. Whether a first-time visitor or a lifelong patron, the Regent Theatre offers a unique moviegoing experience that satisfies casual moviegoers and cinephiles alike.

Economy

ENDLESS OPPORTUNITY



Since its beginning, Allegan has been known as a community where an eclectic mix of businesses and industries thrive. Leading the way in manufacturing is the Perrigo Company, which remains as one of the largest employers in West Michigan today. Perrigo is a diverse company to work for, and they employ people of all educational backgrounds. Its presence as the world's largest manufacturer of over-the-counter pharmaceutical products is felt in the region, as well as in Allegan's Highland Industrial Park, where the company has built two of its major facilities.



Along with Perrigo, various other companies have chosen to call the industrial park "home," and these businesses have helped the Industrial Park grow to 100% capacity over the past decade. Outside of the park, other manufacturers serve as assets to the Allegan economy as well, helping to lead the way in job growth in the years to come.



As the county seat of Allegan County, Allegan is more than just a center for manufacturing, it is also a hub for public services. All seven of Allegan Public Schools' buildings are located within a mile of the city limits, and all of Allegan County's facilities are also located throughout the area. Ascension Borgess Allegan continues to be one of the community's largest employers as the area hospital, and various nonprofits in Downtown Allegan provide support services for these three major public entities as well.



Education



PUBLIC K-12

Allegan High School
L.E. White Middle School
Dawson Elementary
Pine Trails Elementary
West Ward Elementary

EARLY EDUCATION

Early Childhood Center

ALTERNATIVE EDUCATION

Adult Education
Allegan Online

TRADE SCHOOLS

Allegan County Area Technical & Educational Center
Michigan Career & Technical Institute

COLLEGES & UNIVERSITIES

(within an hour of Allegan)

Aquinas College
Calvin College
Cooley Law School
Cornerstone University
Central Michigan University - Grand Rapids
Grand Rapids Community College
Grand Valley State University
Hope College
Kalamazoo College
Kendall College of Art and Design
Lake Michigan College - Allegan Campus
Michigan State University - Grand Rapids
Western Michigan University



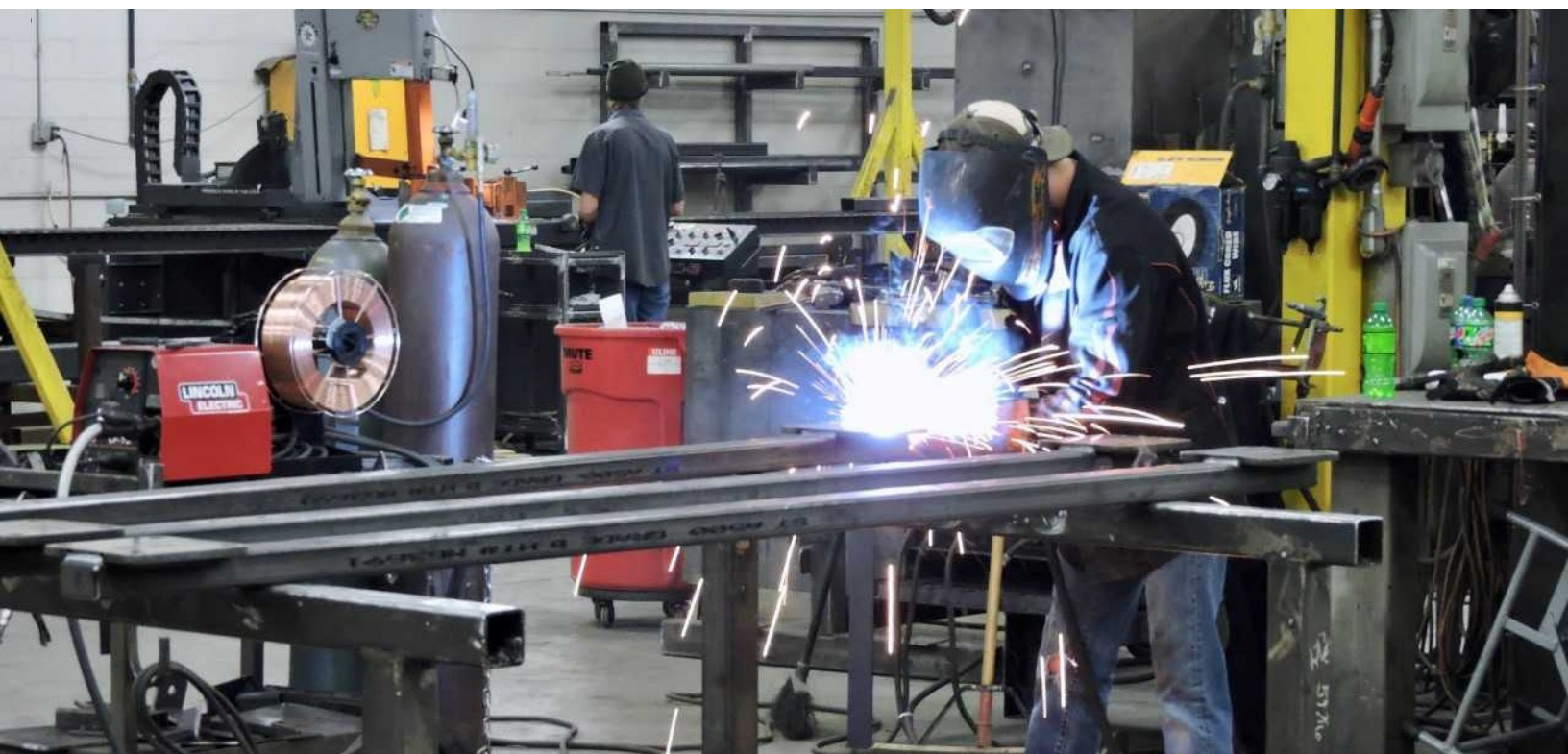
REDEVELOPMENT READY COMMUNITY

Allegan has been certified in the Redevelopment Ready Communities program by the Michigan Economic Development Corporation. The RRC certification recognizes the city's development regulations and processes as up-to-date, clear, and predictable, as determined by a rigorous external assessment.

The City of Allegan and the Michigan Economic Development Corporation are committed to ensure that all available incentives may be leveraged to ensure developers can achieve a quality outcome.

Such incentives include:

- Negotiable land purchase price to ensure support of an excellent development proposal.
- Brownfield assessment grants are available through the county and may provide up to \$10,000 towards preparation of a Baseline Environmental Assessment (BEA), or Phase I and II ESA.
- Brownfield TIF is available through the City of Allegan Economic Development Corporation (EDC)/ Brownfield Redevelopment Authority (BRA) to support remediation, due care, and other activities for any environmental conditions found on the site.
- Allegan's designation as a Core Community gives further flexibility to use the existing brownfield incentives for functionally obsolete sites with no environmental contamination.
- Michigan Community Revitalization Program grants or loans may be available to fill financial gaps. MEDC and the city are committed to partnering with the selected developer to ensure this tool is used effectively.



SERVICE PROVIDERS

GAS:

Michigan Gas Utilities
800-401-6402

ELECTRIC:

Consumers Energy
800-805-0490

SEWER & WATER:

City of Allegan 269-686-1117

TELEPHONE/CABLE/

INTERNET: CHARTER

888-438-2427

FRONTIER COMMUNICATIONS:

269-273-0383

ECONOMIC DEVELOPMENT COORDINATION:

City of Allegan
Joel Dye, City Manager
(269) 673-5511

PUBLIC WORKS:

City of Allegan 269-686-1115

REGIONAL ECONOMIC DEVELOPMENT SERVICES:

Lakeshore Advantage
(616) 772-5226

MICHIGAN ECONOMIC DEVELOPMENT CORPORATION:

Sue DeVries, Community Action Team Specialist
(616) 430-0208

BUILDING INSPECTION SERVICES:

Bret Rietkerk, Professional Code Inspections of MI
(616) 877-2000

ZONING REVIEW SERVICES:

Lori Castello, Professional Code Inspections of MI
(616) 877-2000

HISTORIC PRESERVATION:

Lori Castello, Professional Code Inspections of MI
(616) 877-2000

MICHIGANWORKS:

Michelle Krcatovich, Talent Development Specialist
(269) 686-5079 ex 4176

MICHIGAN ECONOMIC DEVELOPMENT CORPORATION:

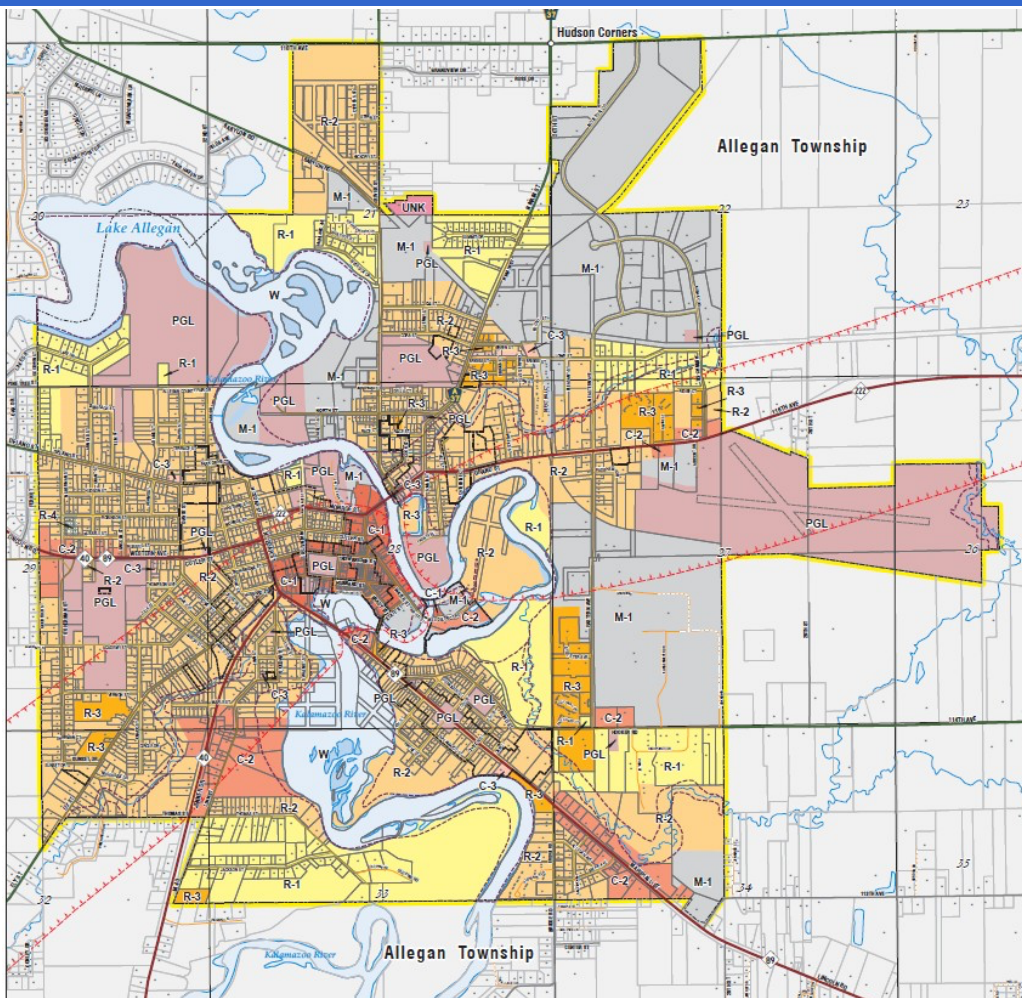
Karen Hinkle, Business Manager (517) 243-2362

ALLEGAN AREA

CHAMBER OF COMMERCE:

Tim Perrigo, Executive Director
(269) 673-2479

CITY ZONING



OFFICIAL ZONING MAP

AS AMENDED THROUGH MAY 13, 2008



1:12,000
1 INCH = 1,000 FEET

ALL ZONING MAPS ARE SUBJECT TO CHANGE. PLEASE CHECK WITH CITY OFFICES FOR UPDATES.

MAP LEGEND

ZONING: CITY OF ALLEGAN

- C-1 CENTRAL BUSINESS DISTRICT
- C-2 GENERAL COMMERCIAL DISTRICT
- C-3 RESTRICTED COMMERCIAL DISTRICT
- M-1 MANUFACTURING DISTRICT
- PGL PUBLIC/GOVERNMENTAL LANDS DISTRICT
- R-1 SINGLE-FAMILY RESIDENTIAL-LOW DENSITY
- R-2 SINGLE-FAMILY RESIDENTIAL-MEDIUM DENSITY
- R-3 MULTI-FAMILY DWELLING UNITS
- R-4 MOBILE HOME RESIDENTIAL DISTRICT
- WATER
- UNKNOWN ZONING

HISTORIC DISTRICTS

WELLHEAD PROTECTION ZONE

APPROXIMATE FLOODZONE BOUNDARY*

*NOTE: SOURCES FROM ORIGINAL FEMA MAP. FLOODING AND INSURANCE MAPS UTILIZING DATA NOT CURRENT AS A RESULT OF CHANGES TO THE LOCATION OF THE BOUNDARIES. THIS BOUNDARY IS CURRENTLY BEING REVIEWED BY FEMA. CHANGING PRECIPITATIONAL DEMANDS THE LOCATION OF THIS BOUNDARY WILL SURELY CHANGE IN THE FUTURE.

THIS IS TO CERTIFY THE ZONING MAP DATED 5/13/2008 TO WHICH THE SIGNATURE IS ATTACHED IS THE OFFICIAL CITY OF ALLEGAN ZONING MAP DEVELOPED PURSUANT TO THE MICHIGAN ZONING ENABLING ACT, BEING ACT 130 OF THE PUBLIC ACTS OF 2006 AS AMENDED AND AS APPROVED BY THE CITY COUNCIL OF THE CITY OF ALLEGAN, WITH THE FOLLOWING REVISIONS:

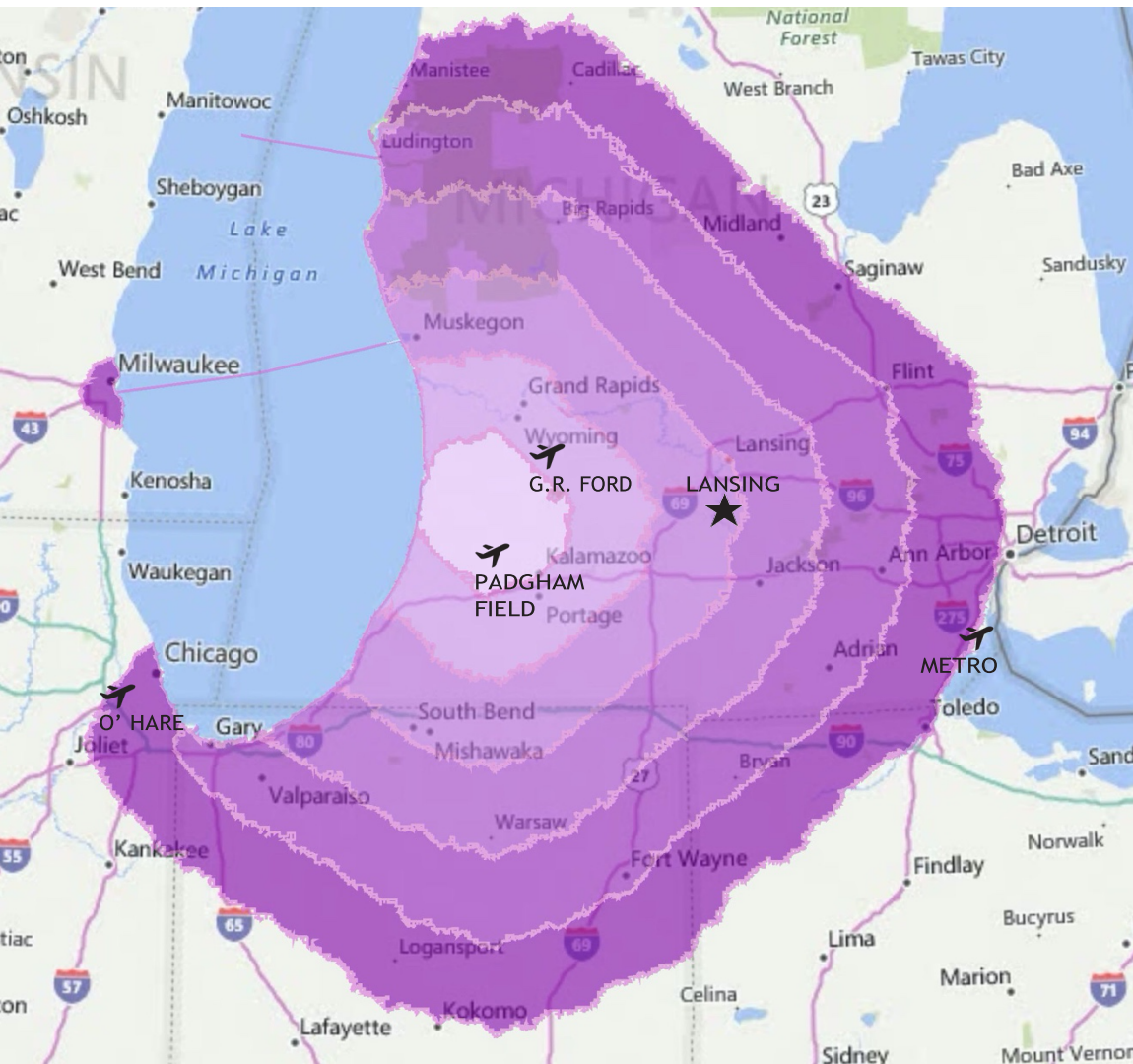
REFNO	SECNO	FROM ZONE	TO ZONE	REVISION DATE

CERTIFIED BY: _____
CLERK OF THE CITY OF ALLEGAN



ALLEGAN COUNTY LAND INFORMATION SERVICES ASSUMES NO LIABILITY FOR RESULTS OR CONCLUSIONS DRAWN FROM THE USE OF THIS DATA. MAP CREATED APRIL 17, 2014.

ACCESS TO MARKETS



NEIGHBORING CITIES & INTERSTATES:

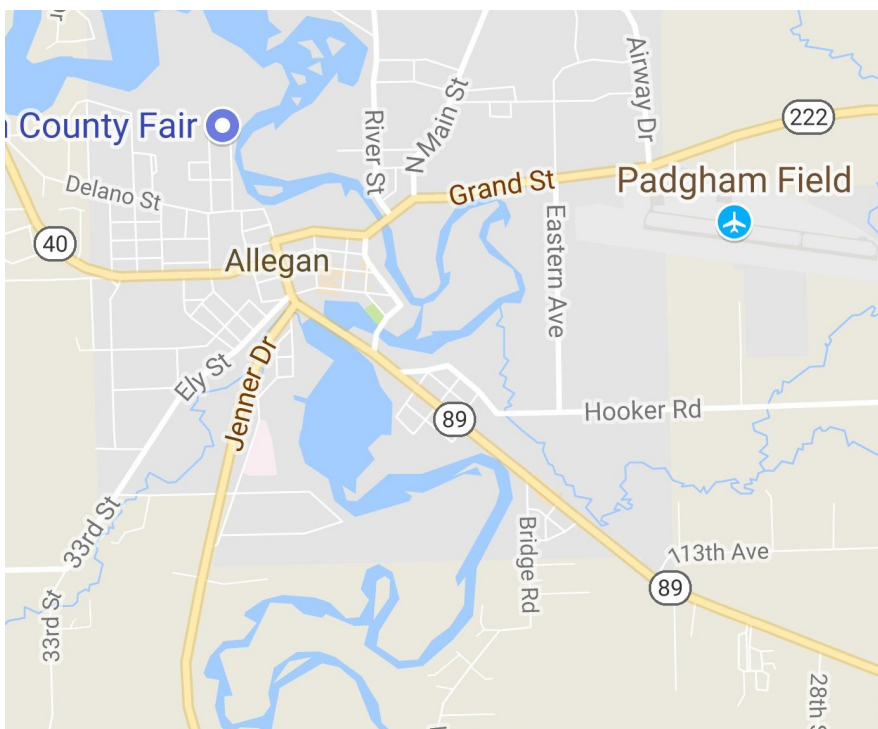
- 10 miles from US131
- 22 miles from I-196
- 23 miles to Holland
- 24 miles from I-94
- 27 miles to Kalamazoo
- 37 miles to Grand Rapids
- 79 miles to Lansing
- 25 miles to the Lake Michigan Shoreline

AIRPORTS:

- Padgham Field, Allegan
- G.R. Ford Intl. Airport, Grand Rapids
- Detroit Metropolitan Airport, Detroit
- O' Hare International Airport, Chicago

SHIPPING:

- 1 Day USPS to SW MI
- 2 Day USPS to SE MI, IN, IL & OH
- LTL Accesspoints
- Air Freight Access



PADGHAM FIELD

The City of Allegan maintains this general utility airport licensed by the Michigan Aeronautics Commission.

The main runway 11/29 is 4,300 feet x 75 feet. The runway is paved and includes a parallel paved taxiway. Runway 11/29 is plowed during the winter months. The crosswind turf runway 15/33 is 1,830 feet x 150 feet with a displaced threshold of 530 feet on the 15 ends. This runway is not maintained in the winter months.

24-hour credit card access fuel (100 LL) is provided at the Airport.