

Independence Twp

A community you can LIVE in!

Independence Township can be characterized as a growing residential community situated in a rural atmosphere. Surrounded by thousands of acres of rolling hills, lakes, woodlands, farms, quiet country roads and marshes, the area is a rustic hideaway. Located along the I-75 corridor between Pontiac and Flint, containing headwaters for the Clinton River, the Township of Independence has proven to be a very desirable place to live. Shopping centers and professional services have sprung up along the main thoroughfares to provide all the local conveniences. Condos, apartments and single-family homes sit along side old farm houses, some having been converted into country estates. Large farms exist though few are functional any longer. Listed in the Michigan National Features Inventory are the extant buildings of the old Henry Ford farm used for testing tractors. Independence Oaks County Park, DTE outdoor music theatre, the Pine Knob ski area and other extensive public recreation opportunities.

Local Government

Supervisor

David Wagner (248) 625-5111

Planning Zoning & Building Director

David Belcher (248) 625-8111

Clerk

Shelagh VanderVeen (245) 625-5111

www.twp.independence.mi.us/

Private Schools

Clarkston Christian, Everest Academy, Planet Kids, Montessori School of Clarkston, Lil Peoples Place

Public School Enrollment

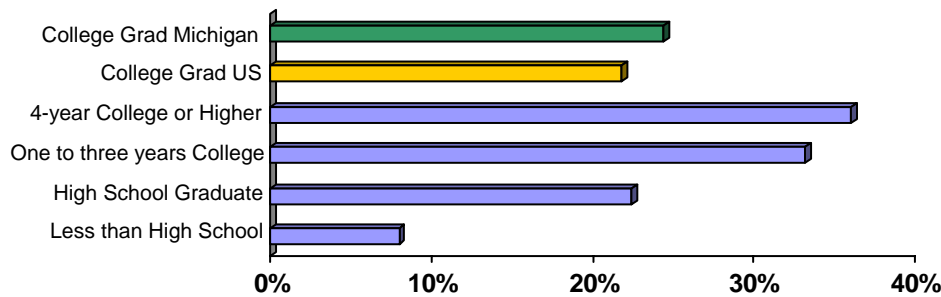
Does not include public school academies

School District	Year	Enrollment
Clarkston	2007	8,109
Lake Orion	2007	7,890
Waterford	2007	11,572

2007 Tax Rates

School District	Homestead	Non Homestead
Clarkston	\$29.49	\$47.49
Lake Orion	\$29.98	\$47.98
Waterford	\$26.16	\$44.16

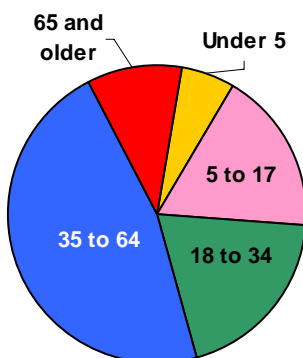
Educational Attainment of People Over 25 Years of Age



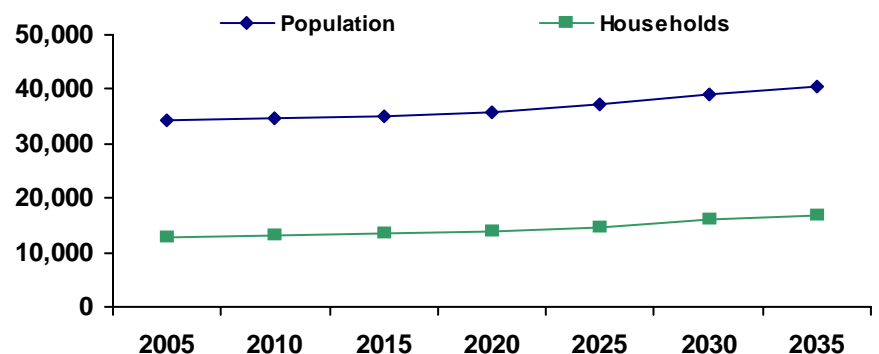
Colleges and Universities

Lawrence Technological University- Oakland Tech Center

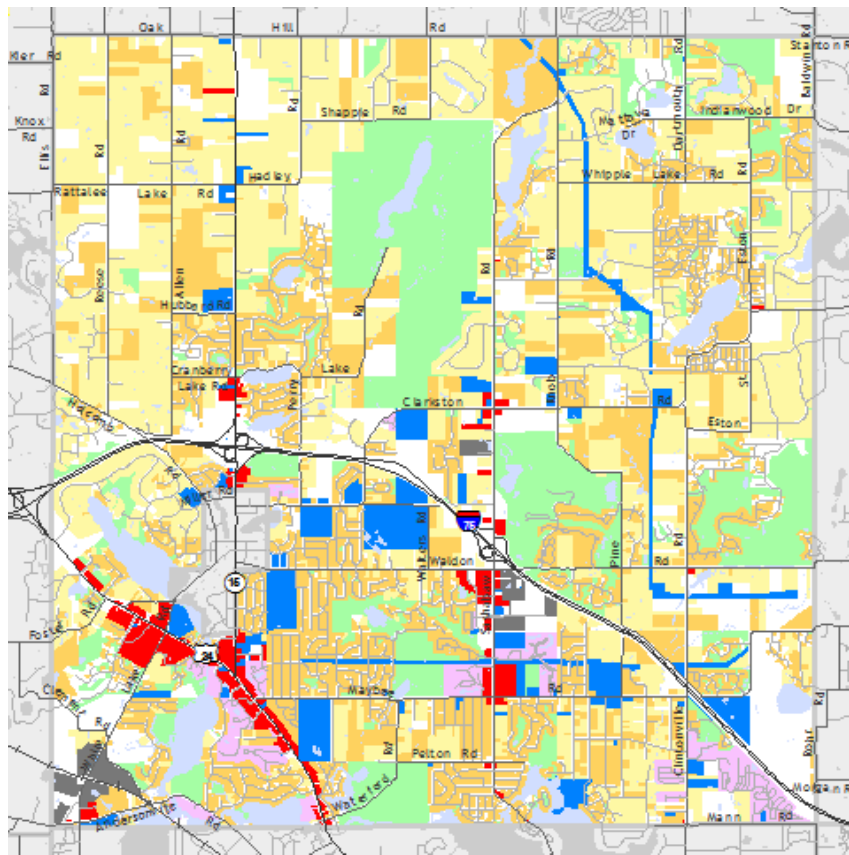
Population by Age



Population and Household Growth

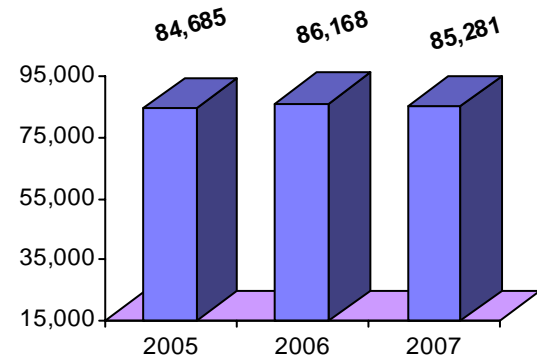


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The information provided has been compiled from recorded deeds, plats, tax maps, surveys, and other public records. It is not a legally recorded map or survey and is not intended to be used as one. For more detailed land use information, go to <http://www.oakgov.com/luz>

Median Household Income



Source: Claritas

Housing Sales

2008 # of Sales	180
2008 Median Sales \$	\$205,500
2008 Avg DOM	141
2007 # of Sales	370
2007 Median Sale \$	\$222,000
2007 Avg DOM	149
2006 # of Sales	345
2006 Median Sale \$	\$249,999
2006 Avg DOM	143

2008 Data for Jan-Jun only

Top Employers

Rank	Company Name	Industry
1	Clarkston School District	Primary education
2	Pontiac Coil Inc	Coil windings, electronic
3	Kroger	Supermarkets, chain
4	Recticel Interiors North America	Automotive supplies and parts
5	Deer Lake Athletic Club	Eating places
6	Mt. Zion Church	Books, religious
7	Mesquite Creek Steakhouse	Family restaurant
8	Lil Peoples Place Child Care, Llc	Child day care services
9	John Bowman Chevrolet Inc	New and used car dealers
10	Oakhurst Golf L L C	Membership
11	Unicare Home Health	Skilled nursing care facilities

Manufactured Housing

Year	# of Parks	# of Units
2003	2	610
2005	2	610
2007	2	610

Source: SEMCOG

