

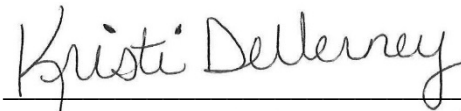
GRAND HAVEN CHARTER TOWNSHIP
NOTICE OF POSTING OF PROPOSED ORDINANCE

NOTICE IS HEREBY GIVEN that the following Ordinance has been proposed for adoption by the Charter Township of Grand Haven, Ottawa County, Michigan:

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF GRAND HAVEN CHARTER TOWNSHIP, OTTAWA COUNTY, MICHIGAN, CONCERNING INDOOR RECREATION, EXERCISE, AND ATHLETIC FACILITIES IN THE C-1 COMMERCIAL ZONING DISTRICT, AND BY PROVIDING FOR AN EFFECTIVE DATE.

The proposed Ordinance has been posted at the office of the Township Clerk, 13300 - 168th Avenue, Grand Haven, Michigan and on the Township's web site: www.ght.org

The proposed Ordinance was first introduced at a regular meeting of the Township Board on August 22, 2016. Copies of the proposed Ordinance are available upon request at the office of the Township Clerk.



Kristi DeVerney, Deputy Clerk
Grand Haven Charter Township

Posted Legal Ad: August 27, 2016

ORDINANCE NO. ____

ZONING TEXT AMENDMENT ORDINANCE

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF GRAND HAVEN CHARTER TOWNSHIP, OTTAWA COUNTY, MICHIGAN, CONCERNING INDOOR RECREATION, EXERCISE, AND ATHLETIC FACILITIES IN THE C-1 COMMERCIAL ZONING DISTRICT, AND BY PROVIDING FOR AN EFFECTIVE DATE.

GRAND HAVEN CHARTER TOWNSHIP, COUNTY OF OTTAWA, AND STATE OF MICHIGAN, ORDAINS:

Section 1. C-1 Commercial District – Special Land Uses. The following addition shall be made to Section 15.03 of the Grand Haven Charter Township Zoning Ordinance (the rest of Section 15.03 as currently stated shall remain in its entirety).

1. Indoor Recreation, Exercise, and Athletic Facilities.

Section 2. Special Land Uses – Indoor Recreation, Exercise, and Athletic Facilities. Section 19.07.17 of the Grand Haven Charter Township Zoning Ordinance shall be restated in its entirety as follows.

17. Indoor Recreation, Exercise, and Athletic Facilities.

Indoor recreation uses such as tennis courts, ice-skating rinks, court sports facilities, dance or gymnastics academies, swimming pool-like water sports facilities, rock climbing, and exercise facilities including cross-fit and stationary cycling. Accessory facilities that are clearly in support of the primary use, such as sporting goods shops, food service and party/banquet facilities serving patrons of the indoor recreation use, spectator accommodations, changing/locker rooms and shower areas and Accessory offices may also be allowed. An indoor recreation use may be permitted in accordance with all of the following requirements.

- A. The use shall include a designated pickup and drop-off area for all patrons, providing safe and clearly designated access to the site and Building.
- B. In determining the number of required Parking Spaces the Planning Commission may take into account the hours of operation and types of activities conducted on the site. A parking-demand study,

provided by the applicant, may be required to determine Parking requirements.

- C. Tournaments, which include spectators and players, shall only be conducted during evenings and weekends. Parking related to such activities shall be accommodated on the site and not on other adjacent properties or streets.
- D. The Planning Commission may determine days and hours of operation to ensure that impacts to neighboring uses are minimized and traffic congestion is avoided. (Amend. by Ord. No. 511 eff. June 10, 2012)
- E. Minimum Lot size shall be 1 acre.
- F. No outdoor recreation facilities or activities shall be permitted.
- G. No outside storage shall be permitted in the required front and side yards.
- H. The area used for parking, display, or storage shall be hard surfaced, dust-free, graded, and drained so as to dispose of all surface water. All areas not paved or occupied by Buildings or Structures shall be landscaped, planted with grass, and maintained regularly. A minimum of ten (10) percent of the total area of the Lot shall be landscaped.
- I. The use shall be screened from the view of any abutting property as outlined in Sections 20.11 (Screening Requirements) and 20.13 (Landscaping Requirements).
- J. All outdoor lighting shall comply with Chapter 20A (Outdoor Lighting Requirements).
- K. Public access to the site shall be located at least two hundred (200) feet from any intersection as measured from the nearest right-of-way line to the nearest edge of said access.
- L. Only one access point shall be permitted. This access point may consist of an individual driveway, a shared access with an adjacent use, or access via a service drive or frontage road. An additional driveway may be permitted by the Planning Commission if a traffic study demonstrates the additional driveway will not create negative

impacts on through traffic flow. The additional driveway may be required to be along a side street or a shared access with an adjacent site.

- M. The off-street Parking area shall be so arranged as to provide for the safety of pedestrians and ease of vehicular maneuvering.
- N. Additional off-street Parking will be required for Accessory facilities.
- O. The following provisions shall apply to Indoor Recreation, Exercise, and Athletic Facilities sited in the C-1 Commercial District.
 - 1) A minimum of 70% of the exterior finish material of all Building facades (excluding the roof) visible from the Public Street, Private Street, Parking Lot, or adjacent residentially zoned land, exclusive of window areas, shall consist of Facing Brick, cut stone, split face block, fluted block, scored block, native field stone, cast stone, or wood with an opaque or semi-transparent stain, or bleaching oil. Any other block, or building material not specifically listed may be reviewed and approved by the Planning Commission if the material is compatible with surrounding uses, protects the investment of adjacent landowners, blends harmoniously with the natural features and promotes a high quality image to those traveling through the Township.
 - 2) Landscaping shall be provided along 30% of walls visible from the Public Street, Private Street, parking lot, or adjacent residentially zoned land to reduce the visual impact of the Building mass.
 - 3) All vehicles, materials, and equipment must be stored within enclosed Buildings or within an area completely enclosed and screened by a wood or masonry Fence or solid wall which is at least six (6) feet in height, or one (1) foot above the object which it is screening, whichever is greater. If the enclosed storage area includes a gate it must be opaque and constructed from metal or wood.
 - 4) On a corner Lot, all provisions applicable to front Yards shall be applied.

Section 3. Effective Date. This amendment to the Grand Haven Charter Township Zoning Ordinance was approved and adopted by the Township Board of Grand Haven Charter Township, Ottawa County, Michigan on _____, 2016, after a public hearing as required pursuant to Michigan Act 110 of 2006, as amended; after introduction and a first reading on _____, 2016, and after posting and publication following such first reading as required by Michigan Act 359 of 1947, as amended. This Ordinance shall be effective on _____, 2016, which date is the eighth day after publication of a Notice of Adoption and Posting of the Zoning Text Amendment Ordinance in the *Grand Haven Tribune*, as required by Section 401 of Act 110, as amended. However, this effective date shall be extended as necessary to comply with the requirements of Section 402 of Act 110, as amended.

Karl French,
Township Supervisor

Laurie Larsen,
Township Clerk

CERTIFICATE

I, Laurie Larsen, the Clerk for the Charter Township of Grand Haven, Ottawa County, Michigan, certify that the foregoing Grand Haven Charter Township Zoning Text Amendment Ordinance was adopted at a regular meeting of the Township Board held on _____, 2016. The following members of the Township Board were present at that meeting: _____
_____. The following members of the Township Board were absent: _____. The Ordinance was adopted by the Township Board with members of the Board _____
_____ voting in favor and members of the Board _____ voting in opposition. Notice of Adoption of the Ordinance was published in the *Grand Haven Tribune* on _____, 2016.

Laurie Larsen,
Township Clerk