

**CHARTER TOWNSHIP OF GAINES
COUNTY OF KENT, MICHIGAN
ORDINANCE NO. 2020-03**

PROPOSED ZONING ORDINANCE AMENDMENT TO REMOVE THE MINIMUM REQUIRED AREA FOR
GENERAL USE PLANNED UNIT DEVELOPMENTS.

THE CHARTER TOWNSHIP OF GAINES ORDAINS:

ARTICLE 1. AMENDMENT.

Remove 2 Acre Minimum Required Area for General Use Planned Unit Developments.

Chapter 10 Planned Unit Development Zoning Districts

Section 10.3 Eligibility Criteria

Land considered for rezoning to the PUD District must satisfy all of the following requirements:

B. Minimum Required Area:

1. General –No Minimum Required Area.
2. Mobile Home Park – 25 acres.
3. Industrial or Research Park – 10 acres.

ARTICLE 2. FINDINGS. The ordinance amendment will allow the Township greater flexibility in managing the development of smaller commercial and office lots. This amendment will be particularly helpful in implementing the Dutton Subarea plan, which encourages “traditional” urban developments with shorter setbacks than would typically be permitted under general commercial and office zoning standards.

ARTICLE 3. EXTENT AND SEVERABILITY. In all other respects, the Zoning Ordinance of the Charter Township of Gaines shall remain unchanged. Should any section, clause or provision of this Ordinance be declared unconstitutional, illegal or of no force and effect by a court of competent jurisdiction, then and in that event such portion thereof shall not be deemed to affect the validity of any other part or portion of this Ordinance

ARTICLE 5. EFFECTIVE DATE. This ordinance shall become effective seven (7) days after publication of the notice of adoption of this ordinance or a summary hereof has been printed in the newspaper as provided by law.

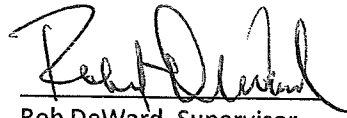
A motion was made to adopt the foregoing ordinance by Township Board Member Haagsma and supported by Township Board Member VanderStel, the roll call vote being as follows:

AYES: Osterink, Brew, DeWard, Lemke, Haagsma, VanderStel, Fryling

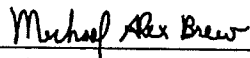
NAYS: None

ABSENT: None

ORDINANCE DECLARED ADOPTED.



Rob DeWard, Supervisor
Charter Township of Gaines



Michael Brew, Clerk
Charter Township of Gaines