

**AN AMENDMENT TO REQUIRE THAT
SITE CONDOMINIUMS BE LOCATED ON A PAVED STREET**
As recommended by the Allendale Charter Township Planning Commission

**ALLENDALE CHARTER TOWNSHIP
ORDINANCE NO. 2015 - 8**

ZONING ORDINANCE AMENDMENT

An Ordinance to **ADD** Section 3.14.(a) to the Zoning Ordinance of the Charter Township of Allendale:

THE CHARTER TOWNSHIP OF ALLENDALE, COUNTY OF OTTAWA, AND STATE OF MICHIGAN ORDAINS:

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SECTION 1 Section 3.14.(a) is hereby **ADDED** to the Zoning Ordinance of the Charter Township of Allendale to read as follows:

a. The land for which a condominium is proposed under this Ordinance shall have frontage on and abut a paved public street for the entire width of the parcel being proposed for the condominium. If such land is a corner lot each public street abutting the land must be paved as noted herein.

b. If the land does not have such paved public street frontage the developer of the condominium may make such improvements as are necessary to comply with Section 3.14.(a) above to provide the required paved street frontage subject to the approval of the Township Board and Ottawa County Road Commission. If a parcel has frontage on only one public street such improvements shall be extended from an existing paved public street to the farthest lot line of the parcel containing the proposed condominium.

If the parcel is a corner lot only one of the street frontages must be paved as extended from an existing paved public street to the farthest lot line of the parcel containing the proposed condominium. This street shall be considered the primary street frontage for the condominium.

In order to comply with the requirement of Section 3.14.(a) above the remaining street frontage (the secondary street frontage) for the condominium must be paved at such time that an entrance to the condominium is provided onto the secondary street frontage. This paving shall be extended from the paved primary street frontage to the condominium entrance on the secondary street.

SECTION 2. EFFECTIVE DATE.

That the foregoing amendments to the Allendale Charter Township Zoning Ordinance were approved and adopted by the Township Board of Allendale Charter Township, Ottawa County, Michigan, on _____ 2015, after a public hearing as required pursuant to Michigan Act 110 of 2006, as amended, and after introduction and a first reading on, _____ 2015 and publication after such first reading as required by Michigan Act 359 of 1947, as amended. This Ordinance shall be effective on _____, which date is more than 7 days after publication of the ordinance as is required by Section 401 of Act 110 of 2006, as amended, provided that the effective date shall be extended as necessary to comply with the requirements of Section 402 of Act 110 of 2006, as amended.

Jerry Alkema
Township Supervisor

Laurie Richards
Township Clerk

CERTIFICATE

We, Jerry Alkema and Laurie Richards, the Supervisor and Clerk, respectively, for the Charter Township of Allendale, Ottawa County, Michigan, do hereby certify that the foregoing Allendale Charter Township Zoning Ordinance Amendment 2015-__ was adopted at a regular meeting of the Allendale Charter Township Board held on _____, 2015.

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. The Ordinance was published in the Advanced Newspapers, the Ottawa Edition on _____, 2015

Jerry Alkema, Supervisor

Laurie Richards, Clerk