

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 GRAND HAVEN CHARTER TOWNSHIP ZONING ORDINANCE TO ALLOW SHORT-TERM RENTALS AS OF RIGHT IN THE TOWNSHIP RENTAL OVERLAY ZONE; AND TO PROVIDE FOR THE EFFECTIVE DATE OF THIS ORDINANCE.

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.ghc.org.

The proposed Ordinance was first introduced at a regular meeting of the Township Board on December 12, 2022. Copies of the proposed Ordinance are available upon request at the office of the Township Clerk.



Laurie Larsen, Clerk
Grand Haven Charter Township

Posted Legal Ad: December 24, 2022

ORDINANCE NO. _____

ZONING TEXT AMENDMENT ORDINANCE

AN ORDINANCE TO AMEND THE GRAND HAVEN CHARTER TOWNSHIP ZONING ORDINANCE TO ALLOW SHORT-TERM RENTALS AS OF RIGHT IN THE TOWNSHIP RENTAL OVERLAY ZONE; AND TO PROVIDE FOR THE EFFECTIVE DATE OF THIS ORDINANCE.

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

Section 1: Amendment of Section 9.01 in Chapter 9B of the Zoning Ordinance.

Section 9.01 in Chapter 9B of the Zoning Ordinance shall be amended in its entirety as follows:

SECTION 9.01 FINDINGS AND STATEMENT OF PURPOSE.

Short-Term Rentals have historically been considered a commercial use not historically permitted in residential zoning districts. Furthermore, the Township is committed to preserving the residential character of Township neighborhoods, minimizing potential nuisances, and maintaining the Township's small-town character and scenic beauty. The Township intends to protect its residents and visitors from the potentially negative or harmful effects that can arise from commercial rentals, including the potential impact on the appearance, tranquility, and standard of living in the Township's prime residential areas.

However, the Township also recognizes the potential benefits of tourism and additional lodging opportunities for visitors, as well as the financial benefit that Short-Term Rentals can bring to property owners in the Township. Therefore, the Township wishes to achieve a balance between these considerations by providing that Short-Term Rentals are permitted by right in the Short-Term Rental Overlay Zone when compliant with the standards set forth in the Rental Regulation Ordinance as now existing or subsequently amended, or any successor ordinance.

Section 2. Amendment of Section 9.02 in Chapter 9B of the Zoning Ordinance.

Section 9.02 in Chapter 9B of the Zoning Ordinance shall be amended in its entirety as follows:

SECTION 9.02 PERMITTED USES.

The uses permitted in the Short-Term Rental Overlay Zone shall be the uses permitted in the underlying zoning district, plus Short-Term Rentals if in compliance with the Rental Regulation Ordinance as now existing or subsequently amended, or any successor ordinance.

Section 3. Amendment of Section 9.05 in Chapter 9B of the Zoning Ordinance.

Section 9.05 in Chapter 9B of the Zoning Ordinance shall be eliminated in its entirety and reserved for future use.

Section 4. Effective Date.

The foregoing 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 _____, 2023, after a public hearing as required pursuant to Michigan Act 110 of 2006, as amended, and after a first reading of the amendment by the Township Board on December 12, 2022. This Ordinance shall be effective on _____, 2023, which date is eight days after publication of the Ordinance as is required by Section 401 of Act 110, as amended, provided that this effective date shall be extended as necessary to comply with the requirements of Section 402 of Act 110, as amended.

Mark Reenders, 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 Zoning Text Amendment Ordinance was adopted at a meeting of the Township Board held on _____, 2023. 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 _____, 2023.

Laurie Larsen, Clerk
Grand Haven Charter Township