

NOTICE OF ADOPTION

The City of Wyandotte Zoning Ordinance has been amended as follows:

AN ORDINANCE ENTITLED
AN ORDINANCE TO AMEND THE CITY OF WYANDOTTE
ZONING ORDINANCE TO AMEND
CERTAIN PORTIONS OF

ARTICLE II – DEFINITIONS AND ARTICLE XXIV – GENERAL PROVISIONS

CITY OF WYANDOTTE, WAYNE COUNTY, MICHIGAN ORDAINS:

Section 1. Purpose and Intent

It is determined necessary for the health, safety and welfare of the City to adopt this article regulating the definitions and the parking requirements for mid-rise or high-rise condominiums or apartments.

Section 2. Amendment to Article II Definitions, Section 201 Specific Terms by adding the following definitions:

HIGH RISE CONDOMINIUM(S) OR APARTMENT(S)

Building that is over eight stories that are used exclusively as dwelling units.

MID RISE CONDOMINIUM(S) OR APARTMENT(S)

Four to eight story building that are used exclusively as dwelling units.

Section 3. Amendment to Article II Definitions, Section 201 Specific Terms by amending the following definition:

Dwelling units. A building, or portion thereof, designed for occupancy by one (1) family for residential purposes and having cooking facilities which may include studio apartments or condominiums.

Section 4. Amendment to Article XXIV General Provisions, Section 2403 Parking Requirements by adding the following parking requirements for mid-rise or high-rise condominiums or apartments in CBD and outside the CBD:

2403.R.1.e: Mid- Rise, High Rise
Condominiums or Apartments in CBD

One (1) parking space for each dwelling unit of one bedroom, one and one-quarter (1¼) parking spaces for each dwelling unit of two (2) bedrooms or more bedrooms. Plus one (1) additional parking space for every eight (8) dwelling units for guest parking.

2403.R.1.f:Mid –Rise, High Rise
Condominiums or Apartments NOT in
CBD

One and one quarter (1¼) parking space for each dwelling unit of one (1) bedroom, two (2) parking spaces for each dwelling unit of two (2) bedrooms or more bedrooms. Plus one (1) additional parking space for every eight (8) dwelling units for guest parking.

Section 5. Reservation of Rights.

Nothing in this Ordinance or in the Code hereby adopted shall be construed to affect any suit or proceeding in any court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed; nor shall any just or legal right or remedy or any character be lost, impaired or affected by this Ordinance.

Section 6. Severability.

Severability. Should any word, sentence, phrase or any portion of this Ordinance be held in a manner invalid by any court of competent jurisdiction or by any state agency having authority to do so for any reason whatsoever, such holdings shall be construed and limited to such word, sentence, phrase or any portion of the Ordinance held to be so invalid and shall not be construed as affecting the validity of any of the remaining words, sentences, phrases or portions of this Ordinance.

Section 7. Conflicting Ordinances.

Conflicting Ordinances. All prior existing ordinances adopted by the City of Wyandotte inconsistent or in conflict with the provisions of this Ordinance are, to the extent of such conflict or inconsistency, hereby expressly repealed.

Section 8. Effective

This Ordinance shall take effect along with the notice of adoption in a newspaper generally circulated in the City of Wyandotte within ten (10) days after adoption and shall take effect fifteen (15) days from the date after adoption or seven (7) days after publication, whichever is later. The notice of adoption shall include the text of

the amendment, the effective date of the Ordinance and the place and time where a copy of the Ordinance may be purchased and inspected.

Motion unanimously carried.

ABSENT: Councilpersons Alderman, DeSana

CERTIFICATION

We, the undersigned, Joseph R. Peterson and Lawrence S. Stec, respectively, the Mayor and City Clerk of the City of Wyandotte, do hereby certify that the foregoing Ordinance was duly passed by the City Council of the City of Wyandotte, at a regular session on Monday, November 12, 2018.

Joseph R. Peterson, Mayor
Lawrence S. Stec, City Clerk

The effective date of this Ordinance is November 28, 2018. A copy of this Ordinance may be purchased or inspected at the City of Wyandotte Clerk's Office, 3200 Biddle Avenue, Wyandotte, Michigan, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.

Publication Date: November 21, 2018