

ORDINANCE NO.

AN ORDINANCE TO AMEND CHAPTER 138, ZONING, OF THE CODE OF ORDINANCES OF THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, TO REZONE TWO PARCELS OF LAND TOTALING APPROXIMATELY 1.06 ACRES, KNOWN AS PARCEL NOS. 15-35-352-019 AND 15-35-352-067 LOCATED at 3841 S. ROCHESTER ROAD AND VACANT PARCEL IMMEDIATELY TO THE NORTH, SOUTH OF M-59 FROM B-5 (AUTOMOTIVE BUSINESS) TO B-2 (GENERAL BUSINESS) AND TO PRESCRIBE PENALTIES FOR THE VIOLATION THEREOF.

THE CITY OF ROCHESTER HILLS ORDAINS:

Section 1. The zoning classification of the following described property shall be amended as follows:

1.06 acres zoned **from** B-5 (AUTOMOTIVE BUSINESS) **to** B-2 (GENERAL BUSINESS)

SITE DESCRIPTION:

Lands in the City of Rochester Hills, Oakland County, Michigan, described as:

T3N, R11E, SEC 35 GRANDVIEW SUB LOTS 1 THRU 5 INC. & VAC ALLEY LYING ADJ TO SAME, ALSO W 32.30 FT OF LOT 6; and

T3N, R11E, SEC 35 PART OF SW ¼ OF SW ¼ S 65 FT OF W 210 FT OF FOLLOWING DESC PARCEL BEG AT NW COR OF LOT 1 OF GRANDVIEW SUB, TH N 86-21-10 E 350 FT, TH N 200 FT, TH N 87-15-00 W 350 FT, TH S TO BEG 0.31 A11-14-91 FR 017 & 018

Commonly known as: BP GAS STATION
Parcel Identification Nos. 15-35-352-019 and 15-35-352-067

Section 2. **Section 3.01.** Boundaries, and the Zoning Map attached to the Zoning Ordinance, shall be amended to depict the amendment to the zoning classification for the property described herein from B-5 (Automotive Business) to B-2 (General Business)

Section 3. **Severability.** This Ordinance and each article, section, subsection, paragraph, part provision, sentence, word and any portion thereof are hereby declared to be severable, and if they or any of them are declared to be invalid or unenforceable for any reason by a court of competent jurisdiction, it is hereby provided that the remainder of this Ordinance shall not be affected thereby.

Section 4. **Penalty.** All violations of this ordinance shall be municipal civil infractions and upon a determination of responsibility therefor shall be

ZONING ORDINANCE NO.

punishable by a civil fine of not more than \$500.

Section 5. Repeal, Effective Date and Adoption.

- (1) Repeal. All regulatory provisions contained in other City ordinances which are inconsistent with the provisions of this ordinance, are hereby repealed.
- (2) Effective Date. This ordinance shall become effective on _____, the day following its publication in the *Oakland Press* on _____.
- (3) Adoption. This Ordinance was adopted by the City Council of the City of Rochester Hills at a meeting thereof held on _____.

Bryan Barnett, Mayor

CERTIFICATE

I hereby certify that the foregoing Ordinance was adopted by the City Council of the City of Rochester Hills at a meeting thereof held on

Tina Barton, City Clerk

Accepted for First Reading: 06/01/2015