



City of Rochester Hills
AGENDA SUMMARY
NON-FINANCIAL ITEMS

1000 Rochester Hills Dr.
Rochester Hills, MI 48309
248.656.4630
www.rochesterhills.org

Legislative File No: 2016-0254 V2

TO: Mayor and City Council Members
FROM: Ed Anzek, Director of Planning and Economic Development, ext. 2572
DATE: July 8, 2016
SUBJECT: Acceptance for First Reading – An Ordinance to amend Chapter 138, Zoning, of the Code of Ordinances regarding parking and storage of commercial and recreational vehicles, equipment and junk vehicles, City of Rochester Hills, Applicant

REQUEST:

Accept for First Reading an Ordinance to amend Chapter 138 of the Code of Ordinances of the City of Rochester Hills to modify Sections in the Property Maintenance Code and adopt a new Section 138-10.308 of the Code of Ordinances of the City of Rochester Hills regarding parking and storage of commercial and recreational vehicles, equipment and junk vehicles in the Zoning Ordinance, repeal inconsistent Ordinances and prescribe a penalty for violations.

BACKGROUND:

At the request of the Code Enforcement division of the Building Department, staff has worked with the City Attorney to draft the attached updated regulations to better enforce the parking of commercial and recreational vehicles in the City through the relocation of the regulations from the Code of Ordinances into the Zoning Ordinance, which would allow applicants the ability to request variances. As these regulations are primarily a regulation of the use of the land, the City Attorney has suggested that the Zoning Ordinance is a more appropriate location for these regulations. At the same time, staff has rewritten the regulations to be written in the positive instead of the negative, i.e., removing sentences that start with “No...”.

At its June 21, 2016 meeting after a brief discussion, the Planning Commission unanimously recommended approval of the text amendments regarding parking and storage of commercial and recreational vehicles, equipment and junk vehicles in the Zoning Ordinance. A condition of approval was added requesting that the appropriate definitions also be added to the Zoning Ordinance and after a review of the definitions some definitions were deleted (not used), copied (in both sections), or moved (only in Zoning Ordinance) as appropriate. The minutes from that meeting are included.

RECOMMENDATION:

Staff and the Planning Commission recommend that City Council accepts for First Reading an Ordinance to amend Sections of the Property Maintenance Code and adopt new Section 138-10.308 of the Code of Ordinances of the City of Rochester Hills regarding parking and storage of commercial and recreational vehicles, equipment and junk vehicles in the Zoning Ordinances repeal inconsistent Ordinances and prescribe a penalty for violations.

APPROVALS:	SIGNATURE	DATE
Department Review		
Department Director		
Mayor		
City Council Liaison		