<b>ORDINANCE</b>	NO
ONDINANCE	NO.

AN ORDINANCE TO AMEND CHAPTER 138, ZONING, OF THE CODE OF ORDINANCES OF THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN TO REZONE ALL OR PARTS OF FOUR (4) PARCELS OF LAND TOTALING APPROXIMATELY 12 ACRES FROM I INDUSTRIAL TO R-4 ONE FAMILY RESIDENTIAL DISTRICT, 1 PARCEL FROM I INDUSTRIAL TO B-2 GENERAL BUSINESS DISTRICT, AND TO REPEAL CONFLICTING ORDINANCES AND TO PRESCRIBE A PENALTY FOR VIOLATIONS.

THE CITY OF ROCHESTER HILLS ORDAINS:

<u>SECTION 1</u>. THE ZONING CLASSIFICATION OF THE FOLLOWING DESCRIBED PROPERTY SHALL BE AMENDED AS FOLLOWS:

5.16 ACRES TO BE ADDED TO THE R-4 ONE FAMILY RESIDENTIAL DISTRICT AND REMOVED FROM THE I

0.29 ACRES TO BE ADDED TO THE B-2 GENERAL BUSINESS DISTRICT AND REMOVED FROM THE I

SITE DESCRIPTION:

LANDS (OR PARTS THEREOF) TO BE REMOVED FROM THE I INDUSTRIAL DISTRICT AND ADDED TO THE R-4 ONE FAMILY RESIDENTIAL DISTRICT IN THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS:

PART\* 15-15-405-004 15-15-429-027

15-15-429-026 PART\* 15-15-429-034

LANDS TO BE REMOVED FROM THE I INDUSTRIAL DISTRICT AND ADDED TO THE B-2 GENERAL BUSINESS DISTRICT IN THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS:

15-15-429-035

<u>SECTION 2.</u> SECTION 3.01. BOUNDARIES, AND THE ZONING MAP ATTACHED TO THE ZONING ORDINANCE, SHALL BE AMENDED TO DEPICT THE AMENDMENT TO THE ZONING CLASSIFICATIONS FOR THE PROPERTY DESCRIBED HEREIN TO ADD, REMOVE, OR MODIFY THE I INDUSTRIAL, R-4 ONE FAMILY RESIDENTIAL DISTRICT AND B-2 GENERAL BUSINESS DISTRICT AS DESCRIBED ABOVE.

<u>SECTION 3.</u> <u>Severability.</u> This ordinance and each article, section, subsection, paragraph, subparagraph, part, provision, sentence, word and 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.

<u>SECTION 4.</u> <u>Penalty</u>. All violations of this ordinance shall be municipal civil infractions and upon a determination of responsibility therefore shall be punishable by a civil fine of not more than \$500, or as otherwise prescribed herein.

SEC	CTION 5. Repeal, Effective Date, 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	provisions of this ordinance, are hereby repealed.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, 2023, following its
	publication in the <i>Oakland Press</i> on, 2023.
3)	Adoption. This ordinance was adopted by the City Council of the City of Rochester Hills at a meeting
	thereof held on, 2023.
	Bryan K. Barnett, Mayor
	City of Rochester Hills
	<u>CERTIFICATE</u>
	I HEREBY CERTIFY THAT THE FOREGOING ORDINANCE WAS ADOPTED BY THE CITY COUNCIL OF THE
	CITY OF ROCHESTER HILLS AT A MEETING THEREOF ON, 2023.
	Leanne Scott, Clerk
	City of Rochester Hills