

CITY OF FARMINGTON HILLS
OAKLAND COUNTY, MICHIGAN
ZONING AMENDATORY ORDINANCE
ORDINANCE NO. C-3-93

An Ordinance to amend the City Code, Chapter 34, Zoning Chapter, of the City of Farmington Hills, to amend Section 34.31 to reclassify certain property as hereinafter mentioned.

The City of Farmington Hills, Oakland County, Michigan, hereby ordains:

- Section 1. That the City Code of the City of Farmington Hills, Chapter 34, Zoning Chapter, is hereby amended in part to amend Section 34.31 to reclassify certain property in the City as follows: to show SP-1, Special Purpose District classification where RCE, Elderly Housing Residential District classification is now shown in the area described as follows: Part of Sidwell No. 23-03-301-003 & 004 A part of the SW 1/4 of Section 9, T1N, R9E, City of Farmington Hills, Oakland County, Michigan, located on the east side of Farmington Road between Thirteenth and Fourteenth Hills Roads. All ordinances or parts of Ordinances in conflict herewith are hereby repealed only to the extent necessary to give this Ordinance full force and effect. The provisions of this Ordinance are hereby ordered to take effect twenty-one days after their enactment. This Ordinance is hereby declared to have been adopted by the Council Members of the City of Farmington Hills, at a duly called meeting held on the 24th day of April, 1993, and ordered to be given publication in the manner prescribed by law.

AYES: BATES, GRANT, LICHTMAN, MARKS, SEVER, VAGNOZZI
NAYES: NONE
ABSENT: SMITH
ABSTAINED: NONE
ADOPTED: 4/28/93

KATHRYN A. DORNAN, City Clerk

Effective: May 17, 1993
Publish: April 29, 1993

When it comes to hiring help.

Observer & Escontric Classifieds work just ask the people at Robert Fenton's Farmington Hills law firm. "We were overwhelmed with the number of calls and the caliber of applicants." Reach Michigan's Finest Suburban Market

CITY OF FARMINGTON HILLS
OAKLAND COUNTY, MICHIGAN
ZONING AMENDATORY ORDINANCE
ORDINANCE NO. C-6-93

An Ordinance to amend the City Code, Chapter 34, Zoning Chapter, of the City of Farmington Hills, to amend Section 34.31 to reclassify certain property as hereinafter mentioned.

The City of Farmington Hills, Oakland County, Michigan, hereby ordains:

- Section 1. That the City Code of the City of Farmington Hills, Chapter 34, Zoning Chapter, is hereby amended in part to amend Section 34.31 to reclassify certain property in the City as follows: to show RA-1, Single-Family Residential District classification where RCE, Elderly Housing Residential District classification is now shown in the area described as follows: Sidwell No. 23-33-326-015 to 035; 23-23-226-02,018,019,010 A part of the NE 1/4 of Section 23, T1N, R9E, City of Farmington Hills, Oakland County, Michigan, located on the west side of Middlebelt Road between Eleven Mile Road. All ordinances or parts of Ordinances in conflict herewith are hereby repealed only to the extent necessary to give this Ordinance full force and effect. The provisions of this Ordinance are hereby ordered to take effect twenty-one days after their enactment. This Ordinance is hereby declared to have been adopted by the Council Members of the City of Farmington Hills, at a duly called meeting held on the 28th day of April, 1993, and ordered to be given publication in the manner prescribed by law.

AYES: BATES, GRANT, LICHTMAN, MARKS, SEVER, VAGNOZZI
NAYES: NONE
ABSENT: SMITH
ABSTAINED: NONE
ADOPTED: 4/28/93

KATHRYN A. DORNAN, City Clerk

Effective: May 17, 1993
Publish: April 29, 1993

CITY OF FARMINGTON HILLS
OAKLAND COUNTY, MICHIGAN
CITY COUNCIL PUBLIC HEARING NOTICE
ZONING TEXT AMENDMENT

DATE: MAY 17, 1993
TIME: 7:30 P.M.
PLACE: Farmington Hills City Hall
31555 Eleven Mile Road
Farmington Hills, MI 48336
ITEM: Zoning Text Amendment 3, 1993

PLEASE TAKE NOTICE that the Farmington Hills City Council will give formal consideration to a proposed text amendment of the Farmington Hills City Code, Chapter 34, Zoning Chapter, which amendment will amend Article XII, Section 34-37E; Article XV, Section 34-33E; Article XVII, Section 412.1; Article XVII, Section 34-43.1; Article XIV, Section 34-44; Article IX, Section 34-39E; Article X, Section 34-23; Article XIII, Section 34-37; Article XIII, Section 34-30E; Article XIV, Section 34-33E; Article XV, Section 34-35E; Article XVI, Section 34-38E; Article XVII, Section 34-41E; Article XVII, Section 34-42E; Article XIX, Section 34-44E; Article XXIII, Section 4-93.1. A summary of said amendment is as follows:

- 1. Add cellular towers and antennas as Principal Use Permitted subject to Special Conditions in the OS-4 (Office Research); ES (Expressway Service); IRO (Industrial Research Office); and LI-1 (Light-Industrial) District zoning classifications.
2. Permit cellular towers to be located on existing buildings in the OS (Office Service); ES (Expressway Service); IRO (Industrial Research Office); and LI-1 (Light-Industrial) District zoning classifications.
3. Permit the towers/antennas as special land uses in any other district on parcels of land which are not vacant and which are not used for residential purposes.

Any person who is interested in this amendment is invited to attend and participate in the public hearing discussion. Complete Zoning Chapter and Text are available for purchase and/or inspection during regular business hours at the Planning Department.

DALE A. COUNTAGAN, Director
Planning & Community Development
City of Farmington Hills
Zoning Text Amendment 3, 1993
Phone: 473-9543
Publish: April 29, 1993

CITY OF FARMINGTON HILLS
SUMMARY OF PROCEEDINGS
CITY COUNCIL REGULAR MEETING
APRIL 28, 1993

The meeting was called to order by Mayor Nancy Bates at 7:30 p.m. Members Present: Bates, Grant, Lichtman, Marks, Sever and Vagnozzi. Members Absent: Smith. Others Present: City Manager Gordon, City Clerk Dornan, Assistants Call and Brock, Director Countagan and Attorney Donohoe.

MAYOR BATES PROCLAIMED: Month of April, 1993, as Volunteerism Month.

COUNCIL: Received Fire Department's annual report. Received report regarding school bus stop safety issues.

APPROVED: Various appointments to boards and commissions. Bid for police car equipment conversion to Custom Ordered Police Supplies in the amount of \$8,100. Employment in accordance with Section 10.01A of the City Code. Devolved fees for certified copies of birth and death records. City Council minutes for April 28, 1993. Executive Session to discuss pending litigation.

DEFERRED: Rezoning Request 1-1-93 for the north side of Nine Mile and east of Middlebelt Roads.

ENACTED THE FOLLOWING ORDINANCES AMENDING CITY CODE, CHAPTER 34, ZONING.

- C-3-93, Zoning Text Amendment 1, 1993, deleting the RCE Elderly Housing zoning classification from the City Code.
C-3-93, removed east side of Farmington Road between Thirteenth and Fourteenth Mile Roads from RCE to SP-1.
C-4-93, removed 28451 Halsted Road from RCE to RA-1.
C-5-93, removed 35550 Grand River from RCE to RC-3.
C-6-93, removed the west side of Middlebelt Road, south to Eleven Mile Road from RCE to RA-1.
C-7-93, removed the east side of Middlebelt Road between Ten and Eleven Mile Roads from RCE to RA-1.
C-8-93, removed 21100 Drake Road from RCE to RC-2.
C-9-93, removed 21100 Ooms Avenue from RCE to RA-3.

MAYOR NANCY BATES, KATHRYN A. DORNAN, City Clerk

Publish: April 29, 1993

CITY OF FARMINGTON HILLS
OAKLAND COUNTY, MICHIGAN
ZONING AMENDATORY ORDINANCE
ORDINANCE NO. C-5-93

An Ordinance to amend the City Code, Chapter 34, Zoning Chapter, of the City of Farmington Hills, to amend Section 34.31 to reclassify certain property as hereinafter mentioned.

The City of Farmington Hills, Oakland County, Michigan, hereby ordains:

- Section 1. That the City Code of the City of Farmington Hills, Chapter 34, Zoning Chapter, is hereby amended in part to amend Section 34.31 to reclassify certain property in the City as follows: to show RC-3, Multiple-Family Residential District classification where RCE, Elderly Housing Residential District classification is now shown in the area described as follows: Part of Sidwell No. 23-30-300-031 A part of the SW 1/4 of Section 20, T1N, R9E, City of Farmington Hills, Oakland County, Michigan, commonly known as 35550 Grand River Avenue. All ordinances or parts of Ordinances in conflict herewith are hereby repealed only to the extent necessary to give this Ordinance full force and effect. The provisions of this Ordinance are hereby ordered to take effect twenty-one days after their enactment. This Ordinance is hereby declared to have been adopted by the Council Members of the City of Farmington Hills, at a duly called meeting held on the 28th day of April, 1993, and ordered to be given publication in the manner prescribed by law.

AYES: BATES, GRANT, LICHTMAN, MARKS, SEVER, VAGNOZZI
NAYES: NONE
ABSENT: SMITH
ABSTAINED: NONE
ADOPTED: 4/28/93

KATHRYN A. DORNAN, City Clerk

Effective: May 17, 1993
Publish: April 29, 1993

NOTICE OF INTENTION
OF THE
CITY OF FARMINGTON HILLS
OAKLAND COUNTY, MICHIGAN

TO AUTHORIZE AND ISSUE THE FOLLOWING BONDS: ROAD IMPROVEMENTS, RANDALL AND RIVER GLEN AVENUE

COST: \$289,600.00

TO ALL QUALIFIED ELECTORS OF THE CITY OF FARMINGTON HILLS, MICHIGAN:

NOTICE IS HEREBY GIVEN of the intention of the City of Farmington Hills, a municipal corporation, to authorize and issue the following described bonds of the City of Farmington Hills:

STREET FROM TO
Randall Avenue Folsom Road Eight Mile Road
River Glen Avenue Randall Avenue Eastern Terraces

Such bonds are to be issued by the City of Farmington Hills for the following purpose: ROAD IMPROVEMENTS

Such bonds will bear interest at a rate not exceeding 12% per annum to be determined at the time of the sale of said bonds.

NOTICE IS FURTHER GIVEN, that said bonds will be issued under and pursuant to the provisions of the Charter of the City of Farmington Hills, Act No. 378 of the Public Acts of Michigan of 1909, as amended, and Act No. 322 of the Public Acts of Michigan of 1948, as amended, and that the principal thereof and the interest thereon are payable from installments of special assessments in anticipation of which they have been issued. In the instance such special assessments are not sufficient to pay the interest on such bonds, the City will advance from its general funds sufficient moneys to pay such principal and interest. The City's ability to raise such funds is subject to applicable constitutional, statutory and charter limitations on the taxing power of the City.

NOTICE IS FURTHER GIVEN, that this notice is given by order of the Council of the City of Farmington Hills, Michigan, to and for the benefit of the electors of the City, in order to inform them that resolutions authorizing the issuance of said bonds will be adopted by the Council of the City of Farmington Hills and that said bonds will be issued without submitting the question of their issuance to the vote of the electors of the City, unless within 45 days from the publication of this notice, a petition signed by not less than 10% or 15,000, whom upon the signature of the electors of the City, requesting a referendum, whichever is lesser, of the registered electors of the City, requesting a referendum, in which event the bonds will not be issued unless and until approved by a majority of the electors of the City qualified to vote and voting thereon at a general or special election.

KATHRYN A. DORNAN, City Clerk
City of Farmington Hills

Dated: April 29, 1993
Publish: April 29, 1993

CITY OF FARMINGTON HILLS
OAKLAND COUNTY, MICHIGAN
ZONING AMENDATORY ORDINANCE
ORDINANCE NO. C-4-93

An Ordinance to amend the City Code, Chapter 34, Zoning Chapter, of the City of Farmington Hills, to amend Section 34.31 to reclassify certain property as hereinafter mentioned.

The City of Farmington Hills, Oakland County, Michigan, hereby ordains:

Section 1. That the City Code of the City of Farmington Hills, Chapter 34, Zoning Chapter, is hereby amended in part to amend Section 34.31 to reclassify certain property in the City as follows: to show RC-2, Multiple-Family Residential District classification where RCE, Elderly Housing Residential District classification is now shown in the area described as follows: Part of Sidwell No. 23-07-200-009 A part of the NE 1/4 of Section 7, T1N, R9E, City of Farmington Hills, Oakland County, Michigan, commonly known as 8411 Halsted Road.

Section 2. All ordinances or parts of Ordinances in conflict herewith are hereby repealed only to the extent necessary to give this Ordinance full force and effect. The provisions of this Ordinance are hereby ordered to take effect twenty-one days after their enactment.

Section 3. This Ordinance is hereby declared to have been adopted by the Council Members of the City of Farmington Hills, at a duly called meeting held on the 28th day of April, 1993, and ordered to be given publication in the manner prescribed by law.

AYES: BATES, GRANT, LICHTMAN, MARKS, SEVER, VAGNOZZI
NAYES: NONE
ABSENT: SMITH
ABSTAINED: NONE
ADOPTED: 4/28/93

KATHRYN A. DORNAN, City Clerk

Effective: May 17, 1993
Publish: April 29, 1993

CITY OF FARMINGTON HILLS
SUMMARY OF ORDINANCE

NOTICE OF ADOPTION OF ORDINANCE C-3-93, an ordinance to amend Chapter 34, Zoning, Article II (Zoning Districts and Maps), Article V (RC-1, RC-2 and RC-3 Multiple-Family Residential Districts), Article XXI (Schedule of Regulations), Article XXII (General Provisions), and Article XXIV (General Exceptions), to accomplish the deletion of the RCE Elderly Housing Zoning Classification and related necessary changes.

THE CITY OF FARMINGTON HILLS ORDAINS:

- Section 1. Article II, "Zoning Districts and Maps".
Section 2. Article VI, "RCE Elderly Housing Residential District".
Sections 3 and 4. Article XXI, "Schedule of Regulations".
Section 5. Article V, "RC-1, RC-2 and RC-3 Multiple-Family Residential Districts".
Sections 6, 7, 8 and 9. Article XXII, "General Provisions".
Section 10. Article XXIV, "General Exceptions".
Section 11. Article II, Section 34-2, to reclassify certain property.
Section 12. Repealer.
Section 13. Severability.
Section 14. Savings.
Section 15. Effective Date: April 28, 1993.
Section 16. Enactment: May 17, 1993.

KATHRYN A. DORNAN, City Clerk
City of Farmington Hills

Publish: April 29, 1993
This is a summary of the Sections of Ordinance C-3-93 being amended. A complete copy of the Ordinance may be obtained at the City Clerk's office upon request.

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