

KALAMAZOO CHARTER TOWNSHIP

KALAMAZOO COUNTY, MICHIGAN

ORDINANCE NO. 623

TEXT AMENDMENTS TO THE KALAMAZOO CHARTER TOWNSHIP ZONING ORDINANCE

Adopted: June 22, 2020

Effective: July 6, 2020

An Ordinance to amend the Kalamazoo Charter Township Zoning Ordinance to provide standards for retail sales of packaged liquor in the RM-2 district; to add concrete crush and freight yards as special use standards, and to provide for an effective date of said amendments.

THE KALAMAZOO CHARTER TOWNSHIP BOARD

KALAMAZOO COUNTY, MICHIGAN

ORDAINS:

SECTION I

AMENDMENT TO ARTICLE 8, "SITE DEVELOPMENT STANDARDS APPLICABLE TO SPECIFIC USES", SECTION 8.02 OF THE KALAMAZOO CHARTER TOWNSHIP ZONING ORDINANCE

Article 8 "Site Development Standards" Section B "Special Land Uses" Section 8.02 "Scope of Requirements" is hereby amended by the addition of a new subsection to be designated "ZZ" to read as follows:

"ZZ. Retail Sales of Packaged Liquor in the RM-2 zoning districts. Retail Packaged Liquor Outlets in the RM-2 zoning district are subject to the following:

1. Outlet stores selling packaged liquor at retail shall not sell packaged liquor between the hours of 9:00 p.m. and 8:00 a.m.
2. No drive-through operation is conducted within the same building as the sale of beer, wine, liquor or other beverages containing alcohol.
3. Frontage on a state highway or county primary road exists where ingress and egress is allowed. Driveways for this use to county local roads are prohibited. The property is not next to or adjacent to a residential use property."

SECTION II

AMENDMENT TO ARTICLE 8 "SITE DEVELOPMENT STANDARDS APPLICABLE TO SPECIFIC USES"

Article 8 "Site Development Standards Applicable to Specific Uses", Section 8.02. "Scope of Requirements" is hereby amended by the addition of a new subparagraph to be designed "AAA." to read as follows:

"AAA.

FREIGHT YARDS

The following regulations apply to freight yards and bulk materials handling operations. These regulations do not apply to temporary portable batch plants and crushing operations related to a specific construction project nor to mining operations.

Freight yards shall comply with the following regulations:

1. Minimum Lot Size. Concrete plants shall have a minimum lot area of three (3) acres.
2. Setbacks. In order to reduce the effects of airborne dust, dirt, and noise, plant equipment, stockpiles, truck staging areas, and similar operations shall be located no closer than three hundred (300) feet to any public or private road right-of-way line, no closer than one hundred (100) feet to any adjacent property lines, and no closer than five hundred (500) feet to any property that is residentially zoned. No setback is required from adjacent railroad rights-of-way or property lines. Any permanent processing plant and accessory structures shall be set back a minimum of 300 feet from interior property lines and adjoining public rights-of-way and shall, where practicable, be located at a lower level than the surrounding terrain to lessen visual and noise impact."

SECTION III

AMENDMENT TO ARTICLE 20, I-2 GENERAL INDUSTRIAL DISTRICT

Article 20, "I-2 General Industrial District", Section 20.02 "Special Land Uses" subsection 13 is hereby amended to read as follows;

"13. Concrete and asphalt crushing operations when contained within a gravel mining operation or as part of a freight yard."

SECTION IV

EFFECTIVE DATE AND REPEAL

This ordinance shall take effect eight days following proper publication of notice of its adoption in accordance with and subject to Michigan Public Act 110 of 2006. There being no conflicting ordinances, no ordinances or provisions are repealed.

KALAMAZOO CHARTER TOWNSHIP
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