

**NOTICE OF INTRODUCTION & POSTING OF PROPOSED CHARTER TOWNSHIP OF ALPENA ORDINANCE**  
**(ORDINANCE NO. 152; AMENDMENT OF CHARTER TOWNSHIP OF ALPENA ZONING ORDINANCE)**  
**AND NOTICE OF CHARTER TOWNSHIP OF ALPENA BOARD MEETING**

TAKE NOTICE that on the 27<sup>th</sup> day of February, 2023, a proposed ordinance (Ordinance No. 152) was introduced during a regular meeting of the Township Board of the Charter Township of Alpena. The purpose of the proposed ordinance is to amend the present Charter Township of Alpena Zoning Ordinance. The Charter Township of Alpena Planning Commission conducted a public hearing concerning the proposed ordinance on January 20, 2023. Following the public hearing, the Planning Commission voted to recommend that the Township Board adopt a portion, but not all, of the proposed ordinance, as explained below. The proposed ordinance, if subsequently adopted by the Township Board, would amend the Zoning Ordinance as follows:

- Amend section 201 (Definitions) of the Zoning Ordinance to change the term “Aggrieved Person” to “Aggrieved Party,” to delete the present definition of “Aggrieved Person,” and to provide a new definition of “Aggrieved Party.”

- Amend section 201 (Definitions) of the Zoning Ordinance to revise the definition of “Child Care Home, Family.”

- Amend section 201 (Definitions) of the Zoning Ordinance to revise the definition of “Child Care Home, Group.”

- Amend section 201 (Definitions) of the Zoning Ordinance to provide additional definitions related to solar energy (**however, the Planning Commission has recommended that the Township Board not amend the Zoning Ordinance in this respect**).

- Amend section 201 (Definitions) of the Zoning Ordinance to add a definition of “Wireless Communications Facility (Ground-Mounted)—also called ‘Earth Station or Ground Station’.”

- Amend section 309 (Pets, Domestic Animals, & Chickens/Ducks/Geese) of the Zoning Ordinance to revise the provisions of subsection C. addressing the regulations regarding “Chickens, Ducks, Turkeys, Guineafowl, and Geese.”

- Amend section 403 (Conservation District) of the Zoning Ordinance as follows: Under Human Care & Social Assistance, remove “6 or less” from Child Care Home, Family and “7-12” from Child Care Home, Group; and, under the Development Standards for C District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max).”

- Amend section 404 (Forest Recreation District) of the Zoning Ordinance as follows: Under Human Care & Social Assistance, remove “6 or less” from Child Care Home, Family and “7-12” from Child Care Home, Group; and, under the Development Standards for FR District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max).”

- Amend section 405 (Agricultural District) of the Zoning Ordinance as follows: Under Human Care & Social Assistance, remove “6 or less” from Child Care Home, Family and “7-12” from Child Care Home, Group; and, under the Development Standards for A District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max).”

- Amend section 406 (Waterfront District) of the Zoning Ordinance as follows: Under Human Care & Social Assistance, remove “6 or less” from Child Care Home, Family and “7-12” from Child Care Home, Group; and, under the Development Standards for WR District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max).”

- Amend section 407 (One-Family Residential District) of the Zoning Ordinance as follows: Under Human Care & Social Assistance, remove “6 or less” from Child Care Home, Family and “7-12” from Child Care Home, Group; and, under the Development Standards for R-1 District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max).”

- Amend section 408 (Rural Residential District) of the Zoning Ordinance as follows: Under Human Care & Social Assistance, remove “6 or less” from Child Care Home, Family and “7-12” from Child Care Home, Group; and, under the Development Standards for R-2 District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max.).”

- Amend section 409 (Mixed Residential District) of the Zoning Ordinance as follows: Under Human Care & Social Assistance, remove “6 or less” from Child Care Home, Family and “7-12” from Child Care Home, Group; and, under the Development Standards for R-3 District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max.).”

- Amend section 410 (Office Service District) of the Zoning Ordinance as follows: Under the Development Standards for OS District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max.).”

- Amend section 411 (Restricted Business District) of the Zoning Ordinance as follows: Under the Development Standards for B-1 District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max.).”

- Amend section 412 (General Business District) of the Zoning Ordinance as follows: Under the Development Standards for B-2 District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max.).”

- Amend section 413 (Community Business District) of the Zoning Ordinance as follows: Under the Development Standards for B-3 District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max.).”

- Amend section 414 (Light Manufacturing District) of the Zoning Ordinance as follows: Under the Development Standards for M-1 District, change the Lot and Structure Standards by changing the provision concerning “Building Height (max.).”

- Amend section 416 (Full Table of Permitted & Special Land Uses) of the Zoning Ordinance as follows: Under Human Care & Social Assistance, remove “6 or less” from Child Care Home, Family and “7-12” from Child Care Home, Group; and, under “Communications,” add various communications uses and designate whether they are allowed as a permitted use or a special land use.

- Amend section 417 (Schedule of Regulations) of the Zoning Ordinance as follows: Under “Maximum Height of Structure,” remove the column titled “In Feet”; and, in the column titled “In Stories,” add footnote “q,” which will read as follows: Only stories that are designed to be livable space shall be counted toward the maximum number of stories. Attics and basements which are not designed as livable space shall not count toward the maximum number of stories. The Planning Commission may permit a building to exceed the maximum number of stories listed in each district upon issuance of a Special Land Use permit.

- Amend section 402 (Application of District Regulations) of the Zoning Ordinance to revise the provision in subsection B.1. addressing “Application of Area and Width Regulations.”

- Amend section 732 (Solar Energy) of the Zoning Ordinance to revise existing solar energy provisions and provide substantial additional solar energy provisions (**however, the Planning Commission has recommended that the Township Board not amend the Zoning Ordinance in this respect**).

- Amend section 731 (Wind Energy) of the Zoning Ordinance, under subsection B. (Wind Turbine Generator—Utility-Grid or Commercial) to revise the “Lighting” requirements set forth in subsection B.9.; to revise the “decommissioning plan” requirements set forth in subsection B.15; and to add a new subsection B.16 to address “Removal of Abandoned Wind Turbine Generators or Anemometer Towers.”

- Amend section 730 (Wireless Communications Facilities) to revise current provisions addressing wireless communications facilities and to add a new subsection C.17 to address “Removal of Abandoned Wireless Communications Facilities.”

- Include a severability provision, providing that if any part of the zoning ordinance amendment is adjudged by a court to be invalid, the remainder of the zoning ordinance amendment shall remain valid.

- Include a savings clause, providing that the zoning ordinance amendment does not abrogate or affect any offense or act committed or done prior to the effective date of the zoning ordinance amendment.

- Provide that the zoning ordinance amendment shall take effect upon the expiration of 7 days after the publication of a notice of adoption of the zoning ordinance amendment.

The proposed zoning ordinance amendment is presently available for public viewing at the Charter Township of Alpena offices located at 4385 US-23 North, Alpena, Michigan 49707, and may also be viewed on the Township's website, [www.alpenatownship.com](http://www.alpenatownship.com). The proposed ordinance will be presented to the Township Board during a regular meeting on the 27<sup>th</sup> day of March, 2023, at 6:00 p.m., and the Township Board will consider adopting the proposed zoning ordinance amendment at that time and will address whether to remove the provisions related to solar energy, as recommended by the Township Planning Commission. Please call the Township Clerk at the Township offices at (989) 356-0297 for further information or assistance.

Michele Palevich  
Charter Township of Alpena Clerk