

## **PUD Ordinance - Cascade Lakes Plat #1 of 1997**

CASCADE CHARTER TOWNSHIP

Ordinance #1 of 1997

AN ORDINANCE TO AMEND ORDINANCE #2 OF 1996, THE CASCADE LAKES PLAT PLANNED UNIT DEVELOPMENT PROJECT

Cascade Charter Township Ordains:

Section I. Amendments to the Cascade Lakes Plat Planned Unit Development PUD Ordinance (Ordinance #2 of 1996).

The title of the Cascade Lakes Plat Planned Unit Development Project shall be changed to the CASCADE LAKES POINT SITE CONDOMINIUM PLANNED UNIT DEVELOPMENT PROJECT.

Section I. of the Ordinance shall be changed to read as follows:

"The applicant received from Cascade Lakes, LLC or their assigns (hereinafter referred to as the "Developer"), for Planned Unit Development designation for the proposed Cascade Lakes Pointe Site Condominium Project (hereinafter referred to as the "Project") was recommended by the Cascade Charter Township Planning Commission for approval on December 4, 1995. The Project is recommended for rezoning from PUD, Planned Unit Development – Site Condominium to PUD, Planned Unit Development permitting the development of a single family site condominium development. This action requires an amendment to the Cascade Charter Township Zoning Ordinance and Zoning Map to incorporate the Planning Commission's recommendation and the Cascade Charter Township Board of Trustees' action on January 31, 1996."

The first line of Section IV of the Ordinance shall read as follows:

"The Project occupies approximately 15.41 acres of vacant wooded land and is proposed to be developed into a single family site condominium development containing 15 units."

The first line of Section VI of the Ordinance shall read as follows:

"The permitted uses for the Cascade Lakes Pointe Site Condominium PUD are as follows:"

Section VII(A) of the Ordinance shall read as follows:

"A. Maximum Number of Residential Units – The maximum number of single family detached site condominium units shall be limited to 15 units.

Section XI(B) of the Ordinance shall be deleted in its entirety.

A new Section XI(B) shall be inserted into the Ordinance to read as follows:

"B. Site Condominium Documents – Specific controls relating to architectural elements, common elements of the site condominium project, construction materials, size and space requirements, improvements and out buildings, specific prohibitions and rules of conduct shall be governed by

the site condominium bylaws and master deed. These restrictions shall become part of this Ordinance by reference."

The title of Section XI ( C ) of the Ordinance shall read as follows:

"C. Divisions / Splits – "

All of the other requirements contained in Ordinance #2 of 1996 shall apply to this property.

## Section II. Effective Date

This Ordinance shall become effective upon publication of the ordinance, or a summary thereof, in The Grand Rapids Press, a newspaper of general circulation within Cascade Charter Township.

The foregoing Ordinance was offered by Board Member Timmons, supported by Board Member Goodyke. The roll call vote being as follows:

YEAS: Carpenter, Goodyke, Julien Kleinheksel, Timmons

NAYS: Johnson

ABSENT: Hansen

Marlene Kleinheksel

Cascade Charter Township Clerk

## CERTIFICATION

I hereby certify the foregoing to be a true copy of an Ordinance adopted at a Regular Meeting of the Cascade Charter Township Board on the 12th day of February, 1997.

Marlene Kleinheksel

Cascade Charter Township Clerk