



**GRAND HAVEN CHARTER TOWNSHIP  
BOARD AGENDA  
Monday, January 9, 2023**

**WORK SESSION – CANCELLED**

**REGULAR MEETING – 7:00 P.M.**

I. CALL TO ORDER

II. PLEDGE TO THE FLAG

III. ROLL CALL

IV. APPROVAL OF MEETING AGENDA

V. CONSENT AGENDA

1. Approve December 12, 2022, Regular Board Minutes

2. Approve Payment of Invoices in the amount of \$1,815,734.55 (*A/P checks of \$1,557,136.41 and payroll of \$258,598.14*)

VI. OLD BUSINESS

1. Second Reading - Rental Regulations Amendment

2. Second Reading - Zoning Text Amendment - STRs

3. Second Reading - Adoption of International Property Maintenance Code

VII. NEW BUSINESS

1. Approve Bronze Plaque Wording Approval – Witteveen Farm Property Donation

2. Approve Resolution 23-01-01 – Placing Groesbeck Properties into Parks System

VIII. REPORTS & CORRESPONDENCE

1. Committee Reports

2. Manager's Report

i. December Building Report

ii. December Enforcement Report

iii. November Legal Review

3. Other

IX. PUBLIC COMMENTS – (*Non-Agenda Items*)

X. ADJOURNMENT

Persons wishing to speak at public hearings, on agenda items, or extended comments, must fill out a "Speakers Form" located on the counter. Completed forms must be submitted to Township Staff prior to the meeting.

**NOTE:** The public will be given an opportunity to comment on any agenda item when the item is brought up for discussion. Please complete Speaker Information Sheet. The supervisor will initiate comment time.

**GRAND HAVEN CHARTER TOWNSHIP BOARD  
MONDAY, DECEMBER 12, 2022**

**WORK SESSION – 6:00 p.m.**

1. **Motion** by Clerk Larsen supported by Trustee Redick to enter closed session at 6:00 p.m. for the purpose of conducting the superintendent’s annual performance evaluation pursuant to the Open Meetings Act and the Superintendent’s request. **Which motion carried,** pursuant to the following roll call vote:

Ayes: Larsen, Reenders, Meeusen, Behm, Redick, Wagenmaker

Nays:

Absent: Kieft

**Motion** by Clerk Larsen supported by Trustee Meeusen to exit the closed session at 6:40 p.m. **Which motion carried.**

**REGULAR MEETING**

I. CALL TO ORDER

Supervisor Reenders called the regular meeting of the Grand Haven Charter Township Board to order at 7:00 p.m.

II. PLEDGE TO THE FLAG

III. ROLL CALL

**Board members present:** Meeusen, Larsen, Reenders, Behm, Wagenmaker, Redick

**Board members absent:** Kieft

Also present were Manager Cargo, Senior Planner Thibault, Public Services Director Chappell, and Human Resources Director Sherwood.

IV. APPROVAL OF MEETING AGENDA

**Motion** by Trustee Meeusen and seconded by Trustee Wagenmaker to approve the meeting agenda. **Which motion carried.**

V. APPROVAL OF CONSENT AGENDA

1. Approve November 28, 2022, Regular Board Minutes
2. Approve Payment of Invoices in the amount of \$672,764.36 (*A/P checks of \$543,311.78 and payroll of \$129,452.58*)
3. Approve appointments of Thomas DeJonge, Lorie Kiebach, Morgan Rescorla-Wolfe and alternate Stanley Boelkins to the Board of Review for terms ending on December 31, 2024.
4. Approve Township Board Regular Meeting Schedule for 2023
5. Approve hire of part-time Fire/Rescue staff Matthew Sanders and Jason VanDyke effective December 14, 2022.
6. Approve agreement with Ydraw to complete an educational Whiteboard Animation Video regarding proposed Fire/Rescue Station construction (\$4,500)

**Motion** by Trustee Wagenmaker and seconded by Clerk Larsen to approve the items listed on the Consent Agenda. **Which motion carried.**

VI. PUBLIC HEARING

Supervisor Reenders opened the public hearing on the Lakeshore Flats East PUD multi-family apartment complex at 7:01 p.m.

Supervisor Reenders disclosed that he is a partner with the Village Green development to the east. It was opined that proximity alone was not sufficient for recusal pursuant to any “conflict of interest”.

Senior Planner Thibault reviewed a December 8<sup>th</sup> memorandum on the proposed 125-unit apartment development.

- Doug Fricono (*15081 168<sup>th</sup> Avenue*) expressed concern on the storm water management, on-site lighting, snow management and the impact that these may have on his mother’s adjacent property to the south.
- Mary Marod (*1510 Meadow Lane, Grand Haven City*) expressed concern regarding storm water management and the impact of traffic.
- The Board requested further information/clarification on the extension of the center turn lane (*i.e., an off-sight improvement that the developer is funding*) on Beechtree Street south of Robbins Road.
- The Board requested further information on how snow removal/storage would be handled within the planned unit development.

There being no further comments, Supervisor Reenders closed the public hearing at 7:37 p.m.

VII. OLD BUSINESS

1. **Motion** by Trustee Wagenmaker supported by Trustee Behm to postpone further action until the next regularly scheduled Board meeting on the proposed Lakeshore Flats Residential PUD application and rezoning of the 15123 168<sup>th</sup> Avenue parcel number 70-03-33-200-068 from C-1 to Planned Unit Development. **This is the first reading. Which motion carried.**
2. **Motion** by Trustee Meeusen supported by Clerk Larsen to approve Resolution 22-12-01 that adopts the final budget amendments for fiscal year 2022. Which motion carried pursuant to the following roll call vote:  
Yeas: Larsen, Wagenmaker, Meeusen, Redick, Behm, Reenders  
Nays:  
Absent: Kieft

VIII. NEW BUSINESS

1. **Motion** by Clerk Larsen supported by Trustee Meeusen to postpone consideration of the Zoning Text Amendment addressing Short-Term Rentals until the next regularly scheduled Board meeting. **This is a First Reading. Which motion**

**carried.**

2. **Motion** by Trustee Wagenmaker supported by Clerk Larsen to postpone consideration of the Regulatory Ordinance addressing Rentals until the next regularly scheduled Board meeting. **This is a First Reading. Which motion carried.**
3. **Motion** by Trustee Meeusen supported by Clerk Larsen to postpone consideration of the International Property Maintenance Code Ordinance addressing rental inspections until the next regularly scheduled Board meeting. **This is a First Reading. Which motion carried.**

IX. REPORTS AND CORESPONDENCE

1. Committee Reports
  - a. NORA will be having a Board meeting on December 15<sup>th</sup>.
  - b. Trustee Meeusen will be absent from the January 9<sup>th</sup> and 23<sup>rd</sup> Board meetings
2. Manager's Report, which included:
  - a. Manager Cargo noted that this was the final Board meeting for 2022 and the next Board meeting would be in four weeks on Monday, January 9<sup>th</sup>.
  - b. November Building Report
  - c. November Ordinance Enforcement Report
  - d. November Public Services Report
3. Others

IX. PUBLIC COMMENTS

None.

X. ADJOURNMENT

**Motion** by Clerk Larsen and seconded by Trustee Behm to adjourn the meeting at 7:47 p.m. **Which motion carried.**

Respectfully Submitted,



Laurie Larsen  
Grand Haven Charter Township Clerk



Mark Reenders  
Grand Haven Charter Township Supervisor



# Administrative Memo

DATE: January 9, 2023  
TO: Township Board  
FROM: Karen Sherwood  
RE: Rental Ordinance Amendments  
International Property Maintenance Code Ordinance

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Attached, please find the final draft of the three ordinances pertaining to rental units in Grand Haven Charter Township, which include:

1. Rental Regulations Amendment
2. Zoning Text Amendment – Short-Term Rentals
3. Adoption of the International Property Maintenance Code

## 1. Rental Regulations Ordinance 595 Amendment

The final Rental Regulation (*No. 595*) ordinance that was reviewed and discussed at the Board Work Session on November 14, 2022, and the first reading occurred at the December 12, 2022 Board Meeting. Several modifications were made to the original ordinance but the most notable one includes the implementation of rental inspections for all rental units.

## 2. Zoning Text Amendment/Short-Term Rental Ordinance 596

The Short-Term Rental Ordinance (*No. 596*) requires a partial repeal with changes outlined below:

- Allows short-term rentals as of right in the overlay zone instead of a Special Land Use has been approved by the Planning Commission on December 5, 2022.
- Eliminates duplicitous information contained in the updated Rental Regulation Ordinance 595.

## 3. International Property Maintenance Code Ordinance

The International Property Maintenance Code (IPMC) will need to be adopted through an Ordinance since the Rental Regulations Ordinance (595) references and utilizes the IPMC for inspection purposes. Section 1. Adoption of Property Maintenance Code; Purpose, of the proposed ordinance outlines the adoption and the purpose of the adoption of the IMPC.

Section 2. Amendments, Additions and Deletions, makes some slight modifications to the IPMC such as naming Grand Haven Charter Township as the municipality of record, assuring alignment with our existing ordinances and to identifying specific items relative to Grand Haven Charter Township. For example, in section 304.14 Insect Screens the IPMC does not include dates for the applicable period, therefore the Township must identify them. An excerpt of this section is below:

*During the period from April 1<sup>st</sup> to October 31<sup>st</sup>, every door, window, and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas, or any areas where products to be included or utilized in food for human consumption is processed,...*

### **Sample Motions**

If the Township Board continues to support the rental regulations, the following motions can be offered:

**Motion to approve and adopt the Zoning Text Amendment addressing Short-Term Rentals. This is the second reading.**

**Motion to approve and adopt the Regulatory Ordinance addressing Rentals. This is the second reading.**

**Motion to approve and adopt the International Property Maintenance Code Ordinance addressing Rental Inspections. This is the second reading.**

If you have any questions or concerns, please contact Sherwood at your convenience.

**RENTAL REGULATION RESTATED ORDINANCE  
CHARTER TOWNSHIP OF GRAND HAVEN, MICHIGAN**

ord. no. \_\_\_\_\_ eff. \_\_\_\_\_

AN ORDINANCE TO REGULATE THE RENTAL OF  
PROPERTY IN GRAND HAVEN CHARTER  
TOWNSHIP; TO ESTABLISH PENALTIES AND  
SANCTIONS FOR VIOLATIONS OF THIS  
ORDINANCE; AND TO ESTABLISH AN EFFECTIVE  
DATE.

THE CHARTER TOWNSHIP OF GRAND HAVEN, OTTAWA  
COUNTY, MICHIGAN, ORDAINS:

**Sec. 1. PURPOSE**

The standards in this Ordinance are intended to ensure compatibility with the other permitted uses and the residential character of the neighborhoods in which rentals are located. All rentals shall meet the standards contained in this Ordinance and shall be so located and constructed that the average neighbor, under normal circumstances, will not be aware of their existence.

These standards are also to provide for and protect the welfare of full-time residents and to discourage the purchasing of property for Short-Term Rental uses when it would be inconsistent with the neighborhood in which the property is located.

**Sec. 2. DEFINITIONS**

The following words, terms, and phrases, when used in this Ordinance, shall have the meaning ascribed to them in this Section, except where the context clearly indicates a different meaning.

*(a) Bedroom* means a room which is intended, arranged, and designed to be occupied by one or more persons primarily for sleeping purposes.

*(b) Dwelling* means a building or portion of a building providing complete, independent living facilities for one or more persons, including permanent provisions for living, eating, cooking, sanitation, and one or more separate Bedrooms for sleeping.

*(c) Limited Short-Term Rental* means the Rental or subletting of any Dwelling for any one or two Rental periods of at least six but not more than 14 days, not to exceed 14 days total in a calendar year. This definition absolutely prohibits Rentals of less than six days.

*(d) Long-Term Rental* means the Rental or subletting of any Dwelling for a term of at least 28 days.

(e) *Maximum Occupancy* means the maximum number of allowable Occupants for the Dwelling, as established by Section 6(k) of this Ordinance.

(f) *Occupant* means an individual living in, sleeping in, or otherwise having possession of a space.

(g) *Owner* means a person holding legal or equitable title to the Premises. An Owner may designate an agent to perform duties or receive notice under this Ordinance.

(h) *Premises* means the property, including any land and the improvements on the land, such as a building or other designated structure, on which the Short-Term Rental or Limited Short-Term Rental or Long-Term Rental is located or is proposed.

(i) *Rent or Rented* means to permit, provide for, or offer possession or occupancy of a Dwelling, in which the Owner does not reside for a period of time, to a person who is not the legal owner of record, pursuant to a written or unwritten agreement.

(j) *Rental Unit* means any Dwelling which is leased, made available for rental purposes, or occupied by a person(s) other than the Owner (with or without monetary compensation).

(k) *Short-Term Rental* means the Rental or subletting of any Dwelling for a term of less than 28 days. This definition does not include the use of campgrounds, hotel rooms, transitional housing operated by a non-profit entity, group homes such as nursing homes and adult foster care homes, hospitals, or housing provided by a substance-abuse rehabilitation clinic, mental-health facility, other health-care related clinic, or housing for farm labor.

### **Sec. 3. RENTAL REGISTRATION REQUIRED**

All Rental Units, unless otherwise provided in this Ordinance, shall be registered with the Township on an annual basis.

(a) *Initial Registration.* Any new Rental Unit shall be registered within 30 days of occupancy by the tenant(s). Following initial registration, the Township will arrange for the inspection of the Premises and upon a successful inspection and the payment of any applicable fee will issue a rental certificate of compliance as permitted by this Ordinance. All Rental Units subject to this Ordinance shall, following its effective date, be registered according to the following schedule:

(1) The Owner of an existing Rental Unit used for Short-Term Rentals shall register the Rental Unit no later than four months after the effective date of this Ordinance.

(2) The Owner of an existing Rental Unit on Premises containing four or fewer Rental Units and used for Long-Term Rentals shall register the Rental Units no later than six months after the effective date of this Ordinance.

(3) The Owner of an existing Rental Unit on Premises containing more than four Rental Units and used for Long-Term Rentals shall register the Rental Units no later than nine months after the effective date of this Ordinance.

(b) *Annual Registration Renewal.* All Rental Units subject to this Ordinance shall re-register on an annual basis.

(c) *Registration upon Transfer of Ownership.* A registered Rental Unit that is sold, transferred, or conveyed shall be registered by the new Owner within 30 days of the date of the execution of the deed, land contract, or other legal instrument of conveyance.

(d) *Registration Fee.* An initial and annual registration fee shall be assessed to the Owner for registration of a Rental Unit. The Township shall establish by resolution, and may amend from time to time, the applicable registration fee.

(e) *Registration Information.* The Owner of a Rental Unit shall submit and keep updated the following registration information to the Township on forms prescribed by the Community Development Department:

- (1) The address(es) of the Premises of the Rental Unit(s);
- (2) The number of Rental Units;
- (3) The Owner's name, address, and telephone number;
- (4) The name, address, and telephone number of a contact person designated by the Owner;
- (5) The date of registration of the Rental Unit, if previously registered;
- (6) The name of the person filing the registration;
- (7) Bedroom sizes and locations;
- (8) Instructions as to parking locations; and
- (9) Any additional information necessary to determine compliance with local and state law.

(f) *Current and Accurate Information.* An Owner of a Rental Unit who fails to provide timely and accurate registration information shall be in violation of this Ordinance.

**Sec. 4. EXCEPTIONS**

The following circumstances do not require registration or a rental certificate of compliance under this Ordinance.

(a) *Dwelling Sales.* Occupancy of up to 90 days by a prior Owner after the sale of a Dwelling under a Rental agreement following closing is permitted.

(b) *Estate representative.* Occupancy by a personal representative, trustee, or guardian (including family members) of the estate, with or without remuneration, is permitted. The estate shall notify the Township of the Owner’s name, date of death, and name of the person occupying the premises.

(c) *Transitional Housing.* Occupancy at places of public accommodation, campgrounds, transitional housing operated by a non-profit entity, and bed-and-breakfast establishments is permitted.

(d) *Family Occupancy.* Any member of a family, as well as that family member’s guests, may occupy a Dwelling if that family member’s family owns the Dwelling. Family occupancy also exempts Dwellings when occupied by family guests, exchange students, visitors, medical caregivers, and child caregivers, any person living within a household on a permanent basis, and any other individual related by blood or affinity whose close association is the equivalent of a family relationship, without remuneration to the Owner.

(e) *Exclusive Authority.* Occupancy at places which the state has exclusive authority under state law to inspect and regulate is permitted.

(f) *Condition of Employment.* Occupancy as a condition of employment (e.g., parsonages) is permitted.

**Sec. 5. INSURANCE REQUIREMENTS**

As part of a registration application, and as may be requested from time to time thereafter, the Owner of a Rental Unit shall provide the Township with satisfactory proof of continuing commercial insurance coverage of at least \$1,000,000 and dwelling fire insurance coverage of at least \$10,000.

**Sec. 6. PERFORMANCE STANDARDS**

All Short-Term and Limited Short-Term Rentals shall be subject to the following performance standards.

(a) The Owner shall provide off-street parking on paved portions of the Premises to accommodate all Occupants’ vehicles, including motor vehicles and trailers.

(b) A Short-Term Rental will not be approved if the Premises contains an accessory dwelling unit (ADU), as defined in the Township's Zoning Ordinance, as amended or restated.

(c) The Owner shall provide the Occupant with the following information prior to occupancy and post such information in a prominent and visible location within seven feet of the main entrance to any Rental Unit:

(1) The name of a contact person and a telephone number at which the contact person will be available to accept calls during any time that the Dwelling is Rented;

(2) Notification of the Maximum Occupancy permitted in the Dwelling;

(3) Notification and instructions as to the parking locations;

(4) A copy of this Ordinance and the Township Noise Control Ordinance, as may be amended from time to time; and

(5) Notification that an Occupant may be cited or fined by the Township, in addition to any other remedies available at law, for violating any provision of this Ordinance.

(d) The owner shall post the following information in a prominent and visible exterior location that is within seven feet of the main entrance to any Rental Unit;

(1) The name of a contact person and a telephone number at which the contact person will be available to accept calls during any time that the Dwelling is Rented; and

(2) Notification of the Maximum Occupancy permitted in the Dwelling.

(e) The Owner's contact person must be available to accept telephone calls at all times that the Dwelling is Rented. The contact person must have a key to the Dwelling and be capable of being physically present at the Dwelling within one hour to address issues, unless arrangements are made for another person to address issues within the same timeframe.

(f) The Owner shall provide the contact person's information in writing to the owners of property within 300 feet of the Premises.

(g) The appearance of the Dwelling shall not conflict with the residential character of the neighborhood. The Dwelling shall be properly maintained as required by applicable local and state codes, and kept in good repair so that the use in no way detracts from the general appearance of the neighborhood.

(h) Occupants shall not encroach on neighboring properties.

(i) Owners shall provide sufficient waste receptacles substantially screened from public and neighboring view; and the Premises shall be maintained free of debris and unwholesome substances. Garbage must be kept in a closed container and disposed of on a regular weekly schedule.

(j) Campfires shall be maintained in designated fire pits and comply with applicable fire codes and other applicable laws and ordinances.

(k) Occupants shall not create a nuisance. For purposes of this subsection, a nuisance includes but is not limited to any of the following:

(1) Any activity that violates Township noise regulations; and

(2) Any activity that violates state or Township firework regulations.

(l) The maximum occupancy for any Rental Unit is 12 individuals, subject to any applicable local, state, or federal laws, regulations, or ordinances, and subject to the International Property Maintenance Code as referenced in the Michigan Building Code that is enforced by the Township per Ordinance No. 454, as amended. Campers and tents to provide additional occupancy on the Premises are not permitted. The occupancy of any Short-Term Rental or Limited Short-Term Rental served by a septic tank rather than a public sanitary sewer system shall not exceed any limitations established by the Ottawa County Health Department.

(m) A lock box, acceptable for the Township's Fire Chief or the Fire Chief's designee, shall be provided for every Dwelling used as a Short-Term Rental or Limited Short-Term Rental.

(n) Any Dwelling occupied as a Short-Term Rental shall have public water service and public sanitary sewer service, or if it does not have either or both, any water well or septic system serving the Dwelling must be inspected by and approved by the Ottawa County Department of Public Health for use as or with a Short-Term Rental. Specifically, any water well serving the Dwelling must be upgraded from a residential class II to class III. No Dwelling used as a Short-Term Rental may have a shared water well or shared septic system with another building, unless approved by the Ottawa County Department of Public Health for use with a Short-Term Rental.

## **Sec. 7. INSPECTIONS**

The Township may conduct inspections for health and safety and to obtain and ensure compliance with this Ordinance and with the International Property Maintenance Code.

(a) *Circumstances for Inspection.* A Rental Unit may be inspected under any of the following circumstances:

(1) As part of the rental compliance certification process;

(2) Upon receipt of a complaint or report that the Premises are in violation of this Ordinance;

(3) If the Township has reason to believe that the Premises are in violation of this Ordinance on the basis of the exterior of the Rental Unit or Premises;

(4) Upon receipt of information that a Rental Unit is not registered with the Township as required by this Ordinance;

(5) To determine compliance with a notice or housing order issued by the Township;

(6) Upon the observance of an emergency situation or if an emergency situation is reasonably believed to exist;

(7) In accordance with any other requirement of law; and

(8) For advisory inspection purposes when requested by the Owner.

(b) *Inspection.* During the inspection, the enforcing officer shall identify and note any violations of this Ordinance or any other provision of state or local law. Upon identification of any violations, the enforcing officer shall issue a violation notice and direct the Owner to correct the violation within a reasonable amount of time. The time frame for correction of any violation may be extended at the Township's discretion upon request. The refusal of an inspection permitted by this Ordinance is a violation of this Ordinance.

(c) *Inspection and Administrative Fee.* The Township shall establish by resolution, and may amend from time to time, a schedule of inspection fees that shall not exceed the real costs of inspecting a Rental Unit. The Township shall also charge an administrative late fee if an inspection fee is not paid within 30 days from the billing date. The Township shall establish by resolution, and may amend from time to time, the amount of any administrative late fee. If an enforcing officer determines that a complaint was filed without a factual basis, the inspection fee shall be charged to the complainant.

## **Sec. 8. RENTAL CERTIFICATE OF COMPLIANCE**

An Owner shall not lease, rent, or otherwise allow a Short-Term or Long-Term Rental Unit to be occupied unless there is a valid and current rental certificate of compliance or a temporary rental certificate of compliance for the Rental Unit. Each rental certificate of compliance or temporary rental certificate of compliance shall contain an expiration date and is non-transferable.

(a) *Issuance.* The Township shall issue a rental certificate of compliance to the Owner of a Rental Unit which is determined to be in compliance with this Ordinance following an inspection. Compliance shall mean the following:

(1) There are no violations of this Ordinance or any other provision of state or local law existing at the time of the most recent inspection;

(2) The enforcing officer did not discover any uncorrected violations of this Ordinance or any other provision of state or local law since the prior rental certificate of compliance or temporary certificate of compliance, if any, was issued; and

(3) The Owner has paid all inspection and registration fees required by this Ordinance.

(b) *Long-Term Rentals.* A rental certificate of compliance for Long-Term Rentals shall have a term of three or six years as provided herein:

(1) A six-year certificate of compliance will be issued from the date of initial inspection based upon the following conditions:

- (i) There are no violations of this Ordinance or any other provision of state or local law at the time of the most recent inspection;
- (ii) The enforcing officer did not discover any violations of this Ordinance or any other provision of state or local law since the prior rental certificate of compliance or temporary rental certificate of compliance, if any, was issued; and
- (iii) The property owner has timely paid all inspections and registration fees required by this Ordinance.

(2) A three-year certificate of compliance will be issued from the date of the initial inspection based upon the following conditions:

- (i) All violations of this Ordinance or any other provision of state or local law noted on an initial or subsequent inspection have been corrected; and
- (ii) Inspection and registration fees have been paid as required by this Ordinance, but were not timely paid.

(3) A newly constructed Rental Unit may be issued a six-year rental certificate of compliance from the date of initial certificate of occupancy.

(c) *Short-Term Rentals.* A rental certificate of compliance for Short-Term Rentals shall have a term of three years.

(d) *Temporary Rental Certificate of Compliance.* When a rental certificate of compliance is required, the Township may issue a temporary rental certificate of

compliance if the Township is unable to complete a required inspection prior to the expiration of an existing rental certificate of compliance provided that there are no known violations to be uncorrected and no inspection or other fees outstanding. The Township may issue a temporary rental certificate of compliance for a newly-registered Rental Unit. A temporary rental certificate of compliance shall be valid until the enforcing officer completes the required inspection and issues an order granting or denying a rental certificate of compliance. An inspection must be conducted within 60 days of the expiration of an existing rental certificate of compliance, the registration of a new Rental Unit, or issuance of a temporary rental certificate of compliance, whichever is later.

(e) *Renewal.* At least 30 days before the expiration of a rental certificate of compliance, the Owner shall notify the Township of the need to arrange for a compliance inspection. The Owner shall be responsible for arranging for the compliance inspection in advance of the expiration date on the rental certificate of compliance.

(f) *Noncompliance.* Any change in the use or construction of a Dwelling that results in noncompliance with local or state law, as determined by the Community Development Department, shall void the rental certificate of compliance.

(g) *Notice.* The Township shall immediately notify the Owner and any Occupant(s) of any decision affecting the status of a rental certificate of compliance and advise the Owner and Occupant(s) of their right to appeal and the appeal procedure.

## **Sec. 9. RENTAL LIMITATIONS**

A Dwelling that is issued a rental certificate of compliance or temporary rental certificate of compliance under this Ordinance may be Rented subject to the following limitations.

(a) In any zoning district, a Dwelling may be Rented for any time period, as often as the Owner decides, subject to the limitations and all other requirements of this Ordinance.

(b) Any Short-Term Rental, including any Limited Short-Term Rental, must satisfy the requirements of the Township's Zoning Ordinance, as amended or restated.

(c) Short-Term Rentals, other than Limited Short-Term Rentals, are not permitted in any subdivision (including a supervisor plat), planned unit development, or site condominium unless Short-Term Rentals are specifically provided for and allowed according to the restrictive covenants or master deed provided to the Township during the application process for the development in

question, which restrictive covenants or master deed is approved by the Township and recorded with the Ottawa County Register of Deeds.

(d) Short-Term Rentals are not permitted for any Dwelling that is served by a private road serving eight or more Premises, according to the Township's Private Roads and Driveways Ordinance, as amended or restated, unless the Dwelling is included in the Short-Term Rental Overlay Zone.

**Sec. 10. SUSPENSION, EXPIRATION, OR REVOCATION OF CERTIFICATE OF COMPLIANCE**

In addition to any other penalty authorized by law, a rental certificate of compliance may be suspended or revoked if the Community Development Department finds by competent, material, and substantial evidence, and after written notice of the charges to the Owner and an opportunity for the Owner to be heard, that the Owner has violated or failed to fulfill the requirements of this Ordinance. Written notice of the charges and notice of hearing before the Community Development Department shall be personally served on the Owner or served on the Owner by certified mail, no less than 21 days before the hearing.

(a) Upon a finding by the Community Development Department of a first violation within any 12 month period, the rental certificate of compliance may be suspended for up to 30 days during which time the Premises shall not be Rented and rental payments need not be made.

(b) Upon a finding by the Community Development Department of a second violation within any 12 month period, the rental certificate of compliance shall be suspended for 60 days during which time the Premises shall not be Rented and rental payments need not be made.

(c) Upon a finding by the Community Development Department of a third violation within any 12 month period, the rental certificate of compliance shall be revoked and the Owner shall not again be issued a rental certificate of compliance for a period of 24 months, during which time the Premises shall not be Rented and rental payments need not be made.

(d) Appeal from denial, suspension, or revocation of a rental certificate of compliance is allowed, as provided in Section 11.

(e) If the Community Development Department suspends a six-year or a three-year rental certificate of compliance, or if a six-year or a three-year rental certificate of compliance has expired or been revoked, then the Community Development Department shall notify the Occupant(s) of the suspension, expiration, or revocation. The notice shall inform the Occupant(s) that they may pay rent into a self-established escrow account until they vacate the unit, the rental certificate of compliance is reinstated or renewed, or a temporary rental certificate of compliance has been issued, whichever occurs first. This subsection shall not apply if the Owner establishes that the suspension of the rental certificate of compliance is due

to violations that were caused by the Occupant(s) of the Rental Unit. Once the rental certificate of compliance is reinstated or a temporary rental certificate of compliance has been issued, the rent shall again become due and payable prospectively in accordance with the terms of the lease or other agreement between the Owner and the Occupant(s) or as determined by a court of law.

### **Sec. 11. APPEAL**

Any Owner whose rental certificate of compliance was denied, suspended, or revoked by the Community Development Department may, within ten days following such decision, appeal to the Township Board. The Township Board shall determine whether to affirm, reverse, or modify the decision of the Community Development Department in accordance with this Ordinance.

(a) *Notice.* At least 14 days prior to the Township Board meeting to consider the appeal of the Owner, the Community Development Department shall send, by certified United States mail, written notice to the Owner of the date, time, and place at which the Township Board will consider the denial, suspension, or revocation. The Owner shall be provided an opportunity to be heard by the Township Board prior to its decision being made.

(b) *The decision.* The decision of the Township Board shall be final. The Township Clerk shall notify the Owner, in writing, of the decision of the Township Board.

(c) *Right to appeal.* If the Township Board affirms the decision of the Community Development Department denying an application for or suspending or revoking a certificate of compliance, the Owner shall have the right to appeal the Township Board decision to the circuit court. The decision of the Township Board shall not be vacated during the pendency of any appeal to circuit court. The Owner has the right to seek a stay in circuit court.

(d) *Committee option.* The Township Board may, in its discretion, appoint a committee to hear an appeal under this Section 11. If the Township Board elects this option, the committee shall process this appeal in accordance with this Section 11, except that the committee shall function as the Township Board for purposes of the appeal under this Section 11.

### **Sec. 12. TOWNSHIP, STATE, AND FEDERAL REQUIREMENTS**

Nothing contained within this Ordinance shall be construed to relieve a person of any duties and obligations imposed under any Township, state, or federal laws, ordinances, rules, regulations, licenses, or permit requirements.

### **Sec. 13. SEVERABILITY AND CAPTIONS**

This Ordinance and its various parts, sections, subsections, sentences, phrases, and clauses are severable. If any part, section, subsection, sentence, phrase, or

clause is adjudged unconstitutional or invalid, the remainder of this Ordinance shall not be affected. The captions included at the beginning of each Section are for convenience only and shall not be considered as part of this Ordinance.

**Sec. 14. ADMINISTRATIVE LIABILITY**

No officer, agent, employee, or member of the Township Board shall be personally liable for any damage that may accrue to any person as a result of any act, decision, or other consequence or occurrence arising out of the discharge of duties and responsibilities pursuant to this Ordinance.

**Sec. 15. VIOLATIONS/PENALTIES**

Any person violating the provisions of this Ordinance shall be responsible for a municipal civil infraction. The penalty for a violation of this Ordinance shall be a civil fine of not less than \$50.00, plus costs and other sanctions. Increased civil fines may be imposed for repeat violations of this Ordinance by a person. A “repeat violation” of this Ordinance is a second or subsequent violation of this Ordinance committed by a person within six months of a prior violation of this Ordinance, and for which the person admits responsibility or is determined to be responsible. The penalty for a violation of this Ordinance which is a first repeat violation shall be a civil fine of not less than \$250.00, plus costs and other sanctions. The penalty for a violation of this Ordinance which is a second or subsequent repeat violation shall be a civil fine of not less than \$500.00, plus costs and other sanctions. The Township Supervisor, Township Superintendent (Township Manager), an authorized Township official, any law enforcement officer of the Ottawa County Sheriff’s Department or the Michigan State Police, and the Township Attorney are authorized to issue municipal civil citations for violations of this Ordinance.

**Sec. 16. REPEAL OF ORDINANCE NO. 595**

Ordinance No. 595 is repealed, as is any other ordinance to the extent the other ordinance is inconsistent with the terms of this Ordinance.

**Sec. 17. EFFECTIVE DATE**

This Ordinance was approved and adopted by the Township Board on \_\_\_\_\_, 2022, after its introduction and first reading on \_\_\_\_\_, 2022, and after its publication in the manner provided by Public Act 359 of 1947, as amended. This Ordinance shall take effect 30 days after its publication following adoption.

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Mark Reenders, Township Supervisor

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Laurie Larsen, Township Clerk

**CERTIFICATE**

I, Laurie Larsen, the Clerk for the Charter Township of Grand Haven, Ottawa County, Michigan, certify that the foregoing Rental Regulation Restated Ordinance was adopted at a meeting of the Township Board held on \_\_\_\_\_, 2022. The following members of the Township Board were present at that meeting: \_\_\_\_\_

The following members of the Township Board were absent: \_\_\_\_\_

\_\_\_\_\_. The Ordinance was adopted by the Township Board with members of the Board \_\_\_\_\_ voting in favor and \_\_\_\_\_ members of the Board voting in opposition. Notice of Adoption of the Ordinance was published in the *Grand Haven Tribune* on \_\_\_\_\_, 2022.

\_\_\_\_\_  
Laurie Larsen, Clerk  
Grand Haven Charter Township

**ORDINANCE NO. \_\_\_\_\_**

**ZONING TEXT AMENDMENT ORDINANCE**

**AN ORDINANCE TO AMEND THE GRAND HAVEN  
CHARTER TOWNSHIP ZONING ORDINANCE TO ALLOW  
SHORT-TERM RENTALS AS OF RIGHT IN THE  
TOWNSHIP RENTAL OVERLAY ZONE; AND TO  
PROVIDE FOR THE EFFECTIVE DATE OF THIS  
ORDINANCE.**

THE CHARTER TOWNSHIP OF GRAND HAVEN, COUNTY OF OTTAWA, AND STATE OF MICHIGAN, ORDAINS:

Section 1. Amendment of Section 9.01 in Chapter 9B of the Zoning Ordinance. Section 9.01 in Chapter 9B of the Zoning Ordinance shall be amended in its entirety as follows:

**SECTION 9.01 FINDINGS AND STATEMENT OF PURPOSE.**

Short-Term Rentals have historically been considered a commercial use not historically permitted in residential zoning districts. Furthermore, the Township is committed to preserving the residential character of Township neighborhoods, minimizing potential nuisances, and maintaining the Township's small-town character and scenic beauty. The Township intends to protect its residents and visitors from the potentially negative or harmful effects that can arise from commercial rentals, including the potential impact on the appearance, tranquility, and standard of living in the Township's prime residential areas.

However, the Township also recognizes the potential benefits of tourism and additional lodging opportunities for visitors, as well as the financial benefit that Short-Term Rentals can bring to property owners in the Township. Therefore, the Township wishes to achieve a balance between these considerations by providing that Short-Term Rentals are permitted by right in the Short-Term Rental Overlay Zone when compliant with the standards set forth in the Rental Regulation Ordinance as now existing or subsequently amended, or any successor ordinance.

Section 2. Amendment of Section 9.02 in Chapter 9B of the Zoning Ordinance. Section 9.02 in Chapter 9B of the Zoning Ordinance shall be amended in its entirety as follows:

**SECTION 9.02 PERMITTED USES.**

The uses permitted in the Short-Term Rental Overlay Zone shall be the uses permitted in the underlying zoning district, plus Short-Term Rentals if in compliance with the Rental Regulation Ordinance as now existing or subsequently amended, or any successor ordinance.

Section 3. Amendment of Section 9.05 in Chapter 9B of the Zoning Ordinance. Section 9.05 in Chapter 9B of the Zoning Ordinance shall be eliminated in its entirety and reserved for future use.

Section 4. Effective Date. The foregoing amendment to the Grand Haven Charter Township Zoning Ordinance was approved and adopted by the Township Board of Grand Haven Charter Township, Ottawa County, Michigan on \_\_\_\_\_, 2022, after a public hearing as required pursuant to Michigan Act 110 of 2006, as amended, and after a first reading of the amendment by the Township Board on \_\_\_\_\_, 2022. This Ordinance shall be effective on \_\_\_\_\_, 2022, which date is eight days after publication of the Ordinance as is required by Section 401 of Act 110, as amended, provided that this effective date shall be extended as necessary to comply with the requirements of Section 402 of Act 110, as amended.

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Mark Reenders, Township Supervisor

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Laurie Larsen, Township Clerk

**CERTIFICATE**

I, Laurie Larsen, the Clerk for the Charter Township of Grand Haven, Ottawa County, Michigan, certify that the foregoing Grand Haven Charter Township Zoning Text Amendment Ordinance was adopted at a regular meeting of the Township Board held on \_\_\_\_\_, 2022. The following members of the Township Board were present at that meeting: \_\_\_\_\_

\_\_\_\_\_.

The following members of the Township Board were absent: \_\_\_\_\_

\_\_\_\_\_.

The Ordinance was adopted by the Township Board with members of the Board \_\_\_\_\_

\_\_\_\_\_

voting in favor and members of the Board \_\_\_\_\_

voting in opposition. The Ordinance or a summary of the Ordinance was published in the *Grand Haven Tribune* on \_\_\_\_\_, 2022.

\_\_\_\_\_  
Laurie Larsen, Clerk  
Grand Haven Charter Township

**2021 INTERNATIONAL PROPERTY MAINTENANCE CODE ORDINANCE  
CHARTER TOWNSHIP OF GRAND HAVEN, MICHIGAN**

ord. no. \_\_\_\_\_ eff. \_\_\_\_\_

AN ORDINANCE TO ASSUME RESPONSIBILITY FOR  
ENFORCEMENT OF A PROPERTY MAINTENANCE CODE AND TO  
PROVIDE PENALTIES FOR ITS VIOLATION.

THE CHARTER TOWNSHIP OF GRAND HAVEN, OTTAWA COUNTY, AND  
STATE OF MICHIGAN, ORDAINS:

**Sec. 1 ADOPTION OF PROPERTY MAINTENANCE CODE; PURPOSE:**

Pursuant to the provisions of Public Act 359 of 1947, as amended, the Township adopts by reference the *International Property Maintenance Code*, 2021 edition, published by the International Code Council, as amended in this Ordinance, as the property maintenance code to provide standards to safeguard life, limb, health, property, and public welfare by regulating, governing, and controlling the use, occupancy, conditions, and maintenance of all property, buildings, and structures within the Township; and to provide for a just, equitable, and practicable method whereby buildings or structures, which from any cause endanger the life, limb, property, safety, or welfare of the general public or their occupants, may be repaired, vacated, or demolished.

**Sec. 2 AMENDMENTS, ADDITIONS, AND DELETIONS:**

The following sections and subsections of the *2021 International Property Maintenance Code* adopted in this Ordinance shall be amended, added, or deleted by the Township to state or to be deleted in their entirety as follows. All other sections or subsections of the *2021 International Property Maintenance Code* shall remain the same.

**101.1 Title.** These regulations shall be known as the International Property Maintenance Code (“this code”) of the Charter Township of Grand Haven (the “Township”).

**102.3 Application of other codes.** Repairs, additions, or alterations to a structure, or changes of occupancy, shall be done in accordance with the procedures and provisions of the codes, laws, and ordinances adopted or enforced by the State of Michigan or the Township.

**103.1 Enforcement agency.** The Township shall be the enforcement agency and the official in charge shall be known as the building official or the code official. The Township shall implement, administer, and enforce the provisions of this code.

**104.1 Fees.** The fees for activities and services performed by the Township in carrying out its responsibilities under this code shall be established by the Township Board.

**105.7 Liability.** The building official, any board of appeals member, and any employee charged with the enforcement of this code, while acting for the Township in good faith and without malice in the discharge of the duties required by this code or other pertinent law

or ordinance, shall not be civilly or criminally liable personally and are relieved from personal liability for any damage accruing to persons or property as a result of an act or by reason of an act or omission in the discharge of official duties. Any suit brought against the building official, officer, or employee because of such act or omission performed by the building official, officer, or employee in the lawful discharge of duties and enforcement of any provision of this code or other codes or other pertinent laws or ordinances implemented through the enforcement of this code or enforced by the Township shall be afforded all the protection provided by the Township's liability insurance, immunities, and any immunities and defenses provided by other applicable state and federal laws; they shall be defended by legal representative of the Township until the final termination of the proceedings. The building official or any subordinate shall not be liable for cost in any action, suit, or proceeding that is instituted in pursuit of the provisions of this code.

This code shall not be construed to relieve from or lessen the responsibility of any person owning, operating, or controlling any building or structure for any damages to persons or property caused by defects, nor shall the Township, its officers, or employees be held as assuming any such liability by reason of the inspections authorized by this code or any permits or certificates issued under this code.

**108.1 Membership of board.** The board of appeals for purposes of this code shall be the Township's Construction Board of Appeals or a separate board of appeals appointed by the Township Board for purposes of this code (referred to as the "board of appeals" for purposes of this code).

**108.2 Compensation of members.** Compensation of members of the board of appeals shall be established by the Township Board.

**108.3 Open hearing.** All hearings before and meetings of the board of appeals shall be open to the public. The appellant, the appellant's representative, the building official, and any person whose interests are affected shall be given an opportunity to be heard.

**108.4 Limitation on authority.** An application for appeal shall be based on a claim that the true intent of this code or the rules legally adopted thereunder have been incorrectly interpreted, the provisions of this code do not fully apply, or an equally good or better form of construction is proposed. The board of appeals shall have no authority to waive requirements of this code.

**109.2 Notice to person responsible.** Whenever the code official determines that there has been a violation of this code or has grounds to believe that a violation has occurred, notice shall be given in accordance with Section 111.4 to the person responsible for the violation as specified in this code.

**201.3 Terms defined in other codes and ordinances.** Where terms are not defined in this code and are defined in other codes and ordinances adopted or enforced by the state or the Township, such terms shall have the meanings ascribed to them as stated in those codes or ordinances.

**302.4 Weeds.** [Deleted in its entirety and reserved for future use.]

**302.8 Motor vehicles.** [Deleted in its entirety and reserved for future use.]

**304.2 Protective treatment.** All materials, colors, and product applications used in or for exterior repairs, including boarded up windows or doors, roofing, ceilings, soffits, fascia, decks, landings, porches, and similar repairs, shall be installed in a workmanship manner, consistent with generally accepted construction practices and in accordance with the product manufacturers recommendations. All repairs shall be exterior weather protected and sealed tightly. The materials, products, color, and general design of the repair shall be the same as that of the existing structure.

**304.14 Insect screens.** During the period from April 1<sup>st</sup> to October 31<sup>st</sup>, every door, window, and other outside opening required for ventilation of habitable rooms, food preparation areas, food service areas, or any areas where products to be included or utilized in food for human consumption is processed, manufactured, packaged, or stored shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch (16 mesh per 25 mm), and every screen door used for insect control shall have a self-closing device in good working condition.

**Exception:** Screens shall not be required where other approved means, such as air curtains or insect repellent fans, are employed.

**307.1 General.** Every existing exterior and interior flight of stairs having more than four risers shall have a handrail on one side of the stair and every open portion of a stair, landing, balcony, porch, deck, ramp, or other walking surface that is more than 30 inches above the floor or grade below shall have *guards*. Handrails shall be not less than 30 inches in height or more than 42 inches in height measured vertically above the nosing of the tread or above the finished floor of the landing or walking surfaces. Existing guards shall be not less than 30 inches in height above the floor of the landing, balcony, porch, deck, stair nosing ramp, or other walking surface and shall not have openings that allow passage of a sphere greater than six inches in diameter.

**Exceptions:**

1. All new guardrails and handrails installed after the adoption of this Ordinance shall be installed in accordance with the state's Building Code.
2. Guards shall not be required where exempted by the state's Building Code.

**308.2.2 Refrigerators.** [Deleted in its entirety and reserved for future use.]

**309.2 Owner.** Shall be amended and restated in its entirety to read as follows:

**309.2 Owner.** The owner of any structure shall be responsible for pest elimination within the structure prior to renting, leasing, or otherwise allowing occupancy of the structure. If the code official has reason to believe the structure is insect, pest, or rodent infested, the code official shall have the authority to require the owner to eliminate the infestation and submit a written statement from an approved pest control agency stating that the structure has been treated and is free from insects, pests, or rodents, as the case may be, prior to a

certificate of compliance issued and before inspection and occupancy of the structure is permitted. If infestation is caused by failure of the occupant to prevent such infestation, the occupant and owner shall be responsible for pest elimination. Where the infestations of any structure are caused by defects in the structure, the owner shall be responsible for pest elimination.

**309.3 Single occupant.** [Deleted in its entirety and reserved for future use.]

**309.4 Multiple occupancy.** [Deleted in its entirety and reserved for future use.]

**309.5 Occupant.** [Deleted in its entirety and reserved for future use.]

**403.1 Habitable spaces.** Every habitable space shall have not less than one openable window. The total openable area of the window in every room shall be equal to not less than 45 percent of the glazed area of the window.

**403.3 Cooking facilities.** All dwelling units shall include a kitchen that at a minimum includes a cooking appliance and a refrigerator. For purposes of this Section, devices such as coffee pots and microwave ovens and similar appliances shall not be considered cooking appliances.

**Exception:** A cooking appliance shall not be permitted to be present in a rooming unit or dormitory unit.

**503.1 Privacy.** Toilet rooms and bathrooms shall provide privacy and shall not constitute the only passageway to a hall or other space, or to the exterior. A door and interior locking device shall be provided for all bathrooms and toilet rooms in a dwelling.

**503.4 Floor surface.** Every toilet room and bathroom floor shall be maintained to be a smooth, hard, nonabsorbent surface to permit such floor to be easily kept in a clean and sanitary condition.

**505.1 General.** Every sink, lavatory, bathtub or shower, drinking fountain, water closet, or other plumbing fixture shall be properly connected to either a public water system or to an approved private water system. All kitchen sinks, lavatories, laundry facilities, bathtubs, and showers shall be supplied with hot or tempered and cold running water in accordance with the state's Plumbing Code.

**602.2 Residential occupancies.** Dwellings shall be provided with heating facilities capable of maintaining a room temperature of 68°F in all habitable rooms, bathrooms, and toilet rooms based on the winter outdoor design temperatures for the Township. Cooking appliances shall not be used, nor shall portable unvented fuel-burning or electric space heaters be used, as a means to provide required heating.

**Exception:** In areas where the average monthly temperature is above 30°F, a minimum temperature of 65°F shall be maintained.

**602.3 Heat supply.** Every *owner* and *operator* of any building who rents, leases, or lets one or more *dwelling units* or *sleeping units* on terms, either expressed or implied, to furnish heat to the *occupants* thereof shall supply heat during the period from October 1<sup>st</sup> to May 31<sup>st</sup> to maintain a minimum temperature of 68°F in all habitable rooms, bathrooms, and toilet rooms.

**Exceptions:**

1. When the outdoor temperature is below the winter outdoor design temperature for the Township, maintenance of the minimum room temperature shall not be required provided that the heating system is operating at its full design capacity. The winter outdoor design temperature for the Township shall be as indicated in the state's Plumbing Code.
2. In areas where the average monthly temperature is above 30°F, a minimum temperature of 65°F shall be maintained.

**602.4 Occupiable workspaces.** Indoor occupiable workspaces shall be supplied with heat during the period from October 1<sup>st</sup> to May 31<sup>st</sup> to maintain a temperature of not less than 65°F during the period the spaces are occupied.

**Exceptions:**

1. Processing, storage and operation areas that require cooling or special temperature conditions; and
2. Areas in which persons are primarily engaged in vigorous physical activities.

**603.1 Mechanical appliances.** Functioning mechanical appliances, fireplaces, solid fuel-burning appliances, furnaces, and water heating appliances shall be properly installed and maintained in a safe working condition and shall be capable of performing the intended function. For all dwelling units, all gas fired mechanical appliances shall be inspected by a State of Michigan licensed mechanical contractor and a report of the findings shall be submitted prior to the issuance of a certificate of compliance. The report shall include a part per million reading of carbon monoxide and such reading shall be taken from the clear breathing zone in the interior of the dwelling.

**604.3 Electrical service hazards.** Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, improper fusing, insufficient receptacle or lighting outlets, improper wiring or installation, deterioration or damage, or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard. Electrical cords shall not be the permanent source of connection serving appliances or installed in such a manner that impairs, obstructs, or hinders in any way the path of egress or could result in the electrical cord becoming a trip hazard.

**605.2 Receptacles.** Every habitable space in a dwelling shall contain not less than two separate and remote receptacle outlets. Every laundry area shall contain not less than one

grounding- type receptacle. In addition, all receptacles in laundry areas in the basement must include a ground fault circuit interrupter. Every bathroom shall contain not less than one receptacle. Any bathroom receptacle outlet shall have ground fault circuit interrupter protection. All receptacle outlets within 6 feet of a water appliance such as sinks, laundry tubs, bathtubs, showers, and similar such appliances shall have ground fault circuit interrupter protection. All receptacle outlets shall have the appropriate faceplate cover for the location.

**704.2.3 Power source.** Single station smoke alarms shall receive their primary power from the building wiring provided that such wiring is served from a commercial source and shall be equipped with a battery backup. All hard wired smoke alarms shall only be replaced with hard wired smoke alarms. Smoke alarms with integral strobes that are not equipped with battery backup shall be connected to an emergency electrical system. Smoke alarms shall emit a signal when the batteries are low. Wiring shall be permanent and without a disconnecting switch other than is required for overcurrent protection.

**Exceptions:**

1. In existing dwellings, where no construction is taking place, and where smoke alarms are required, smoke alarms are permitted to be factory warrantied 10 year sealed solely battery operated.
2. Smoke alarms are permitted to be factory warrantied 10 year sealed solely battery operated in buildings that are not served from a commercial power source.
3. Smoke alarms are permitted to be factory warrantied 10 year sealed solely battery operated in existing areas of buildings undergoing alterations or repairs that do not result in the removal of interior walls or ceiling finishes exposing the structure, unless there is an attic, crawl space or basement available that could provide access for building wiring without the removal of interior finishes.

**705.1 Carbon monoxide alarms.** Carbon monoxide alarms shall be provided in all dwelling units where either or both of the following conditions exist.

1. The dwelling unit contains a fuel fired appliance.
2. The dwelling unit has an attached garage with an opening that communicates with the dwelling unit.

**705.1.1** Carbon Monoxide alarms shall be installed in accordance with their listing and the Michigan Residential Building Code in effect at the time of installation of the carbon monoxide detector.

**Sec. 3                    EFFECTIVE DATE:**

This Ordinance was approved and adopted by the Township Board on \_\_\_\_\_, 202\_\_\_\_, after its introduction and first reading on \_\_\_\_\_, 202\_\_\_\_, and after its publication in the manner provided by Public Act 359 of 1947, as amended. This Ordinance shall take effect 30 days after its publication following adoption.

\_\_\_\_\_  
Mark Reenders, Township Supervisor

\_\_\_\_\_  
Laurie Larsen, Township Clerk

**CERTIFICATE**

I, Laurie Larsen, the Clerk for the Charter Township of Grand Haven, Ottawa County, Michigan, certify that the foregoing 2021 International Property Maintenance Code Ordinance was adopted at a regular meeting of the Township Board held on \_\_\_\_\_, 202\_\_\_\_. The following members of the Township Board were present at that meeting: \_\_\_\_\_  
\_\_\_\_\_. The following members of the Township Board were absent: \_\_\_\_\_. The Ordinance was adopted by the Township Board with members of the Board \_\_\_\_\_ voting in favor and \_\_\_\_\_ members of the Board voting in opposition. Notice of Adoption of the Ordinance was published in the *Grand Haven Tribune* on \_\_\_\_\_, 202\_\_\_\_.

\_\_\_\_\_  
Laurie Larsen, Clerk  
Grand Haven Charter Township



## Public Services Memo

DATE: January 5, 2023  
TO: Township Board  
FROM: Alando Chappell  
RE: Proposed Wording for Hofma Preserve Plaque

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With the input of the Township and the Parks and Recreation Committee, we have proposed wording of the Hofma Preserve Plaque for the Boards review and consideration.

Please see the proposed wording of the plaque below:

**Hofma Preserve  
Grand Haven Charter Township  
2023**

The use of this Preserve was made possible, in part, by the generous donation of 138 acres in 2016 by Esther Witteveen. The tree farm, operated by the Witteveen family for many years, is a bright holiday memory for many area residents.

Because of this gift and the vision of the Grand Haven Charter Township Board of Trustees and the Grand Haven Charter Township Parks & Recreation Committee, the Preserve was expanded for the enjoyment of all.

Hofma Preserve is a place for relaxation, exploration, and observation.

If the Board supports the wording of the Hofma Preserve Plaque, the following motion may be offered:

**Motion to approve the wording of the Hofma Preserve Plaque to be located at Hofma Preserve.**

If you have any questions or concerns, please contact Chappell or Cargo at your convenience.



# SUPERINTENDENT'S MEMO

DATE: January 5, 2022

TO: Township Board

FROM: Bill Cargo

SUBJECT: Resolution to Accept Park Lands

Attached, please find a copy of Resolution 23-01-01, which includes the **15 acres** of the so-called Groesbeck property into the Township's park system. (*See attached "Hofma Park and Preserve - Groesbeck Property Acquisition Map".*)

In brief, to ensure that the rules and regulations that govern the Township's park lands are fully applicable to the recently acquired acreage, staff are requesting that the Board approve the attached resolution.

To proceed with this recommendation, the following motion can be offered:

**Move to approve and adopt Resolution 23-01-01 that assigns approximately 15 acres of public land into the Hofma Park and Preserve facility, which is part of the Township's parks system.**

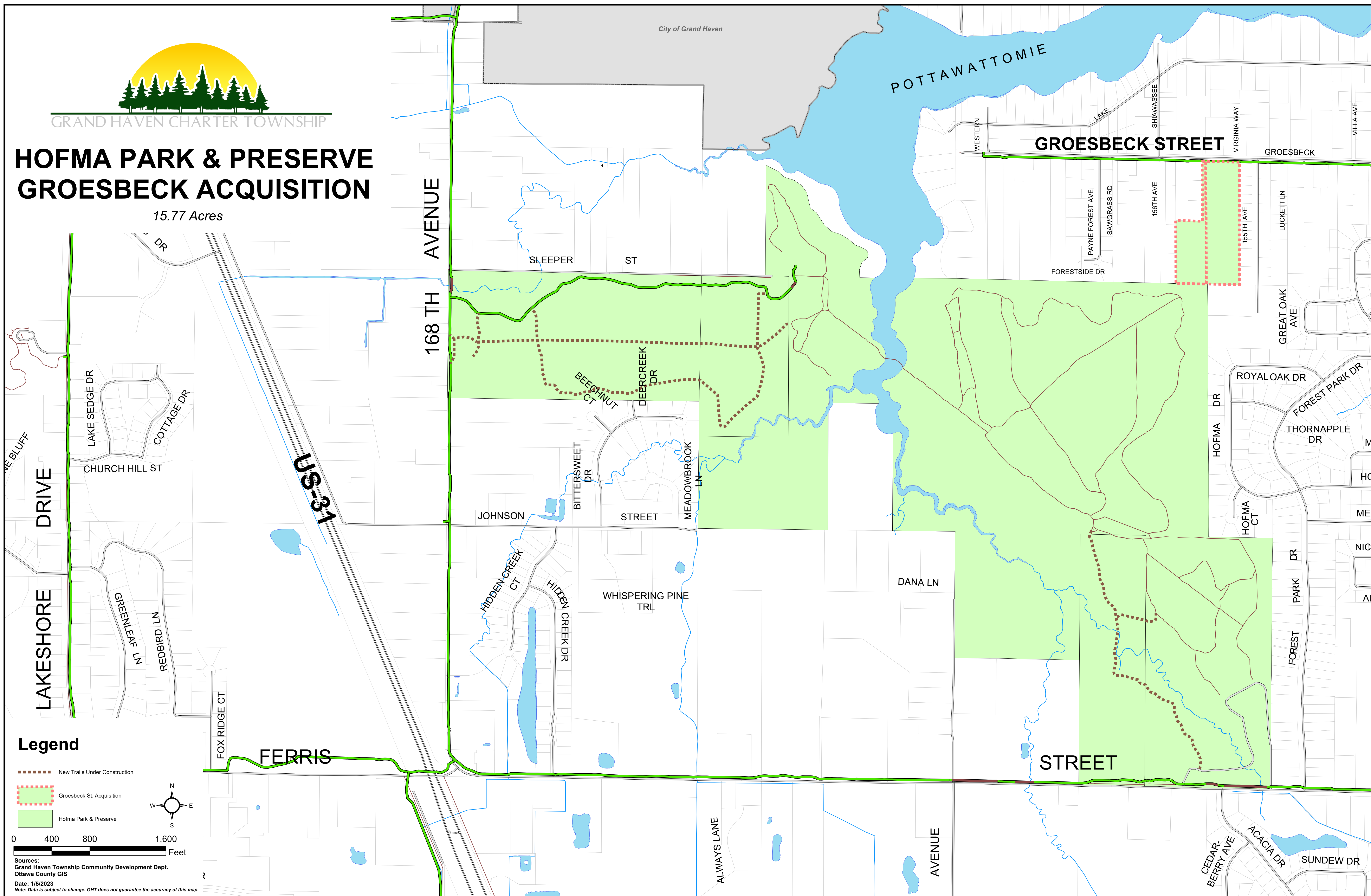
Please contact me if there are any question or comments.



GRAND HAVEN CHARTER TOWNSHIP

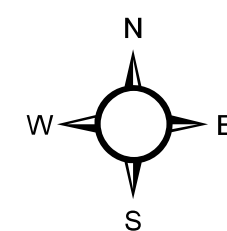
# HOFMA PARK & PRESERVE GROESBECK ACQUISITION

15.77 Acres



### Legend

- New Trails Under Construction
- Groesbeck St. Acquisition
- Hofma Park & Preserve



Sources:  
Grand Haven Township Community Development Dept.  
Ottawa County GIS  
Date: 1/5/2023  
Note: Data is subject to change. GHT does not guarantee the accuracy of this map.

At a regular meeting of the Township Board of Trustees of the Charter Township of Grand Haven, Ottawa County, Michigan, held on the 9<sup>th</sup> day of January 2023, at 7:00 p.m. The meeting was held at the Township of Grand Haven, 13300 168th Avenue, Grand Haven, Michigan.

PRESENT: Redick, Larsen, Behm, Meeusen, Wagenmaker, Reenders and Kieft  
ABSENT:

After certain matters of business had been discussed, Supervisor Reenders announced that the next order of business was the consideration of a resolution to formally accept the so-called Groesbeck Property into Hofma Park and Preserve, which is part of Township's Parks system. Following discussion, the following resolution was offered by \_\_\_\_\_ and supported by \_\_\_\_\_:

### **RESOLUTION NO. 23-01-01**

**WHEREAS**, Grand Haven Charter Township recently closed on the sale of the so-called Groesbeck property;

**WHEREAS**, these two parcels are intended to enlarge Hofma Park and Preserve; and,

**WHEREAS**, the Board of Trustees of Grand Haven Charter Township believes that it is in the best interest of the Township to formally accept these two parcels into the Township's Parks System to ensure that all existing parks rules and regulations are made applicable to these public lands.

**NOW, THEREFORE, BE IT RESOLVED** that the following parcels are accepted into and made part of the Township's parks system, specifically as part of Hofma Park and Preserve:

1. The so-called "Groesbeck property", that includes the following parcels:
  - 70-07-02-251-001; and,
  - 70-07-02-176-008.

**BE IT FURTHER RESOLVED**, that all Parks Rules and Regulations are fully applicable to these aforementioned lands

**BE IT FURTHER RESOLVED**, that all policies, procedures, or resolutions in conflict with this resolution are hereby repealed to the extent of any such conflict.

Ayes:  
Nays:  
Absent:

RESOLUTION DECLARED:  
ADOPTED ON: January 9, 2023

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Laurie Larsen, Township Clerk

CERTIFICATE

I, the undersigned, the duly qualified Township Clerk of the Charter Township of Grand Haven, Ottawa County, Michigan, certify that the foregoing is a true and complete copy of the resolution adopted by the Township Board at a regular meeting of the Township Board held on the 9<sup>th</sup> day of January 2023. I further certify that public notice of the meeting was given pursuant to and in full compliance with Michigan Act 267 of 1976, as amended, and that the minutes of the meeting were kept and will be or have been made available as required by the Act.

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Laurie Larsen, Township Clerk

# Building Permit Report - Monthly

			Estimated Cost	Permit Fee
<b>ADDITIONS</b>				
P22BU0589	COPELAND PAUL D-SYNTHIA G	17389 BUCHANAN ST	\$123,000	\$914.15
			<b>\$123,000</b>	<b>\$914.15</b>
			<i>Total Permits For Type:</i>	<i>1</i>
<b>ADDRESS</b>				
P22AD0015	CHITTENDEN DWIGHT-JANINE	15631 LINCOLN ST	\$0	\$14.00
			<b>\$0</b>	<b>\$14.00</b>
			<i>Total Permits For Type:</i>	<i>1</i>
<b>ALTERATIONS</b>				
P22BU0582	MURPHY JONAS-SARAH S	16840 CRICKET CT	\$20,819	\$251.01
P22BU0595	NAPERALA LOGAN	15117 PINE ST	\$40,000	\$382.40
			<b>\$60,819</b>	<b>\$633.41</b>
			<i>Total Permits For Type:</i>	<i>2</i>
<b>BASEMENT FINISH</b>				
P22BU0568	THOMPSON RICHARD	16096 DELTA VIEW DR	\$53,755	\$476.62
P22BU0591	GABALIS JOHN-JANE	11874 LAKESHORE DR	\$101,346	\$800.47
P22BU0602	KEUNING CALVIN J-JENNIFER L	17258 BURKSHIRE DR	\$5,000	\$89.25
			<b>\$160,101</b>	<b>\$1,366.34</b>
			<i>Total Permits For Type:</i>	<i>3</i>
<b>COMMERCIAL REMODEL</b>				
P22BU0586	KALIMAR INVESTMENTS LLC	13040 US-31 STE I	\$150,000	\$1,445.90
			<b>\$150,000</b>	<b>\$1,445.90</b>
			<i>Total Permits For Type:</i>	<i>1</i>
<b>DECK</b>				
P22BU0496	WIEDEMANN JEFFREY A-CARMEN Y	15369 MEADOWS DR	\$1,000	\$75.00
P22BU0596	JONES DEBORAH	15422 TIMMY DR	\$2,000	\$75.00
P22BU0605	TRANNEL JERALD A-DIANE M	13425 WINDCREST LN	\$165,000	\$1,359.65
			<b>\$168,000</b>	<b>\$1,509.65</b>
			<i>Total Permits For Type:</i>	<i>3</i>
<b>ELECTRICAL</b>				
P22EL0376	BAGLEY JOHN	12342 LAKESHORE DR	\$0	\$60.00
P22EL0377	ZWIRNER ERIC	14474 WINDWAY DRIVE	\$0	\$272.00
P22EL0378	EASTBROOK HOMES INC	14429 WINDWAY DRIVE	\$0	\$272.00
P22EL0379	THOMPSON RICHARD	16096 DELTA VIEW DR	\$0	\$118.00
P22EL0380	STERKEN ROBERT-DEBORAH	11937 BLUEWATER TRL	\$0	\$118.00
P22EL0381	NAPERALA LOGAN	15117 PINE ST	\$0	\$106.00
P22EL0382	KAMINSKI JAMES	14830 LAKESHORE DR	\$0	\$74.00
P22EL0383	DEVRIES MATTHEW D-SAMANTHA R	11325 168TH AVE	\$0	\$128.00
P22EL0384	HODGE DAVID P-JANINE E	14765 MERCURY DR	\$0	\$116.00

## Building Permit Report - Monthly

			Estimated Cost	Permit Fee
P22EL0385	VANDERMAAS GREG-ALETHA	16101 MERCURY DR	\$0	\$60.00
P22EL0386	ROGERS HERBERT R TRUST	15563 BAYBERRY LN	\$0	\$106.00
P22EL0387	ZUNIGA SAMUEL	9787 168TH AVE	\$0	\$120.00
P22EL0388	HEISE GLENN-JULIE	14991 177TH AVE	\$0	\$136.00
P22EL0389	MARSHALL DOUGLAS P-KERRI M	14603 MERCURY DR	\$0	\$192.00
P22EL0390	HENKE TAMARA A-CAMERON	17065 LAKE MICHIGAN DR 17063	\$0	\$116.00
			<b>\$0</b>	<b>\$1,994.00</b>
			<i>Total Permits For Type:</i>	<b>15</b>

### FENCE

P22ZL0067	VANVELS MATTHEW A-MELISSA V	13079 CEDARBERRY AVE	\$8,875	\$40.00
P22ZL0170	COOK CURTIS-FITZPATRICK AUDRA	13161 COPPERWAY DR	\$9,000	\$40.00
			<b>\$17,875</b>	<b>\$80.00</b>
			<i>Total Permits For Type:</i>	<b>2</b>

### GROUND SIGN

P22SG0012	HARBOUR LIGHT BAPTIST CHURCH	9608 HIAWATHA DR	\$5,100	\$94.00
			<b>\$5,100</b>	<b>\$94.00</b>
			<i>Total Permits For Type:</i>	<b>1</b>

### MANUFACTURED HOME SET-UP

P22BU0603	RIVER HAVEN OPERATING COMPANY LLC	14546 DOGWOOD CT	\$0	\$300.00
			<b>\$0</b>	<b>\$300.00</b>
			<i>Total Permits For Type:</i>	<b>1</b>

### MECHANICAL

P22ME0507	GOOSSEN CHRISTOPHER-KELLY	16136 LINCOLN ST 16134	\$0	\$80.00
P22ME0508	SPIER DALE	17665 BRUCKER ST	\$0	\$110.00
P22ME0509	FISCHER SCOTT T-DEANNA L	14891 BIRDSONG LN	\$0	\$110.00
P22ME0510	KLEIN JOSEPH	15097 LAKESHORE DR	\$0	\$55.00
P22ME0511	FLAHIVE SHERI-COOK MARY ELLEN	15351 160TH AVE	\$0	\$130.00
P22ME0512	UNIVERSAL PROPERTIES PLA LLC	16939 PIPER WAY 203-BLDG 6	\$0	\$55.00
P22ME0513	RKK PROPERTIES LLC	12691 WILDERNESS TR PVT	\$0	\$70.00
P22ME0514	TEG TIMBERVIEW 1 LLC	15012 REID CT 114-BLDG D	\$0	\$80.00
P22ME0515	NAPERALA LOGAN	15117 PINE ST	\$0	\$190.00
P22ME0516	KAMINSKI JAMES	14830 LAKESHORE DR	\$0	\$110.00
P22ME0517	WEAVER PAUL N. -SCHNEIDER KRISTI	15967 MERCURY DR	\$0	\$115.00
P22ME0518	HODGE DAVID P-JANINE E	14765 MERCURY DR	\$0	\$85.00
P22ME0519	HEISE GLENN-JULIE	14991 177TH AVE	\$0	\$135.00
P22ME0520	ROEHM ANNE L-CARL M	14968 PINE RIDGE RD	\$0	\$245.00
P22ME0521	ROEHM ANNE L-CARL M	14968 PINE RIDGE RD	\$0	\$130.00
P22ME0522	GRONEVELT EVA M TRUST	15294 WINCHESTER CIR PVT	\$0	\$55.00
P22ME0523	JEWELL STEVEN D SCHOEN	15360 COMSTOCK ST	\$0	\$80.00

## Building Permit Report - Monthly

			Estimated Cost	Permit Fee
P22ME0524	OTTAWA COUNTY ROAD COMM	17674 ROBBINS RD	\$0	\$80.00
P22ME0525	SINNOTT FAMILY TRUST	16049 LAKE AVE	\$0	\$110.00
P22ME0526	BRUIN JUSTIN-JESSICA	13818 LAKE SEDGE DR	\$0	\$115.00
P22ME0527	RIVER HAVEN OPERATING COMPANY LLC	14546 DOGWOOD CT	\$0	\$80.00
P22ME0528	TODD CHRISTOPHER A-ANNE	10103 HIAWATHA DR	\$0	\$110.00
P22ME0529	RYAN SUSAN P TRUST	17237 BEACH RIDGE WY PVT	\$0	\$90.00
P22ME0530	MOORE-HUDSON DENISE-HUDSON WILLIAM	5325 LINCOLN ST	\$0	\$110.00
P22ME0531	MASGAI DARYL-BETTY	15316 VINTAGE AVE	\$0	\$110.00
P22ME0532	ZUNIGA SAMUEL	9787 168TH AVE	\$0	\$55.00
P22ME0533	STERNBERG MICHAEL-LAURA	15300 OAKLEIGH CT	\$0	\$110.00
P22ME0534	HENKE TAMARA A-CAMERON	17065 LAKE MICHIGAN DR 17063	\$0	\$85.00
P22ME0538	RICE MICHAEL N-SAMANTHA M	12713 144TH AVE	\$0	\$80.00
P22ME0539	KOESTERER BRUCE-WINIFRED TRUST	14812 SHARON AVE	\$0	\$55.00
			<b>\$0</b>	<b>\$3,025.00</b>
			<i>Total Permits For Type:</i>	<b>30</b>

### PLUMBING

P22PL0160	LANOUE THOMAS A-SHARON C TRUST	13398 GREENLEAF LN	\$0	\$170.00
P22PL0162	HEISE GLENN-JULIE	14991 177TH AVE	\$0	\$133.00
P22PL0163	GABALIS JOHN-JANE	11874 LAKESHORE DR	\$0	\$123.00
P22PL0164	ZWIRNER ERIC	14474 WINDWAY DRIVE	\$0	\$239.00
P22PL0165	NAPERALA LOGAN	15117 PINE ST	\$0	\$143.00
P22PL0166	WEBSTER MARK-KAREL	15248 MEADOWS DR	\$0	\$53.00
P22PL0167	MARSHALL DOUGLAS P-KERRI M	14603 MERCURY DR	\$0	\$188.00
P22PL0168	RIVER HAVEN OPERATING COMPANY LLC	14546 DOGWOOD CT	\$0	\$55.00
P22PL0169	KEUNING CALVIN J-JENNIFER L	17258 BURKSHIRE DR	\$0	\$173.00
P22PL0170	INTERRA HOMES LLC	12754 MANCHESTER DR	\$0	\$260.00
P22PL0171	JTB HOMES LLC	12591 MANCHESTER DR	\$0	\$240.00
P22PL0172	JELTEMA KYLE-AMY	13816 FLORA LN	\$0	\$244.00
			<b>\$0</b>	<b>\$2,021.00</b>
			<i>Total Permits For Type:</i>	<b>12</b>

### REPLACEMENT WINDOWS/DOORS

P22BU0454	JAHSAN MARK A- LAURA A	15155 163RD AVE	\$2,415	\$75.00
			<b>\$2,415</b>	<b>\$75.00</b>
			<i>Total Permits For Type:</i>	<b>1</b>

### RE-ROOFING

P22BU0188	REDDER DIRK-EMILY	15492 GROESBECK ST	\$18,652	\$100.00
P22BU0593	VAN HALL DONALD-CONNIE	15127 154TH AVE	\$8,000	\$100.00
P22BU0600	VAN MARTER GREGORY R-MELISE C TRUST	14047 OAK CHAPEL AVE	\$11,000	\$100.00

## Building Permit Report - Monthly

			Estimated Cost	Permit Fee
			<b>\$37,652</b>	<b>\$300.00</b>
			<i>Total Permits For Type:</i>	<i>3</i>
<b>SHED (&lt;200 SQFT)</b>				
P22ZL0171	CAMPBELL DANIEL L-PHOEBE C	17848 MERRYWOOD LN	\$534	\$40.00
P22ZL0172	ANDERSON DONALD R-CYNTHIA J TRUST	15016 STICKNEY RIDGE	\$0	\$40.00
			<b>\$534</b>	<b>\$80.00</b>
			<i>Total Permits For Type:</i>	<i>2</i>
<b>SINGLE FAMILY DWELLING</b>				
P22BU0590	SIGNATURE LAND DEVELOPMENT CO	14683 PINE GLEN DR	\$426,539	\$2,507.73
P22BU0597	SIGNATURE LAND DEVELOPMENT CO	14709 PINE GLEN DR	\$627,600	\$3,461.22
P22BU0598	LINCOLN STREET HOLDINGS	12754 MANCHESTER DR	\$333,800	\$2,020.85
P22BU0599	LINCOLN STREET HOLDINGS	12591 MANCHESTER DR	\$343,700	\$2,072.83
P22BU0601	SIGNATURE LAND DEVELOPMENT CO	14692 PINE DEW DRIVE	\$346,967	\$2,089.98
P22BU0607	MCDONALD MICHAEL-CARON	10960 LAKESHORE DR	\$542,000	\$3,080.30
			<b>\$2,620,606</b>	<b>\$15,232.91</b>
			<i>Total Permits For Type:</i>	<i>6</i>
<b>VEHICLE SALES</b>				
P22VS0032	PORTENGA PROPERTIES - MERCURY LLC	15995 MERCURY DR 15993	\$0	\$0.00
			<b>\$0</b>	<b>\$0.00</b>
			<i>Total Permits For Type:</i>	<i>1</i>
<b>Totals</b>			<b>\$3,346,102</b>	<b>\$29,085.36</b>
			<i>Total Permits In Month:</i>	<i>85</i>

# December Open Enforcements By Category Monthly Report

## ACCESSORY BUILDING

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0403	16095 ROBBINS RD	1ST NOTICE OF VIOLATION LETTER	12/08/22		
E22CE0407	11583 144TH AVE	1ST NOTICE OF VIOLATION LETTER	12/15/22		

**Total Entries: 2**

## BUILDING

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0400	13699 LAKESHORE DR	CLOSED	12/07/22	12/07/22	
E22CE0402	15295 LAKE AVE	2ND NOTICE OF VIOLATION LETTER	12/08/22		
E22CE0404	12951 WILDVIEW DR	2ND NOTICE OF VIOLATION LETTER	12/08/22		
E22CE0406	15182 BRIARWOOD ST	CLOSED	12/14/22	12/28/22	

**Total Entries: 4**

## CHICKENS & OTHER ANIMALS

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0401	16126 DANA LN	1ST NOTICE OF VIOLATION LETTER	12/07/22		

**Total Entries: 1**

## FENCE

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0398	15284 MILLHOUSE CT 15282	1ST NOTICE OF VIOLATION LETTER	12/01/22		
E22CE0411	15177 BUCHANAN ST	CLOSED	12/16/22	12/27/22	

**Total Entries: 2**

## RECREATION VEHICLES

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0409	15662 RONNY RD	1ST NOTICE OF VIOLATION LETTER	12/16/22		
E22CE0410	13455 152ND AVE	1ST NOTICE OF VIOLATION LETTER	12/16/22		

**Total Entries: 2**

## VEHICLE IN ROW

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0408	16175 GARY AVE	1ST NOTICE OF VIOLATION LETTER	12/16/22		

# December Open Enforcements By Category Monthly Report

**Total Entries: 1**

## VEHICLE SALES

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0399	16830 ROBBINS RD	CLOSED	12/01/22	12/16/22	

**Total Entries: 1**

Enforcement.DateFiled Between 12/1/2022 12:00:00 AM  
AND 12/31/2022 11:59:59 PM

**Total Records: 13**

Total Pages: 2

Report Created: 01/03/23

# December Closed Enforcements By Category Monthly Report

## ACCESSORY BUILDING

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0391	15016 STOCKNEY RIDGE	CLOSED	11/23/22	12/15/22	

**Total Entries: 1**

## BUILDING

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0334	15482 HOFMA DR	CLOSED	10/03/22	12/07/22	
E22CE0337	15868 FERRIS ST	CLOSED	10/05/22	12/28/22	
E22CE0353	15244 VINTAGE AVE	CLOSED	10/27/22	12/15/22	
E22CE0386	13425 WINDCREST LN	RESOLVED	11/18/22	12/16/22	
E22CE0392	10215 LAKESHORE DR	CLOSED	11/23/22	12/27/22	
E22CE0393	10213 LAKESHORE DR	CLOSED	11/23/22	12/27/22	
E22CE0396	14671 178TH AVE	CLOSED	11/30/22	12/14/22	
E22CE0397	15952 GROESBECK ST	CLOSED	11/30/22	12/15/22	
E22CE0400	13699 LAKESHORE DR	CLOSED	12/07/22	12/07/22	
E22CE0406	15182 BRIARWOOD ST	CLOSED	12/14/22	12/28/22	

**Total Entries: 10**

## FENCE

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0411	15177 BUCHANAN ST	CLOSED	12/16/22	12/27/22	

**Total Entries: 1**

## POOL & HOT TUB/SPA

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0200	15309 FOREST PARK DR	CLOSED	06/02/22	12/16/22	
E22CE0355	12962 MARIPOSA ST	CLOSED	10/27/22	12/27/22	

**Total Entries: 2**

## RECREATION VEHICLES

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0008	15258 164TH AVE	CLOSED	01/07/22	12/01/22	

# December Closed Enforcements By Category Monthly Report

E22CE0388      15819 LAKE MICHIGAN DR      CLOSED      11/21/22      12/01/22

**Total Entries: 2**

## VEHICLE IN ROW

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0209	13115 WOODVALE CT	CLOSED	06/16/22	12/16/22	

**Total Entries: 1**

## VEHICLE SALES

Enforcement No.	Address	Status	Filed	Closed	Last Action Date & Last Action
E22CE0384	12444 LAKESHORE DR	CLOSED	11/17/22	12/15/22	
E22CE0399	16830 ROBBINS RD	CLOSED	12/01/22	12/16/22	

**Total Entries: 2**

Enforcement: DateClosed Between 12/1/2022 12:00:00 AM AND 12/31/2022 11:59:59 PM

**Total Records: 19**

Total Pages: 2

Report Created: 01/03/23

# December Enforcement Letters By Category

*All enforcement letters sent the previous month*

Type of Enforcement Letter	Number Mailed
2ND LANDSCAPE LETTER	1
DECK WITHOUT PERMIT	2
FENCE - 1ST NOTICE	1
POOL & HOT TUB - 2ND NOTICE	2
RV IN FRONT YARD - 1ST NOTICE	2
SHED - 1ST NOTICE	2
VEHICLE FOR SALE - 1ST NOTICE	1
VEHICLE IN ROW - 1ST NOTICE	1
WORK WITHOUT PERMITS - 2ND NOTICE	1

**Total Letters Sent: 13**

Letter.DateTimeCreated Between 12/01/2022 AND 1  
Letter.LinkFromType = Enforcement

## 2022 Enforcement Citations

### Citations Issued

GHT Municipal Citation \$50.00 Fine 15

GHT Municipal Citation \$250.00 Fine 4

GHT Municipal Citation \$500.00 Fine 2

### Citations Paid

GHT Municipal Citation \$50.00 Fine 4

GHT Municipal Citation \$250.00 Fine 2

### Citations Waived by GHT-

GHT Municipal Citation \$50.00 Fine 6

GHT Municipal Citation \$250.00 Fine 2

GHT Municipal Citation \$500.00 Fine

Citations to 58<sup>th</sup> District Ct. for Affirmative Relief- 7

Informal Hearings- 6

Formal Hearings- 1

Informal Hearings Dismissed by GHT due to Compliance- 1