STATE OF MICHIGAN
COUNTY OF OAKLAND
CITY OF NOVI
ORDINANCE NO. 18.268

AN ORDINANCE TO AMEND ORDINANCE NO. 97-18 AS AMENDED, THE CITY OF NOVI ZONING ORDINANCE AT ARTICLE 19, I-1 LIGHT INDUSTRIAL DISTRICT, SECTION 1903, PRINCIPAL USES PERMITTED IN LOCATIONS NOT ABUTTING A RESIDENTIAL DISTRICT AND SUBJECT TO SPECIAL CONDITIONS; IN ORDER TO PERMIT PASSENGER MOTOR VEHICLE RENTAL FACILITIES IN THE I-1 DISTRICT.

THE CITY OF NOVI ORDAINS:

Part 1. That Ordinance No. 97-18, the City of Novi Zoning Ordinance, as amended, hereby amended to read as follows:

ARTICLE 19. I-1 Light Industrial District

Section 1900. – Section 1902. [Unchanged.]

Section 1903. Principal Uses Permitted in Locations Not Abutting a Residential District and Subject to Special Conditions

1-11. [Unchanged.]

12. Outdoor space for parking of licensed rental motor vehicles, including loaners, but not including junk, inoperable, partially dismantled, or damaged motor vehicles, all subject to the following:

a. The rental parking area shall be designed in accordance with the standards listed in Article 25, General Provisions relating to off-street parking, off-street parking layout, landscaping and screening requirements and performance standards and with the Design and Construction Standards identified in Chapter 11 of the City Code. The area shall be paved, graded and drained as to dispose of all surface water accumulated within the area.

b. Access to the rental parking area shall be at least sixty (60) feet from all street intersections.

c. A noise impact statement is required subject to the standards of Section 2519.10(c).

d. Rental motor vehicle parking spaces must be located in a single area in the rear yard, be clearly marked as parking for rental motor vehicles, and shall be limited to 25 in number or 25% of the rear yard area, whichever is less. Rental motor vehicles shall only be parked in those spaces.
e. Rental motor vehicle parking spaces must be in excess of the off-street parking spaces required by Section 2505.

f. Any motor vehicle washing facilities must be accessory to the motor vehicle rental use and must be contained within a completely enclosed building.

g. Consumers shall be permitted in the rental motor vehicle parking areas.

h. Motor vehicles parked pursuant to this section shall be limited to passenger vehicles (cars, vans, pick-up trucks and sports utility vehicles), and shall not include semi-trucks or trailers, step-vans or other commercial vehicles.

i. No car hauler delivery operations shall be allowed.

13. Accessory buildings, structures and uses customarily incident to any of the above permitted uses.

Section 1904. [Unchanged.]

Part II

Severability. Should any section, subdivision, clause, or phrase of this Ordinance be declared by the courts to be invalid, the validity of the Ordinance as a whole, or in part, shall not be affected other than the part invalidated.

PART III.

Savings Clause. The amendment of the Novi Code of Ordinances set forth in this Ordinance does not affect or impair any act done, offense committed, or right accruing, accrued, or acquired or liability, penalty, forfeiture or punishment, pending or incurred prior to the amendment of the Novi Code of Ordinances set forth in this Ordinance.

PART IV.

Repealer. All other Ordinance or parts of Ordinance in conflict herewith are hereby repealed only to the extent necessary to give this Ordinance full force and effect.

PART V.

Effective Date: Publication. Public hearing having been held hereon pursuant to the provisions of Section 103 of Act 110 of the Public Acts of 2006, as amended, the provisions of this Ordinance shall be published within fifteen (15) days of its adoption by publication of a brief notice in a newspaper circulated in the City of Novi stating the date of enactment and effective date, a brief statement as to its regulatory effect and that a complete copy of the Ordinance is available for public purchase, use and inspection at the office of the City Clerk during the hours of 8:00 A.M. to 5:00 P.M., Local
Time. The provisions of this Ordinance shall become effective seven (7) days after its publication.

Made, Passed and Adopted by the Novi City Council this 16th day of September, 2013.

[Signature]
Robert J. Gatt, Mayor

[Signature]
Maryanne Cornelius, City Clerk

Certificate of Adoption

I hereby certify that the foregoing is a true and complete copy of the ordinance adopted at the regular meeting of the Novi City Council held on the 16th day of September, 2013.

[Signature]
Maryanne Cornelius, City Clerk

Adopted: 09/16/2013
Published: 09/26/2013
Effective: 10/03/2013

Certificate of Clerk

I hereby certify that the foregoing ordinance was published by posting a copy thereof at each of the following times and places within the City of Novi, on the 17th day of September, 2013.

1. Novi City Hall
   45175 W. Ten Mile Road
2. Novi Library
   45255 W. Ten Mile Road

I do further certify that on the 26th day of September, 2013 said Zoning Ordinance Text Amendment 18.268 was published in brief in the Novi News, a newspaper published and circulated in said City.

[Signature]
Maryanne Cornelius, City Clerk