

**SHELBY TOWNSHIP
OCEANA COUNTY, MICHIGAN**

Ordinance No: 121724-1

Approved Date: _____

Effective Date:

**AN ORDINANCE TO AMEND THE SHELBY TOWNSHIP ZONING ORDINANCE.
SHELBY TOWNSHIP, OCEANA COUNTY, MICHIGAN HEREBY ORDAINS:**

Section 1. Definitions

Section ___ Definitions is amended in the Zoning Ordinance to read as follows:

CAMPGROUND, PUBLIC OR PRIVATE - Means a parcel or tract of land under the control of a person in which sites are offered for the use of the public or members of an organization, either free of charge or for a fee, for the establishment of temporary living quarters for 5 or more recreational units. Campground does not include a seasonal mobile home park licensed under the mobile home commission act, 1987 PA 96, MCL 125.2301 to 125.2349.

CAMPGROUND, RESORT - Means a publicly or privately owned establishment intended to contain temporary or permanent buildings, recreational vehicles, cabins, or other similar structures established or maintained as temporary living quarters, usually operated for recreation, religious, education, or vacation purposes.

RECREATIONAL UNIT - Means a tent or vehicular-type structure, primarily designed as temporary living quarters for recreational, camping, or travel use, which either has its own motive power or is mounted on or drawn by another vehicle which is self-powered. A tent means a collapsible shelter of canvas or other fabric stretched and sustained by poles and used for camping outdoors.

Section 2. AG, Agricultural District

Section 5.02, Table of Uses in the AG, Agricultural District shall be amended as follows:

Non-Agricultural Uses, Campgrounds, Resort, Special Land Use

Section 3. Special Land Use Specific Requirements

New Section 11.04.G Campgrounds, Resort, is amended in the Zoning Ordinance to read as follows (all remaining subsections shall be renumbered to accommodate this new section. Example, G becomes H, and H becomes I, etc.):

G. Campgrounds, Resort

1. The minimum parcel size shall be no less than 10 (ten) acres.
2. Each resort camping rental unit shall have a maximum interior floor area of 900 square feet and shall not exceed 20 feet in height, measured from grade to the roof peak.
3. Each resort camping rental unit shall include an adjacent space with outdoor amenities, such as a firepit and picnic table. Each resort camping rental unit, including outdoor amenities, shall hereby referred to as the "camping site."
 - i) A minimum distance of 100 feet shall be provided between all camping sites.
4. All buildings and structures shall be setback a minimum of 75 feet from any public access drive, right-of-way, or property line.
5. There may be a dwelling, occupied by the owner or manager, on the same parcel as the resort campground.

- i) Hours of operation for any office, administrative activities, structures intended for check-in, or other similar activities/structures shall not exceed what would otherwise be considered as normal for the district and adjacent parcels.
 - ii) Quiet time will be 10pm. Noise levels must comply with Township Ordinance.
6. Each project shall include a minimum of 1 fully enclosed dumpster on the property.
7. A minimum of 5 camping sites are required and subject to applicable State campground licensing rules and regulations.
8. No resort camping rental unit shall be occupied by the same tenant for more than 60 consecutive days.
9. Each project containing more than 15 resort camping rental units shall provide a permanent building providing showers, flush toilets, and potable water.
 - i) Projects containing less than 15 camping rental units shall provide, at minimum, a privy and potable water.
10. No commercial use shall be permitted to operate on the project, except that a convenience shopping facility may be provided with the store gross floor area not to exceed 1,000 square feet. This excludes laundry and similar ancillary uses.
11. Each camping site shall provide up to 2 parking spaces. Additionally, there shall be a gravel or hard-surfaced, dust free parking area providing 1 space per the number of camping sites provided for overflow and guest parking.
 - i) The parking area shall be located no less than 100 feet to any side or rear property line.
12. Each camping site shall have direct access to a gravel or hard-surfaced, dust-free roadway of at least 10 feet in width, or alternative width approved by the Fire Department.
13. Drainage and storm water management must be reviewed and approved by the Oceana County Drain Commissioner.
14. Landscaping requirements shall be compliant with the requirements of Section 13.01.B of this Ordinance.
 - i) The Planning Commission may alter plant material requirements or may require additional landscaping, berming, wall or fence in addition to the greenbelt area, in order to provide an effective screen.
 - ii) The Planning Commission may waive these landscaping requirements with adequate justification provided by the applicant.
15. The project and use shall meet all applicable regulations of any relevant County or State agency, including but not limited to, the Oceana County Health Department, the Michigan Department of Natural Resources, and the Michigan Environment Great Lakes and Energy.
16. Campgrounds are required to be licensed in accordance with the Public Health Code in Michigan, Act 368, PA 1978, as amended.

Section 4. Effective Date.

The foregoing amendment to the Shelby Township Zoning Ordinance was approved and adopted by the Township Board of Shelby Township, Oceana County, Michigan on _____, 2025, after a public