

ARTICLE 8

AMENDMENT PROCEDURES

SECTION 8.1 -- INITIATING AMENDMENTS AND FEES

The Village Council may from time to time, on recommendation from the Planning Commission or on its own motion amend, modify, supplement, or revise the district boundaries or the provisions and regulations herein established whenever the public necessity and convenience and the general welfare require such amendment. Said amendment may be initiated by resolution of the Village Council, the Planning Commission or by the proposed amendment. Except for the Village Council or the Planning Commission, the petitioner requesting an amendment shall at the time of the application, pay the fee established by resolution of the Village Council, no part of which shall be returnable to the petitioner.

SECTION 8.2 -- AMENDMENT PROCEDURES

The procedure for making amendments to this Ordinance shall be in accordance with Act 207 of the Public Acts of 1921, for villages and cities. The Act requires that the following procedure be followed:

1. A public hearing shall be held by the Planning Commission.
2. One (1) notice of the public hearing, giving the subject to be discussed, time and place of the hearing, will be published in a newspaper of general circulation in the Village not less than fifteen (15) days before the hearing.
3. Similar notice must be mailed to any public utilities and railroads which have registered with the Village for such notification at least fifteen (15) days prior to the hearing.
4. In the case of a property rezoning, the owner of the property in question will receive a written notice at least fifteen (15) days prior to the hearing.

In addition to the above procedure, the following notification will also be performed:

1. One (1) notice of any public hearing called by the Planning Commission will be posted at the Village Office to be visible from the outside of the building.
2. In the case of a property rezoning, all property owners/occupants within 300 feet of the proposed rezoning will receive a written notice at least fifteen (15) days prior to the hearing. (Amended, effective August 18, 2002)

SECTION 8.3 -- CONFORMANCE TO COURT DECREE

Any amendment for the purpose of conforming to a provision thereof to the decree of a court of competent jurisdiction shall be adopted by the Village Council and the amendments published without referring the same to any other board or agency.

