



Wexford Joint Planning Commission

% Cherry Grove Township
4830 E. M-55
Cadillac, Michigan 49601

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June 18, 2021

STAFF REPORT

SLUP-2021-03

Application

Applicant:	Bednarick, Ashley 4381 Benson Road Cadillac, Michigan 49601
Owner(s):	SAME AS APPLICANT
Site Address,	SAME AS APPLICANT
And Proposed Location	Parcel ID# 2110-GV1-25 Cherry Grove Township
Zoned:	R-1 Residential District
Site Plan:	N/A

(excerpt) PA 110 of 2006 – Michigan Zoning Enabling Act:

125.3206 Residential use of property; adult foster care facilities; family or group child care homes.

(4) For a county or township, a group child care home **shall be issued a special use permit, conditional use permit, or other similar permit if the group child care home meets all of the following standards:**

(a) Is located not closer than 1,500 feet to any of the following:

(i) Another licensed group child care home.

A search of: <https://childcaresearch.apps.lara.state.mi.us/> did **NOT list another group child care home within 1,500 feet of the applicant's proposed location.**

(ii) An adult foster care small group home or large group home licensed under the adult foster care facility licensing act, 1979 PA 218, MCL 400.701 to 400.737.

A search of: <https://adultfostercare.apps.lara.state.mi.us/> did **NOT list an adult foster care small group home within 1,500 feet of the applicant's proposed location.**

(iii) A facility offering substance use disorder services to 7 or more people that is licensed under part 62 of the public health code, 1978 PA 368, MCL 333.6230 to 333.6251. Michigan Compiled Laws Complete Through PA 20 of 2021

Upon visiting: <https://www.michigan.gov/statelicensesearch/0,4671,7-180-24786-81658--,00.html> there was no ability to perform a localized search to confirm that there was not a facility offering substance use disorder services to 7 or more people. LARA was contacted via phone and a message of inquiry was left regarding this standard. An email requesting the same was sent to: bchs-statelicensing@michigan.gov

(iv) A community correction center, resident home, halfway house, or other similar facility that houses an inmate population under the jurisdiction of the department of corrections.

A search of: <https://www.michigan.gov/corrections/> did not indicate that a community correction center, resident home, halfway house, or other similar facility that houses an inmate population under the jurisdiction of the department of corrections existed within 1,500 feet of the proposed location.

(b) Has appropriate fencing for the safety of the children in the group child care home as determined by the local unit of government.

The Wexford Joint Zoning Ordinance lists no 'specific' fencing requirements pertaining to the safety of children in a group child care home.

(c) Maintains the property consistent with the visible characteristics of the neighborhood.

Exhibit-A [2110-GV1-25] (pages-2 and 3) is in an R-1 Residential District in Cherry Grove Township (see photos) – staff believes that the subject property is consistent with the visible characteristics of the neighborhood

(d) Does not exceed 16 hours of operation during a 24-hour period. The local unit of government may limit but not prohibit the operation of a group child care home between the hours of 10 p.m. and 6 a.m.

The applicant has been advised that the hours of operation cannot exceed 16 hours during a 24-hour period. Staff does NOT recommend limiting hours of operation of the group child care home between the hours of 10 pm and 6 am.

(e) Meets regulations, if any, governing signs used by a group child care home to identify itself.

The applicant has been advised that compliance with the Wexford Joint Zoning Ordinance sign regulations applicable in the R-1 Residential District is mandatory.

(f) Meets regulations, if any, requiring a group child care home operator to provide off-street parking accommodations for his or her employees.

The Wexford Joint Zoning Ordinance has no 'specific' regulations related to a group child care home requiring off-street parking. Staff performed a personal site inspection and observed 5 parked vehicles with room for at least 4-6 more without encroaching into the road right-of-way.

Exhibit-A [2110-GV1-25]



FRONT



REAR



REAR



REAR



PARKING IMAGE

Staff Recommendations:

- 1. Staff recommends a finding that the applicant has demonstrated compliance with the mandatory provisions as listed in the Michigan Zoning Enabling Act, PA 110 of 2006 and has or will demonstrate compliance with the discretionary standards and all other provisions of the Wexford Joint Zoning Ordinance. Accordingly, staff recommends approval of the requested special use permit to operate a Group Child Care Home at 4381 Benson Road, Cadillac, Michigan 49601 as requested.**