

**CENTERVILLE TOWNSHIP  
(LEELANAU COUNTY)  
CEDAR, MICHIGAN 49621  
October 12, 2022  
Resolution # 2022 – 5**

**Adoption by the Board of Trustees of the following changes to include Micro-Breweries in Section 9.6 of the Township Zoning Ordinance as recommended by the Township Planning Commission**

***Section 9.6 Wineries, Meaderies, Cideries and Micro-Breweries***

This section recognizes that wineries, meaderies, cideries, and micro-breweries meeting the provisions below are appropriate farm activities, encourage crop diversification and provide economic alternatives to township farmers. Wineries, meaderies, cideries, and micro-breweries are permitted provided:

1. The facility is licensed by the US Treasury, Bureau of Alcohol, Tobacco and Firearms, and the Michigan Liquor Control Commission, and is in compliance with the regulations of the Michigan Department of Agriculture and the Michigan Department of Natural Resources.
2. The lot area is one of the following:
  - a. at least ten (10) acres which shall include a minimum of two (2) acres in agricultural production intended to be used in the wine, cider, mead or beer, maintained in accordance with generally accepted management practices.
  - b. at least four (4) acres with an additional ten (10) acres of land contiguous to the facility lot which shall include a minimum of two (2) acres in agricultural production intended to be used in the wine, cider, mead or beer, maintained in accordance with generally accepted management practices.
3. Parking, buildings and processing areas shall be set back a minimum of fifty feet from all lot lines and shall be landscaped and visually screened from adjacent properties and buffered from adjacent roads. Adaptive reuse of existing buildings is encouraged.
4. A portion of the production of the facility shall be derived from agricultural production intended to be used in the wine, cider, mead or beer grown by the producer. The facility shall maintain a ratio of at least 4 acres of agricultural production intended to be used in the wine, cider, mead or beer, grown on premises to 5000 gallons of total production.
5. Total production does not exceed 178,000 gallons in any calendar year. Total on-site sales do not exceed 178,000 gallons in any calendar year.
6. The bonded structures may occupy no more than twenty thousand (20,000) square feet above ground.
7. Retail sales shall be limited to products produced on the premises and related items such as, but not limited to, corkscrews, glasses or tableware. The sales area shall not be greater than two thousand five hundred (2,500) square feet.
8. Where retail sales of product are a function of farm markets all requirements in the ordinance for farm markets must be met.

9. Activities associated with the promotion of product usage and education may be permitted. Typical activities are beverage appreciation/education seminars, non-profit benefits, weddings, beverage and catered food events, seasonal natural events, and harvest festivals. These activities may be permitted provided:

- a. Parking area must be off-road, fifty (50) feet from all lot lines, and appropriately screened from neighboring property. Light sources shall be directed downwards and shielded to prevent light being directed off the premises.
- b. The operator must have a written statement from the County Health Department indicating the maximum number of persons that can be accommodated with existing toilet facilities and additional portable toilets must be provided for any guests exceeding the aforementioned number.
- c. Outside activities may only be conducted between 8 am and 10 pm. Inside activities must be completed by 10:00 p.m.

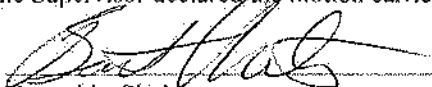
Motion made by Pleva, seconded by Chiles to adopt the foregoing resolution.

Roll call vote:

Chiles: y Hubbell: A Pleva: y Schaub: y Schwantes: y

Upon roll call vote, the following voted aye: 4. The following voted nay: 0.

The Supervisor declared the motion carried and the resolution duly adopted on the 12<sup>th</sup> day of October, 2022.

  
Township Clerk