

**Hamilton Township Master Plan  
Action Program**

<b>Category: Residential Land Use and Housing</b>			
<b>Goal #2: Provide for residential development in a manner that results in both housing and neighborhoods that are safe, healthy, and attractive, while also providing a wide choice and adequate supply of dwelling units.</b>			
<b>Objectives</b>	<b>Actions</b>	<b>Participants</b>	<b>Schedule</b>
1. Reserve sufficient land for both dispersed and more intensive residential development in convenient, economical, and environmentally sound locations.	a. Designate appropriate areas for residential development in the Master Plan.	Zoning Board, Township Board	To be completed in 1999
2. Encourage innovative development techniques (such as PUD) which will permit development at higher densities, while also using the available land more efficiently and preserving natural features.	a. Include standards for PUD & conservation development techniques in the updated Zoning Ordinance.	Zoning Board, Township Board, Zoning Administrator	New Zoning Ordinance to be completed in 1999.
3. Encourage the development of housing opportunities for all economic levels.	a. Provide development standards that will permit flexibility in housing types.	Zoning Board, Township Board, Zoning Administrator	New Zoning Ordinance to be completed in 1999.
4. Encourage regulatory measures that are necessary to ensure that both new and existing housing meets appropriate health and safety standards.	a. Establish minimum standards for all types of dwellings in the Zoning Ordinance.	Zoning Board, Township Board, Zoning Administrator	New Zoning Ordinance to be completed in 1999.

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<b>Objectives</b>	<b>Actions</b>	<b>Participants</b>	<b>Schedule</b>
5. Encourage basic housing standards to ensure the compatibility of future housing with the existing housing stock.	a. Establish minimum standards for all types of dwellings in the Zoning Ordinance.	Zoning Board, Township Board, Zoning Administrator	New Zoning Ordinance to be completed in 1999
6. Encourage the adoption and consistent enforcement of proper standards for home occupations.	a. Include standards in the updated Zoning Ordinance.	Zoning Board, Township Board, Zoning Administrator	New Zoning Ordinance to be completed in 1999