

TOWNSHIP OF PRESQUE ISLE

ORDINANCE NO. 2 of 2002

**AN ORDINANCE TO AMEND THE LAND DIVISION
ORDINANCE ADOPTED BY PRESQUE ISLE TOWNSHIP**

THE TOWNSHIP OF PRESQUE ISLE ORDAINS THE LAND DIVISION
ORDINANCE (Ordinance No. 2 of 1999) ADOPTED JULY 15, 1999 BE AMENDED
AS FOLLOWS:

Section V, 2 shall read:

2. The applicant shall pay a fee to the Township at the time of submission of the application to cover the costs of review of the application and administration of this Ordinance and the State Land Division Act as determined from time to time by motion of the Board of Trustee.

Section VII, paragraph C

C.1. The ratio of depth to width of any parcel created by the division does not exceed a four to one ratio exclusive of access roads, easement, or non-development sites. The depth of a parcel created by a land division shall be measured within the boundaries of each parcel from the butting road right-of-way to the most remote boundary line point of the parcel from the point of commencement of the measurement.

2. The ratio of depth to width may be increased to not exceed a ten to one ratio, but only in accordance with the following standards.

- a. This revised depth to width ratio will only apply to parcels boarding on an inland lake or Lake Huron.
- b. The "width" of the parcel and resulting parcels is that width which is parallel to the lakeshore.
- c. The "width" of the parcel and resulting parcels shall not be less than the minimum lot width as allowed for lots in the zoning district in which the parcels are located pursuant to the Presque Isle Township Zoning Ordinance.
- d. Regardless of the allowed ten to one "depth to width" ratio, the depth of a lake front parcel created by a land division pursuant to this Section C.2. must be measured within the boundaries of each parcel from an abutting road right-of-way to the lake shore, and the depth of the resulting parcels may not be any lesser amount.
- e. For any parcel with a depth to width ratio of greater than four to one as provided for in this section, the width as measured at the road right-of-

way line may not be less than 75% of the lot width as provided for in the Presque Isle Township Zoning Ordinance.

- f. The parcels resulting from the division may not be further divided to create back lots from parcels fronting on the lake shore and the legal titleholder of the parcel proposed for the division must execute a restrictive covenant of which the Township of Presque Isle and its residents are the beneficiaries, said covenant prohibiting any further division of the parcel or resultant parcels in contravention of this section 2.f.
- g. The proposed division may be allowed by Presque Isle Township, through its Board of Trustees, upon application, and upon a determination that the standards contained within have been complied with.

This ordinance shall take effect the day following the date of publication.

The ordinance or a summary thereof shall be published once in a newspaper of general circulation within Presque Isle Township within 30 days of its adoption, and the same shall be recorded in the Ordinance Book of the Township, and such recording authenticated by the Township Clerk.

CERTIFICATION

I hereby certify that the foregoing constitutes a true and complete copy of an Ordinance duly adopted by the Township Board of the Township of Presque Isle, County of Presque Isle, Michigan, at a regular meeting held on the 8th day of April, 2002.

I further certify that the following Board members were present at said meeting:

Pettalia, Paavola, Tadajewski, Fournier, Cameron
_____, and that the following members were absent:


none.

I further certify that Member Cameron moved adoption of said Ordinance and that said motion was supported by Member Paavola.

I further certify that the following members voted for the adoption of said Ordinance:

Cameron, Fournier, Paavola, Tadajewski, Pettalia, and the following Board members voted against the adoption of said Ordinance: none.

Dated: April 8, 2002.



Judith D. Cameron, Clerk