

PENINSULA TOWNSHIP ZONING ORDINANCE COMMITTEE
4/2/18

Present: M. Peters, L. Serocki
Excused: A. Couture
Also present: C. Deeren, G. Hayward
Meeting began: 3:07 PM

Section 9.08 Shared Driveway. Eliminated separate section and incorporated shared driveways into Section 9.06 Driveway Requirements. Removed most language from original section, but included: fire prevention, setbacks for driveways and aprons, easement and development standards and Figure 9.7 (which should be renumbered).

Section 9.07 Required Improvements to Non-Conforming Private Roads. Reviewed table on page 9-11. The first two columns (Land Use Permit: Excluding New Homes and Land Use Permit: New Home on Existing Lot) are no longer necessary. Amendment passed in 2017 allows those two uses without improving a private road. Extending a private road should need some improvement to the road, but extent not determined; needs more discussion. Discussed splitting property and how many splits would be allowed before improvement would be necessary. Seems unfair that first person in with split would not have to improve road, but later splits would require road updating. Could require any splits to complete paperwork on table (Joint Maintenance Agreement, Easement Dedication, Hold Harmless Agreement, Road Name, and Road Signs). Could emergency vehicle passage be required on the road?

Should there be requirements for driveways on private roads? Especially important to address drainage; would that be included in land use permit?

Next meeting: April 5, 2018 from 3-5 PM

Adjourned: 5:04 PM

4/6/18 laws