

PENINSULA TOWNSHIP ZONING ORDINANCE COMMITTEE

5/7/18

Present: L. Serocki, A. Couture, M. Peters

Also Present: N. Heller, C. Deeren, K. Peterson, G. Hayward

Meeting began: 3:05 PM

McKenna should alphabetize Article 7 for ease of use. Section 7.01, 7.02, and 7.03 have no corrections.

Section 7.04 changed to "No structure whether of a fixed or portable construction, shall be erected or moved onto a lot for temporary dwelling purposes".

Section 7.05 applies to commercial and agriculturally zoned land; ag needs to be added. Also should be noted in Article 3.

No corrections in Section 7.06.

Section 7.07 Heading changed to "Regulations for Height, Lot Area, and Lot Width". (A) will reference height of building, (35 feet on all sides), natural grade measured before fill, and fill added to height measurement. (B) Changed to "When a given use is permitted in any District, the following structural appurtenances may exceed height limitations, provided that they are not **designed** or used for human occupancy". (C) Changed to "In the Agricultural District, traditional barns and silos may be constructed to heights **up to 50 feet**, provided that they **are an accessory to an active farm**". (D) and (E) have no corrections.

Section 7.08 (A)(1) leave (a), (b), and (d). Remove, and: from (a) and replace with period. Remove "attached single-family residential housing" throughout section and replace with "Multiple Family Dwelling". Remove language in (2) and replace with (1) (c) including original clause "A setback of 50 feet from the property line of the adjacent property shall be required for those portions of metes and bounds parcels created after the adoption of Amendment (need adoption date) that have a common line with land that is zoned A-1 Agriculture unless that A-1 Agriculture zoned land is being used for residential purposes. Section 7.08 (B) End sentence with "boundary between the development and the agricultural lands". Second sentence starts "The Township Board may determine that trespass....".

Remove (C).

Section 7.09 leave under Private Roads for now; discuss with Patrick?

Page numbers are incorrect after 7-6 through end of section.

Section 7.10 Discussed Patrick's comments and left language as is.

Section 7.11 Fences and Walls including Retaining Walls. Should Fences and Walls be separate sections?

Next meeting 5/8/18 at 3 PM. Will continue fence and wall discussion. Will review wording of Section 7.08 and placement of Section 7.09. Work on revisions, corrections of other sections.

Adjourned: 5:08 PM

5/11/18 laws