



# Township Ordinances

## ORDINANCE 52B LAND DIVISION REVISION – SECTION SEVEN

The Board of Chocolay Charter Township of Marquette County, Michigan ordains that Ordinance #52, the Chocolay Township Land Division Ordinance as adopted August 17, 1998 and as amended, be further amended to add the following language to Section VII:

**“Sec (F) Lake Superior/M-28/Lakewood Lane depth to width ratio exemption**

- (a) Lots with Lake Superior frontage, on M-28, and Lakewood Lane are exempt from the 4 to 1 depth to width ratio due to the existing development pattern and physical location of M-28 and Lakewood Lane, which has led to unusually deep lots.

**Sec (G) Variances**

The Zoning Board of Appeals shall have the power and duty to authorize upon appeal in specific cases a variance from the literal enforcement of the provisions of the 4 to 1 depth to width ratio, where compliance would result in unnecessary hardship or practical difficulty owing to special conditions.

The Zoning Board of Appeals shall make findings that the requirements of this Section have been met by the applicant.

- (a) The Zoning Board of Appeals shall further find that the reasons set forth in the application justify the granting of the variance, and that it is the minimum variance that will make possible the reasonable use of the land, building, or structure.
- (b) The Zoning Board of Appeals shall further find that the granting of the variance will be in harmony with the general purpose and intent of this Ordinance, and will not be injurious to the neighborhood, or otherwise detrimental to the public interest.
- (c) The site exhibits unique topographic or physical conditions, which justify the granting of the variance.

In granting any variance, the Zoning Board of Appeals may prescribe appropriate conditions and safeguards with this Ordinance. Violations of such conditions and safeguards, when made a part of the terms under which the variance is granted shall be deemed a violation of this Ordinance.”

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2. June 29, 2001

