

## **TITLE**

An Ordinance to establish in unincorporated areas of Mussey Township, St. Clair County, Michigan, to include but not limited to zoning districts in which the location of trades and industries is regulated and restricted, and to regulate the use of land in the Township, the location of buildings designed for specified uses, restrict and determine the areas within which given forms of land utilization shall be prohibited; to designate in said districts the use of land for agriculture, recreation, residence, industries, trade, soil conservation, water supply conservation, natural resources, and the uses for which buildings and structures shall or shall not be erected, altered, or moved and designate the trades and industries that shall be permitted or excluded or subjected to special regulations and in each of said districts designating and limiting the location, height, floor area, number of stories and size of dwellings, buildings and structures hereafter erected, altered or moved; regulate and limit the use of tent and automobile trailers and trailer coaches for community dwelling purposes; regulate and determine the area of yards, courts and other open spaces; and restrict the number of persons and families which may be housed in dwellings, hereafter erected or altered, and the sanitary, safety, and protective measures required for such dwellings, buildings, and structures, including tents and trailer coaches; regulate and determine the areas to be used for agriculture and recreation; to designate the use of certain state licensed residential facilities; to provide for the acquisition by purchase, condemnation or otherwise of nonconforming property; to provide for petitions and public hearings; provide for amendments and supplements thereto; provide for the administration and enforcement of this Ordinance; provide penalties for the violation of its provisions and the collection of building permit fees in benefited districts and of taxes therefore, and for amendments to this Ordinance.

## **PREAMBLE**

Pursuant to the authority conferred by the Public Acts of the State of Michigan in such case, made and provided and for the purpose of promoting, and protecting the public health, safety, peace, morals, comfort, convenience, and general welfare of the inhabitants of the Township by protecting and conserving the character and social and economic stability of the residential, commercial, industrial and other use areas; by securing the most appropriate use of land; preventing overcrowding the land and undue congestion of population; providing adequate light, air and reasonable access; and facilitating adequate and economical provision of transportation, water, sewers, schools, recreation, and other public requirements, and by other means, all in accordance with a comprehensive plan; now therefore:

**ENACTING CLAUSE**

The Township of Mussey Ordains:

**ARTICLE 1 – SHORT TITLE**

**SECTION 100. SHORT TITLE**

This Ordinance shall be known and may be cited as the Township of Mussey Zoning Ordinance.