

**ZONING ORDINANCE**

**VILLAGE OF OTTER LAKE**

**LAPEER AND GENESEE COUNTY, MICHIGAN**

**ORDINANCE NO. ??**

**Adopted: ??, ??, 2010**

An ordinance to regulate and restrict the use of land and buildings by dividing the Village of Otter Lake into districts; imposing regulations, prohibitions and restrictions governing the erection, construction or reconstruction of structures and buildings and lands to be used for the proposes of residence, commerce, industry, and other specified purposes; regulating and limiting the height and bulk of buildings and other structures; regulating and limiting lot occupancy and size, size of yards and other open spaces; regulating and limiting the density of population; regulating and limiting congestion on the public streets by providing for the off-street parking and loading of vehicles; establishing the boundaries of districts; creating a Board of Zoning Appeals, defining and limiting the powers and duties of said board and setting standards to guide actions of said board and providing the means of enforcing said ordinance and providing a penalty for violation of said ordinance.

**PREAMBLE**

In accordance with the authority and intent of Act 184, of the Public Act of 1943, as amended, the Village of Otter Lake desires to provide for the orderly development of the Village, which is essential to the well-being of the community, and which will place no undue burden upon developers, industry, commerce, or residents. The Village further desires to assure the provision of adequate sites for industry, commerce, and residences, including open space and recreation, to provide for the free movement of vehicles upon proper streets of the Village; to protect industry, commerce, and residences against incongruous and incompatible use of land, and to promote the proper uses of land for the economic well-being of the Village as a whole. This ordinance, which is based on the goals and policies of the Village's master land use plan, will promote and protect the public health, safety, comfort, and general welfare of the residents and visitors in the Village of Otter Lake.

**ENACTING CLAUSE**

THE VILLAGE OF OTTER LAKE, COUNTIES OF LAPEER AND GENESEE, MICHIGAN  
ORDAINS:

## **ARTICLE I**

### **Section 1.1 Short Title**

This ordinance shall be know and cited as the Village of Otter Lake Zoning Ordinance.

### **Section 1.2 Scope**

No building or structure, or part thereof, shall hereinafter be erected, constructed, placed, altered, or moved; and no new use or change in use shall be made of any building, structure or land, or part thereof; except in conformity with the provisions of this Ordinance.

**End of Article I**