

TOWNSHIP OF CHIKAMING
BERRIEN COUNTY
MICHIGAN

ORDINANCE NO. 18

(Adopted March 5, 1970)

AN ORDINANCE COVERING DIVISIONS
OF LOTS IN THE RECORDED PLATS.

THE TOWNSHIP OF CHIKAMING ORDAINS:

ARTICLE I

The division of a lot, out lot, or parcel of land in a recorded plat in Chikaming Township is prohibited, unless approved following application to the Township Board of Chikaming Township. The application shall state the reason for the proposed division. No lot, out lot, or parcel of land in a recorded plat shall be divided into more than four (4) parts and the resulting lots shall not be less in area than permitted by any Township Zoning Ordinance, Building Ordinance, or Section 186 of Act 288 of the Public Acts of 1967, as amended, being the Sub-Division Control Act of 1967, whichever is the more restrictive. No building permit shall be issued, or any building construction commenced, unless the division has been approved by the Township Board.

ARTICLE II

The division of a lot, out lot, or parcel of land in a recorded

plat resulting in a smaller area than prescribed herein may be permitted after prior approval by the Township Board for the purposes of adding to an existing building site or sites, or for any other use that does not or is not likely to contravene any existing Township Zoning Ordinances, Building Ordinance, or State Statute, and does not or would not result in crowding, congestion, or contribute unduly to problems of public health, sanitation, and general welfare. Any person whose application for the division of any lot in a recorded plat is denied, shall have the right to appeal to any Court of competent jurisdiction.

ARTICLE III

The application for the division of any lot, out lot, or parcel of land in a recorded plat shall be in affidavit form and shall contain a drawing showing the dimensions and description of: (1) the entire lot in question, and; (2) each lot or part of a lot resulting from the proposed division.

ARTICLE IV

The approval by the Township Board of the division of any lot, out lot, or parcel of land in any recorded plat shall be contingent on an agreement in writing by the applicant that any sales contract, deed or other documents presented for recording at the Office of the Berrien County Register of Deeds, shall be accompanied by a copy of the written approval thereof by the Township Board or its duly authorized representatives.


ARTICLE V

All ordinances or parts of ordinances of the Township of Chikaming inconsistent with the provisions of this Ordinance, are, to the extent of such inconsistency, hereby repealed.


ARTICLE VI

This Ordinance shall be in effect in the Township of Chikaming immediately after the publication thereof.

Adopted: March 5, 1970


Lena Abrahamsen, Clerk
Chikaming Township

ATTEST:


Herbert Seeder, Supervisor
Chikaming Township

CERTIFICATION

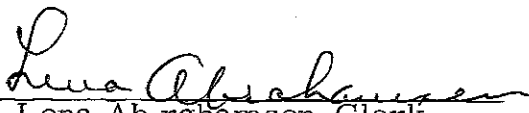
I, Lena Abrahamsen, Clerk of the Township of Chikaming, Berrien County, Michigan, hereby certify that the above Ordinance No. 18 was passed on the 5th day of March, 1970, and the vote thereon was as follows:

Yeas: Sperry, Meier, Seeder, Abrahamsen

Nays: None

Absent: Harrington

I further certify that the foregoing Ordinance No. 18 was published on the 14th day of March, 1970, in the St. Joseph Herald Press, a newspaper circulated in the Township of Chikaming, Berrien County, Michigan.


Lena Abrahamsen, Clerk
of Chikaming Township