

CITY OF MUNISING

RECORDED PLAT ORDINANCE NO: 2005 - 01

LOT DIVISION IN RECORDED PLATS ORDINANCE

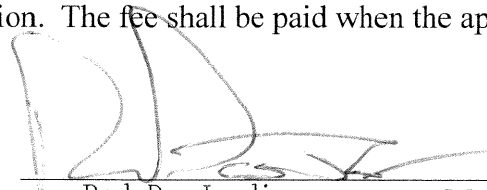
The City of Munising hereby ordains:

The division of a lot in a recorded plat is prohibited unless approved following application to the City Commission. The application shall be filed with the City Clerk, shall state the reasons for the proposed division, and comply with all requirements of the State of Michigan Land Division Act (MCL 560.101, et seq.), or any City ordinance authorized by the Act. No lot in a recorded plat shall be divided into more than four (4) parts and the resulting lots shall comply with all requirements to the City zoning ordinance. No building permit shall be issued or any building construction commenced unless the division has been approved by the City Commission and the suitability of the land for building sites has been approved by the District Health Department. The division of a lot resulting in a smaller area than prescribed under the zoning ordinance may be permitted, but only for the purpose of adding to an adjacent building site or sites. An application for a division resulting in a smaller lot area than permitted by Zoning shall so state, shall be in affidavit form, and shall include a drawing showing the dimensions and description of each part of the lot as proposed for dividing.

Approval of the division of a lot in a recorded plat shall be contingent upon the applicant recording, at the office of the County Register of Deeds, a copy of the written approval of the City Commission, with a copy of the drawing of the lot as approved for dividing, contemporaneously with the recording of a sales contract, deed, or other document that pertains to a transfer of an interest in the lot to be divided.

The City Commission shall establish a fee for the application. The fee shall be paid when the application is submitted.

Dated: June 21, 2005



Rod DesJardins, Mayor

Dated: June 21, 2005



SUE ROBERTS, City Clerk

Date Introduced: June 1, 2005

Date Adopted: June 20, 2005

Date Published: June 22, 2005

Date Effective: July 11, 2005