

CHARTER TOWNSHIP OF WILLIAMS COUNTY OF BAY, MICHIGAN

ORDINANCE 33a

ORDINANCE AMENDING SECTION 3.09, TABLE 1 OF ORDINANCE 33, AS AMENDED, TO AMEND DETACHABLE ACCESSORY BUILDING OR STRUCTURE GUIDELINES AND TO PROVIDE PENALTIES FOR THE VIOLATION THEREOF.

THE CHARTER TOWNSHIP OF WILLIAMS ORDAINS:

SECTION I

The Williams Charter Township Ordinance 33, designated “Williams Township Zoning Ordinance”, are hereby amended by adding the following described sections into the text of said Ordinance. Additions are in **bold** and underlined and deletions are *italicized* and have been *stricken*;

The amendment shall read as follows:

SECTION 3.09 RESIDENTIAL ACCESSORY BUILDING OR STRUCTURES

Table 1

REGULATIONS PERTAINING TO DETACHED RESIDENTIAL ACCESSORY BUILDINGS

Lot Size (Sq. Feet)	Total Area of Detached Accessory Buildings (Sq. Feet)	Maximum Height (Feet)		Minimum Setbacks (Feet)			
		Peak	Side Wall	Rear Yard	Side Yard	From Principal Building	From Any Structure
Less than 13,500	9% of lot area or 1,200 ft., whichever is smaller	14	10	5	Same as principal structure side yard	10	10
13,500-43,559	9% of lot area or 1,800 ft., whichever is smaller	20	14	Same as sidewall height, or 10' whichever is greater	Same as sidewall height, or 10' whichever is greater	Same as sidewall height, or 10' whichever is greater	Same as sidewall height, or 10' whichever is greater
One to 2 acres	2,400	22	14	Same as sidewall height, or 10' whichever is greater	Same as sidewall height, or 10' whichever is greater	Same as sidewall height, or 10' whichever is greater	Same as sidewall height, or 10' whichever is greater
Over 2 acres	3,200 <u>3% of the lot size up to 10,000 sq. foot maximum with a maximum of two (2) permanent accessory buildings or structures²</u>	24	16	30	30	Same as sidewall height, or 10' whichever is greater	Same as sidewall height, or 10' whichever is greater

¹ Should the applicant's lot size have acreage which would allow AT 3% for square footage above a 10,000 sq. foot accessory building(s), the applicant may request a special use permit from the Planning Commission to enable the applicant to have greater than the maximum of 10,000 sq. foot accessory structure and more than two (2) buildings, as regulated in this table.

SECTION II

The violation of this Ordinance shall be deemed to be a violation of Ordinance 33, as amended, and shall be punishable under the same terms and conditions of Chapter XV of Ordinance 33.

SECTION III

This Ordinance shall be published in a newspaper circulated within the Township of Williams, Bay County, Michigan and shall take effect on the 31st day after the date of publication.

SECTION IV

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION V

Should any section, clause or provision of this ordinance be declared by the courts to be invalid, the same shall not affect the validity of this ordinance as a whole or any part thereof, other than the part declared to be invalid.

Date of 1st Reading: THE CHARTER TOWNSHIP OF WILLIAMS

By: Will Butterfield, Supervisor

Date of 2nd Reading:

By: Jerome E. Putt, Clerk

ORDINANCE DECLARED ADOPTED

Jerome E. Putt, Clerk
Williams Charter Township
Bay County, Michigan