HOUSE BILL No. 4499

March 1, 1995, Introduced by Reps. Bullard, Law, Hammerstrom, Brackenridge, Pitoniak, Lowe, Goschka, Middaugh, Perricone and Hill and referred to the Committee on Local Government.

A bill to amend section 1 of Act No. 184 of the Public Acts

of 1943, entitled as amended

"The township rural zoning act,"

being section 125.271 of the Michigan Compiled Laws.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1   Section 1.   Section 1 of Act No. 184 of the Public Acts of

2 1943, being section 125.271 of the Michigan Compiled Laws, is

3 amended to read as follows:

4   Sec. 1.   The township board of ~~an organized~~ A township ~~in~~

5 ~~this state~~ may provide by zoning ordinance for the regulation of

6 land development and the establishment of districts in the por-

7 tions of the township outside the limits of cities and villages

8 ~~which~~ THAT regulate the use of land and structures ~~,~~ to meet

9 the needs of the state's citizens for food, fiber, energy, and

10 other natural resources, places of residence, recreation,

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1 industry, trade, AND service, and other uses of land; to ~~insure~~

2 ENSURE that ~~use~~ USES of the land shall be situated in appropri-

3 ate locations and relationships; to limit the inappropriate over-

4 crowding of land and congestion of population ~~,~~ AND OF trans-

5 portation systems ~~,~~ and other public facilities; to facilitate

6 adequate and efficient provision for transportation systems,

7 sewage disposal, water, energy, education, recreation, and other

8 public service and facility requirements; and to promote public

9 health, safety, and welfare. For these purposes, the township

10 board may divide the township into districts of ~~such~~ A number,

11 shape, and area as it considers best suited to carry out this

12 act. The township board of ~~an organized~~ A township may ~~use~~

13 ~~this act to~~ provide by ordinance for the regulation of land

14 development and the establishment of districts ~~which~~ THAT apply

15 only to land areas and activities ~~which~~ THAT are involved in a

16 special program to achieve specific land management objectives

17 and avert or solve specific land use problems, including the reg-

18 ulation of land development and the establishment of districts in

19 areas subject to damage from flooding or beach erosion, and for

20 that purpose may divide the township into districts of a number,

21 shape, and area considered best suited to accomplish those

22 objectives. Ordinances regulating land development may also be

23 adopted designating or limiting the location, ~~the~~ height,

24 number of stories, ~~and size of dwellings, buildings, and struc-~~

25 ~~tures that may be erected or altered, including tents and trailer~~

26 ~~coaches, and the specific uses for which~~ SIZE, AND SPECIFIC USES

27 OF dwellings, buildings, and structures, including tents and

1 trailer coaches, THAT may be erected or altered; the area of

2 yards, courts, and other open spaces, and the sanitary, safety,

3 and protective measures that shall be required for the dwellings,

4 buildings, and structures; ~~, including tents and trailer~~

5 ~~coaches,~~ and the maximum number of families ~~which~~ THAT may be

6 housed in ~~buildings,~~ THE dwellings, BUILDINGS, and structures.

7 ~~, including tents and trailer coaches, erected or altered.~~ The

8 provisions shall be uniform for each class of land or

9 ~~buildings,~~ dwellings, BUILDINGS, and structures ~~, including~~

10 ~~tents and trailer coaches,~~ throughout each district, but the

11 provisions in 1 district may differ from those in other

12 districts. ~~A township board shall not regulate or control the~~

13 ~~drilling, completion, or operation of oil or gas wells, or other~~

14 ~~wells drilled for oil or gas exploration purposes and shall not~~

15 ~~have jurisdiction with reference to the issuance of permits for~~

16 ~~the location, drilling, completion, operation, or abandonment of~~

17 ~~those wells. The jurisdiction relative to wells shall be vested~~

18 ~~exclusively in the supervisor of wells of this state, as provided~~

19 ~~in Act No. 61 of the Public Acts of 1939, being sections 319.1 to~~

20 ~~319.27 of the Michigan Compiled Laws.~~