

ARTICLE 1
ENACTING CLAUSE TITLE AND PURPOSE

SECTION 1.1 -- ENACTING CLAUSE

An Ordinance adopted under the authority of, and in accordance with the provisions of the City and Village Zoning Act 207 of the 1921 Public Acts of Michigan, to establish comprehensive zoning regulations for the Village of Grass Lake, Jackson County, Michigan, and to provide for the administration, enforcement and amendment thereof, and the repeal of all ordinances in conflict herewith.

SECTION 1.2 -- TITLE

This Ordinance shall be known and may be cited as "The Zoning Ordinance of the Village of Grass Lake." The Zoning Map referred to herein is entitled "Zoning Map, Village of Grass Lake."

SECTION 1.3 -- PURPOSES

This Ordinance has been established for the purpose of:

- A. Promoting and protecting the public health, safety, and general welfare;
- B. Protecting the character and stability of the agricultural, recreational, residential, commercial, and industrial areas, and promoting the orderly and beneficial development of such areas;
- C. Preventing the overcrowding of land and undue concentration of population by regulating the intensity of use of land and the area of open spaces, surrounding buildings, and structures necessary to provide adequate light, air, and privacy to protect the public health;
- D. Lessening and avoiding congestion on public highways and streets;
- E. Providing for the needs of agriculture, recreation, residence, commerce, and industry in future growth to conform with the most advantageous uses of land, resources, and properties, with reasonable consideration of other things, the general and appropriate trend and character of land, building, and population development as studied and recommended by the Planning Commission and the Village of Grass Lake;
- F. Encouraging the most appropriate use of lands in accordance with their character and adaptability, and prohibiting uses which are incompatible with the character of development permitted within specified zoning districts;
- G. Conserving the taxable value of land and structures;
- H. Conserving the expenditure of funds for public improvements and services;
- I. Protecting against fire, explosion, noxious fumes and odors, heat, dust, smoke, glare, noise, vibration, radioactivity, and other nuisances and hazards in the interest of the people; and
- J. Providing for the completion, restoration, reconstruction, extension or substitution of non-conforming uses.

