

3308, MONROE, HART, MI, 49420

https://tuckerbenner.com

WEAIRE TOWNSHIP ZONING ORDINANCE – Rev A 2018

E. Bulk propane storage and distribution.
 F. Automobile service center and repair garage except that vehicle body work and painting are not permitted in this section or the sale of automobiles, is not permitted in this section.

SECTION 8.04 SITE DEVELOPMENT REQUIREMENTS

A. No lot, building, or structure, nor the enlargement of any building of structure, shall be hereafter erected unless all of the following requirements are met and maintained in connection with such use of the lot, building, structure, or enlargement:

FRONT YARD		25 feet
SIDE YARD	Side abutting Residential Districts or uses	50 feet
	Side abutting other Districts	10 feet
REAR YARD		35 feet
LOT COVERAGE		40% (including building and parking areas)
BUILDING HEIGHT		35 feet or 2½ stories
MINIMUM LOT AREA		25,000 square feet
MINIMUM LOT WIDTH		100 feet

B. The outdoor storage of goods or materials shall be prohibited in the front yard setback area. Goods or materials stored in the side or rear yard shall be screened from the view from the street or from abutting properties. The required front yard area, except for necessary entrance drives, shall be landscaped.

CHAPTER 8 NEIGHBORHOOD COMMERCIAL DISTRICT - NC
 SECTION 8.01 DESCRIPTION AND PURPOSE:
 This District is intended to permit small retail business and service uses which are desirable to serve the residential areas of the Township. Generally, a minimum lot size of 10,000 square feet is required to ensure that the uses are compatible with the surrounding residential areas.
 SECTION 8.02 PERMITTED USES:
 Land within buildings in the NC District may be used for the following purposes as permitted or other, subject to the approval of a site plan, in accordance with the requirements of Chapter 11:
 A. Office buildings for any of the following occupations:
 1. Architecture, engineering, professional, accounting, drafting, and other similar professional services, as determined by the Zoning Administrator.
 2. Medical and dental offices, but not including clinics.
 B. Retail trade uses, service uses, repair and maintenance, and other similar uses as determined by the Zoning Administrator. Including the use of automobile repair facilities, and other similar uses, as determined by the Zoning Administrator.
 C. Other uses, as determined by the Zoning Administrator.
 D. Other uses, as determined by the Zoning Administrator.
 E. Other uses, as determined by the Zoning Administrator.
 F. Other uses, as determined by the Zoning Administrator.
 G. Other uses, as determined by the Zoning Administrator.
 H. Other uses, as determined by the Zoning Administrator.
 I. Other uses, as determined by the Zoning Administrator.
 J. Other uses, as determined by the Zoning Administrator.
 SECTION 8.03 SPECIAL LAND USES:
 Land within buildings in the NC District may be used for the following purposes following review by the Planning Commission as a Special Land Use as regulated by Chapter 15:
 1. Other uses, as determined by the Zoning Administrator.
 2. Other uses, as determined by the Zoning Administrator.
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 100. Other uses, as determined by the Zoning Administrator.



CHAPTER 8 8 - 2 NEIGHBORHOOD COMMERCIAL DISTRICT - NC **\$300,000**

Weaire Twp – Commercial zoning – 23.56 acres of undeveloped land with approx. 100ft of road frontage. Property is sandy soil, level and buildable. This blank canvas is ready for you to bring your vision for the future. Located approx. 1 mile from the Monroe Road expressway exit, approx. 5 miles from the Oceana Drive [...]

- 0 baths
- Acreage
- Land
- Active

Basics

Category: Land **Type:** Acreage
Status: Active **Bathrooms:** 0 baths
Lot size: 23.56 sq ft **Lot Size Acres:** 23.56 acres
County: Oceana

Call us now

Phone: (231)730-8781
 Email: tuckerbennerteam@gmail.com
 Address: 2747 Lakeshore Drive, Twin Lake, MI 49457



Amenities & Features

Utilities: Phone Available, Natural Gas Available, Electricity Available, None

Lot Features: Level, Buildable

School Information

High School District: Pentwater

Miscellaneous

Road Surface Type: Paved

CrossStreet: Oceana Dr

Listing Terms: Cash, Conventional

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