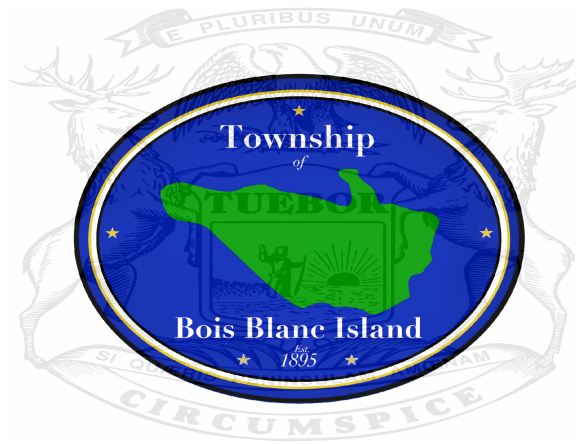


**Bois Blanc Township**  
P.O. Box 898  
Pointe Aux Pins, MI  
49775



Phone: (231)634-7275  
Fax: (231)634-7021  
www.boisblanctownship.org

## Office of Zoning & Ordinance

### ZONING PERMIT INFORMATION & PROCEDURES

~A **Zoning Permit** shall be required for **all structures, septic systems & wells** in Bois Blanc Township. **No part thereof** shall be allowed to be **used, constructed, enlarged** or **moved upon any property** unless it conforms with the *Bois Blanc Township Zoning Ordinance* and a *Zoning Permit* has been obtained.~

*Bois Blanc Township complies with all County, State and Federal development codes and regulations.*

### **BBI Zoning Permit Approval is Subject to the Following:**

\*In addition to a *Zoning Permit* issued by Bois Blanc Township; **all structures larger than 200ft<sup>2</sup>, and all dwellings**, require a *State of Michigan Building Permit*. Upon zoning approval, a signature from the BBI Zoning Administrator will be provided for this purpose.

\***For all dwellings:** proof of an **LMAS permit for an OSTDS** (*Onsite Sewage Treatment and Disposal System*) and **Water Supply System** is required by the *State of Michigan* to obtain a **Building Permit**. For additional information about sewage and water requirements, contact the *Mackinac County - LMAS District Health Department* at (906)643-1100.

Ref. (LMAS, Health Code 3-6.3A, 2022) & (LMAS, Health Code 5-6, 2022)

**\*For all dwellings:** before commencement or construction/placement of *any addition to/ alteration of any dwelling* which would result in an increase in the number of bedrooms and/or additional sewage flows, proof of *LMAS* approval of **continued use of existing OSTDS** shall be required. Ref. (LMAS, Health Code 3-6.3B, 2022)

**\*Setback Requirements:** are provided in the *BBI Township Zoning Ordinance - Schedule of Regulations (Section 2.08)*.

**\*A Recent Survey:** is recommended prior to submitting a *Zoning Permit* application. In circumstances where property lines/dimensions cannot be accurately determined, a survey will be required before a *Zoning Permit* is approved.

**\*Floodplain Standards:** are enforced *only* by the *State of Michigan - LARA*, on behalf of the Township via *Intergovernmental Agreement*.

**\*Building within 500ft** of any Lake, River, Stream or Wetland, may require approval/waiver from the *State of Michigan - EGLE* and/or *Mackinac County - LMAS District Health Department*.

**\*Driveway Connection To A County Road:** requires approval from the *Mackinac County Road Commission*.

**\*Township Zoning Permits:** expire 18 months from their date of approval.

### **To Apply for a BBI Zoning Permit:**

1) Obtain a *Zoning Permit* application from the Bois Blanc Township office, website or via email from the Township Clerk at [bbiclerk@tds.net](mailto:bbiclerk@tds.net)

2) Fully complete pages #1-3 of application. Incomplete applications will not be accepted by the Zoning Administrator.

3) Return original completed *Zoning Permit* application to Township Clerk.

\*The *Zoning Permit* application fee is \$50.00, due upon submission of application.

\*If applying for a *Zoning Permit* for a dwelling, attach evidence of having obtained *LMAS* approval for sewage disposal and water supply.

\*The following information will be verified and/or recorded: (1) property number; (2) date received; (3) payment verification by check (number) or cash; (4) full name of property owner. A zoning permit application number will be issued. The original application will be given to the Zoning Administrator. The applicant will receive a copy upon approval.

4) Once the following has been completed, the Township Zoning Administrator will contact the applicant for a required on-site inspection (property owner or applicant must be present for this inspection):

\*Proposed building site has been clearly staked

\*Property lines and corners have been accurately identified and clearly marked

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### **BUYER BEWARE:**

The “*Buildability*” of *any* property in Bois Blanc Township, cannot be officially determined, until by due process, the property owner:

- \*applies to the Township for a *Zoning Permit* for a specific use
- \*completes the application
- \*submits the required building or site plan
- \*pays all applicable fees.

Prior to any such application, it is the responsibility of the property owner to consult with their realtor/real estate broker, attorney or to carefully review the *Zoning Ordinance* themselves.

**Agency Contact Info:**

**State of Michigan - LARA** (*Dept. of Licensing & Regulatory Affairs*):

*Ph:* (517)241-9313

*Web:* [www.michigan.gov/lara](http://www.michigan.gov/lara)

*Email:* [bccpermits@michigan.gov](mailto:bccpermits@michigan.gov)

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**State of Michigan - EGLE** (*Dept. of Environment, Great Lakes & Energy*):

*Ph:* (906)228-4853

*Web:* [www.michigan.gov/egle](http://www.michigan.gov/egle)

*Email:* [EGLE-Assist@Michigan.gov](mailto:EGLE-Assist@Michigan.gov)

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**Mackinac County - LMAS** (*District Health Department*):

*Phone:* (906)643-1100

*Web:* [www.lmasdhd.org](http://www.lmasdhd.org)

*Email:* submitted through LMAS website

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**Mackinac County - Road Commission:**

*Phone:* (906)643-7333

*Web:* [www.mackinaccrc.org](http://www.mackinaccrc.org)

*Email:* [roadcommission@mackinacounty.net](mailto:roadcommission@mackinacounty.net)

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**Bois Blanc Township - Office:**

*Ph:* (231)634-7275

*Web:* [www.boisblanctownship.org](http://www.boisblanctownship.org)

*Email:* [bbiclerk@tds.net](mailto:bbiclerk@tds.net)

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**Zoning Administrator:** *Damien Nelson*

[bbizoning@gmail.com](mailto:bbizoning@gmail.com) (303)883-7935

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**(Revised: April 14, 2024)**