

TEMPORARY USE

§ 151.042 TEMPORARY USES.

(A) *Administratively approved temporary uses.* A temporary use as defined in § 151.002 may be approved by the Building Official in the B-1 and B-2 Districts as provided in this section if the use will not be for more than ten consecutive days. The Building Official shall also have the discretion to refer any such temporary use application to the Planning Commission for review and decision.

(B) *Temporary uses requiring planning commission approval.* An application for a temporary use referred by the Building Official under division (A) above or for more than ten consecutive days may be approved by the Planning Commission as provided in this section.

(C) *Review standards.* The Building Official and Planning Commission shall consider the following factors in action on an application for a temporary use:

(1) Adequacy and safety of parking, traffic control and access with respect to vehicles, fire and emergency vehicles, and pedestrians.

(2) Compatibility with and proximity and off-site impacts to surrounding land uses with respect to hours of operation, noise, odors, dust, lighting glare, signage, and the size, height and type of any temporary shelters or structures.

(3) Safety and adequacy of utilities, sanitary facilities.

(4) Arrangements for trash disposal and site clean-up and whether a performance bond for those purposes and to assure compliance with approval conditions is necessary or appropriate.

(5) Other licenses or permits required, such as for food/beverage service.

(6) That appropriate liability insurance naming the township as an additional insured for purposes of claims arising from the temporary use to be permitted is provided.

(7) Any other factor which may impact the public health, safety or general welfare, including whether the number or cumulative length of time of temporary uses approved and applied for on the lot for a calendar year is such that site plan review and approval should be required.

(D) *Application requirements.* Application for approval of a temporary use shall be filed with the Building Official, be accompanied by the required fee(s) as established by resolution of the Township Board, and shall include the following information:

(1) A plot plan with dimensions showing the locations, sizes and details of all areas, structures, facilities and arrangements for the temporary use, and to the extent applicable, conforms to the requirements in § 151.171(D) for building permit applications.

(2) The name, address, telephone number and all available contact information of the applicant, and written permission of the property owner.

(3) A complete explanation of the proposed temporary use, including dates, hours, all persons or companies involved in any fashion and that addresses and confirms compliance with all review standards under division (C) above.

(4) Any other information requested by the Building Official or Planning Commission and deemed necessary to satisfy the review standards for approval under division (C) above.

(E) *Conditions of approval.* Temporary use applications may be approved, conditionally approved, or denied based on the review standards in division (C), with approval conditions to be related to those standards. Any approval conditions shall be included in the temporary use permit issued by the Building Official under § 151.171(H).

(F) *Revocation or suspension of permit.* If one or more conditions of a temporary use approval have been violated, a temporary use permit may be revoked, or suspended pending correction of the violation, by written notice from the Building Official. Continuation of the temporary use while the permit for it is revoked or suspended is a violation of this chapter.

(G) *Vehicles and trailers.* Trucks, truck trailers, vans or other passenger vehicles or trailers shall not be used for storage, warehousing, retail sales, services or offices during the temporary use, except as specifically permitted by the approval.

(H) *Signs.* Portable signs and temporary signs shall be allowed during the time of a temporary use subject to compliance with § 151.129.

(Ord. 206, passed 11-15-11)

Southfield Township

APPLICATION FOR TEMPORARY USE PERMIT

Application is hereby made for a Permit to erect a Temporary Use on the property/structure described herein:

LOCATION: _____

Number & Street: _____

Name of Applicant: _____

Address of Applicant: _____

Municipality: _____ Zip: _____

Phone # _____ Cell# _____

Signature of Applicant

Date

ZONING ORDINANCE SECTION §151.171(H)

§151.171(H) - BUILDING PERMITS

A permit application for a temporary use in the B-1 and B-2 Districts shall be made to the Township Clerk by submitting: (i) a written description and accurate scaled map or plans showing and fully disclosing the proposed use, its purpose, and proposed days and hours, (ii) signed written consents by all owners and occupants of the lot on which the temporary use is proposed, and (iii) the number of consecutive days requested and the number of times per calendar year requested. The Township Clerk may administratively approve the Temporary Use Permit Application but reserves the right to submit the temporary use permit application to the Planning Commission for review, and upon receiving the results of that review, shall approve, conditionally approve or deny the requested permit in writing.

DESCRIPTION OF PROPOSED USE:

- 1) A written description and an accurate scaled map or plans showing and fully disclosing the proposed use. (NOTE: additional pages may be added- perimeter, containment and any Temporary structure must be noted.)
- 2) Proposed consecutive days and hours of operation per calendar year.

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- (A) *Administratively Approved Temporary Uses.* A Temporary Use as defined in Section 151.002 may be approved by the Building Official in the B-1 and B-2 Districts as provided in this Section if the use will not be for more than 10 consecutive days. The Building Official shall also have the discretion to refer any such Temporary Use Application to the Planning Commission for review and decision.
- (B) *Temporary Uses Requiring Planning Commission Approval.* An application for a Temporary Use referred by the Building Official under subsection (A) or for more than 10 consecutive days may be approved by the Planning Commission as provided in this Section.

of consecutive days _____
Days of operation [M-S] _____
Dates _____
Hours of operation-from _____ to _____

- 3) Signed written consents by all owners and occupants of the lot on which the Temporary Use Permit is proposed.
- 4) The number of times per calendar year.

Number of times per calendar year _____

STATEMENT AND CERTIFICATION:

Plans to be submitted in duplicate with this application.

Temporary Use Permit request may be forwarded for approval to the Planning Commission/Zoning Board.

If Temporary Use Permit request is forwarded to the Planning Commission/Zoning Board, a representative must attend the scheduled meeting.

I hereby certify that the above answers are correct and true.

Applicant's Signature

Date

TEMPORARY USE FEES

Non- refundable Application Fee:	1 day	\$25.00	_____
			Date Paid
	2-10 days	\$50.00	_____
			Date Paid

NOTARY:

State of Michigan
ss:
County of Oakland

Subscribed and sworn to before me this ____ day of _____, 20 ____.

Notary Public Signature

My Commission expires: _____

_____ County, Michigan

For office use only.

Sign Administrative Committee Approval: _____

Planning Board Approval: _____

Inspector's Approval: _____

Sign Permit Number: _____ Date: _____