

BUILDING IN ONEKAMA TOWNSHIP?

HERE IS WHAT YOU MAY NEED

To determine what applications you need, contact the Onekama Township Zoning Administrator or Township staff at 5435 Main St., Onekama, MI 49675. Phone: 231-889-3308, Fax: 231-889-5587.

Applications are available at the township hall or, obtain online at <http://www.onekama.info/onekamatownship/>

BUILDING ANYTHING ON YOUR PROPERTY: (home garage, lakefront structure, guest house, addition or remodeling, accessory building, decks, docks, fences, signs), all may require

One or more of the following applications:

1. Inland Lakes and Streams and/or Great Lakes

Submerged Shorelands Permit from DEQ, if building docks, in water, work on beach, fill dredging.

2. Army Corps and/or DEQ Permit, if site

involves work to fill, dredge or build docks or alter shoreline on navigable waters of Great Lakes or waters connected to Great Lakes.

3. Wetlands Permit from DEQ, involves

alteration of a regulated wetland. A regulated wetland is any wetland within 500 feet of a body of water or stream.

4. Pollution Prevention Plans, Air Quality Control,

Water Quality Control, Ground Water Discharge

Permits from DEQ, if project involves clean or polluted

discharge into air, water or ground-water but not including septic tanks with under 10,000 gal. per day volume.

5. State/County Subdivision Control Act review and approval from Onekama township, needed if splitting land into more than 4 parcels on 10 acres or less, or any parcel which does not front on an existing road.
6. Road Commission Driveway Permit from Manistee Manistee County Road Commission. Needed if building a driveway, private road, that intersects a county road, or anything in the road right-of-way.
7. Soil & Erosion Permit from Manistee Soil & Water Conservation District, needed if project involves moving more than an acre of earth at a time and/or any earth within 500 feet of a lake or stream or creek.
8. Health Permit from Manistee County, almost always needed. Or, obtain letter indicating permit is not required.
9. Critical Dune Permit, if in critical sand dune
Note: Critical dunes exist well inland from lakefront.
Check with township. Soil Erosion Permit and Health Permit must be attached to Critical Dune Area Application.

10. Land Use Permit from Onekama Township. If permit not needed, Zoning Administrator will sign the address form, so indicating. Many zoning ordinances require DEQ permits, etc., if applicable, to be obtained first.
11. County Address from Manistee County is required for any building in which people live or work. May also be issued for structures if requested. (Zoning and Health permits needed first, and if not necessary, Health Department and Zoning Administrator must sign off. Vacant land is not given an address.
12. Construction Code Permit from State of Michigan, needed for any construction, remodeling, additions. All above applicable permits, addresses, etc., need to be provided to the state building inspector before the building permit can be issued.
13. Electrical, Mechanical, Plumbing Permits. Ask State Building Inspector (Construction Code Permit) if required.

If you are uncertain if you can proceed to build any structure in the Township of Onekama, after reading this information, you are advised to contact the Township Zoning Administrator.