

## **ARTICLE 19 BLIGHT ELIMINATION**

### **19.1 PURPOSE**

Consistent with the letter and spirit of Act 344 P.A. 1945, as amended, it is the purpose of this Article to prevent, reduce, or eliminate blight in Clark Township by the prevention and/or elimination of certain environmental causes of blight or blighting factors in said Township.

### **19.2 CAUSES OF BLIGHT OR BLIGHTING FACTORS**

19.2.1 It is hereby determined that the following uses, structures and activities are causes of blight which, if allowed to exist, will tend to result in blighted or undesirable neighborhoods. On or after the effective date of this ordinance, no person, firm, or corporation of any kind shall maintain or permit to be maintained any of these causes of blight or blighting factors upon any property in Clark Township owned, leased, rented or occupied by such firm or corporation.

19.2.2 In any area, the storage upon any property of junk automobiles, except in a completely enclosed building, within a screened confine, or a junk yard all of which shall be approved by the Clark Township Planning Commission and licensed by the Clark Township Board. For the purpose of this Article, the term “junk automobiles” shall not include any motor vehicle which can be licensed by the State of Michigan, but shall include, whether so licensed or not, any motor vehicle which is inoperative.

19.2.3 In any area, the storage upon any property of building materials unless there is in force a valid building permit issued by the Township of Clark for construction upon said property and said materials are intended for use in connection with such construction. Building materials are allowable on premise without a building permit being in force provided they are orderly stacked and properly screened. Building materials shall include but shall not be limited to lumber, bricks, concrete or cinder blocks, plumbing materials, electrical wiring or equipment, heating ducts or equipment, shingles, mortar, concrete or cement, nails, screws, or other materials used in constructing any structure. Nothing in this subsection shall be construed to prohibit storage of materials or required screening, of a retail building supplier of inventory.

19.2.4 In any area, the storage of junk, trash, rubbish or refuse of any kind or an accumulation of material which is highly visible and injurious to the well being of the residents, except domestic refuse stored in such a manner as to not create a nuisance for a period not to exceed fifteen (15) days. The term “junk” shall