

CHAPTER 1

General Provisions

The Village of Lakewood Club hereby ordains these regulations for the use of land and structures within the Village.

SECTION 101. SHORT TITLE.

This Ordinance shall be known as the Village of Lakewood Club Zoning Ordinance.

SECTION 102. PURPOSE AND OBJECTIVES.

It is the general purpose of this Ordinance to promote the public safety, health, morals, convenience, and general welfare. To accomplish this purpose, the Ordinance will address the following objectives.

- (1) Guide the use and development of land, buildings and natural resources according to their suitability for particular activities.
- (2) Protect the community's quality of life and enhance the social and economic stability of the Village.
- (3) Reduce congestion on public streets and highways and facilitate safe and convenient access to buildings and land uses.
- (4) Guide efforts to provide public services, such as water supply, sewer, storm drainage, waste disposal, transportation, education, recreation and public safety.
- (5) Establish standards to guide physical development of each Zoning District and of the Village as a whole, and provide for enforcement of these standards.
- (6) Educate citizens and public officials about their shared responsibilities for wise use of community resources.
- (7) Strive to balance one property owner's right to the peaceful use and enjoyment of his or her parcel with the rights of neighboring property owners to the peaceful use and enjoyment of theirs.

SECTION 103. INTERPRETATION.

The provisions of this Ordinance shall be held to be minimum requirements, adopted to promote public health, safety, comfort, convenience and general welfare. This Ordinance is not intended to repeal, abrogate, annul, impair or interfere with any existing provisions of law or ordinance. Nor is it intended to overturn any previously approved or adopted rules, regulations or permits

which relate to the use of land or buildings. Nor is this Ordinance intended to interfere with, abrogate or annul any lawful easements, covenants or other agreements.

Where this Ordinance imposes a greater restriction upon the use of land or buildings than is imposed by other laws or ordinances, or by rules, regulations permits, easements, covenants or agreements that may be in force, the provisions of this Ordinance shall control. Where provisions of any other Ordinance or regulation of the Village of Lakewood Club impose stricter requirements for the use of land or buildings, the provisions of the other Ordinance or regulation shall govern.

SECTION 104. SEVERABILITY.

It is the legislative intent that this Ordinance be liberally construed and should any provision or section of this Ordinance be held unconstitutional or invalid, such ruling shall not affect the validity of remaining portions of the Ordinance. It is intended that this Ordinance shall stand notwithstanding the invalidity of any part thereof.

SECTION 105. REPEAL.

The existing zoning regulations of the Village of Lakewood Club, as amended, are hereby repealed. However, said repeal shall not abate any action now pending under or by virtue of the ordinance herein repealed. Nor shall said repeal discontinue, abate, modify, or alter any penalty accrued or to occur. Nor shall it affect the rights of any person, firm, or corporation. Nor shall said repeal waive any right of the Village under any section or provision of the Ordinance hereunder repealed that was existing at the time of the passage and effective date of this Ordinance.

SECTION 106. EFFECTIVE DATE.

The Ordinance shall take effect October 23, 2003 which is 30 days following the date of adoption by the Village of Lakewood Club.

SECTION 107. LIABILITY.

The Village of Lakewood Club Zoning Administrator or any person charged with the interpretation and enforcement of this ordinance, acting in good faith and without malice for the Village in the discharge of his duties shall not thereby render himself liable personally and he is hereby relieved from all personal liability for any damage that may occur to persons or property as a result of any act required or by reason of any act or omission in the discharge of his duties.