

ARTICLE II
INTERPRETATION

(Effective July 28, 2017)

Section 2.10 Purposes

The fundamental purpose of this Ordinance is to promote the health, safety, and general welfare of the inhabitants of the Township by:

1. Promoting the orderly development of the Township.
2. Encouraging the use of lands and resources of the Township in accordance with their character and adaptability.
3. Securing safety from fire and other dangers and providing for safety in traffic, adequacy of parking and reduction in hazards to life and property.
4. Facilitating the development of adequate systems of fire protection, education, recreation, water supplies and sanitary facilities.
5. Conserving the use of public funds for public improvement and services to conform with the most advantageous use of lands, properties and resources of the Township.
6. Protecting fish and wildlife resources, water quality, scenic and aesthetic qualities, historical and recreational values.
7. Preventing flood damages due to interference with natural drainage characteristics of rivers and streams.
8. Promoting the economic progress of the Township and protecting and enhancing the property values thereof.

Section 2.11 Scope

It is not intended by this Ordinance to repeal, abrogate, annul, or in any way impair or interfere with existing provisions of law or ordinance, except as hereinafter specifically repealed, or with any rules, regulations or permits previously adopted or issued or which shall be adopted or issued pursuant to law, relating to the use of buildings or premises, or with any private restrictions placed upon property by covenant or deed; provided, however, that where this Ordinance imposes a greater restriction upon the use of buildings or premises than are imposed or required by such existing provisions of law or ordinance or by such rules, regulations or permits or by such private restrictions, the provisions of this Ordinance shall control.

Section 2.12 Splitting Lots Within Recorded Subdivisions

No lot, outlot or other parcel of land in a recorded plat shall be further partitioned or divided unless in conformity with the standard of the district in which it exists. The township may permit the partitioning of land into not more than four (4) parts.

Section 2.13 Rules of Interpretation

The following rules are intended to clarify the intent of the standards within this Ordinance. The following shall apply, except when clearly indicated otherwise:

1. Terms not defined shall be assumed to have the customary meaning assigned them.
2. Any interpretation of this Ordinance shall be defined by the Whitewater Township Zoning Board of Appeals.
3. The particular shall control the general.
4. The word “shall” is always mandatory and never discretionary. The word “may” is permissive.
5. The phrase “used for” includes “arranged for,” “designed for,” “intended for,” “maintained for,” and “occupied for.”
6. Unless the context clearly indicates otherwise, where a regulation involves two (2) or more items, conditions, provisions or events, the terms “and,” “or,” “either . . . or,” such conjunction shall be interpreted as follows:
 - A. “And” denotes that all the items, conditions, provisions or events apply in combination.
 - B. “Or” indicates that the items, conditions, provisions or events may apply individually or in any combination.
7. “Township” shall refer specifically to “Whitewater Township.”
8. The term “person” shall mean an individual, firm, corporation, association, partnership, limited liability company or other legal entity, or their agents.