

CITY OF LUDINGTON

On the shores of Lake Michigan

FREQUENTLY ASKED QUESTIONS

This book has been compiled to offer residents answers to some of the most frequently asked questions. Additional information, including City codes, zoning ordinance and area links can be found on the City of Ludington website:
www.ludington-mi.gov

**400 S. HARRISON
LUDINGTON, MI 49431**

KNOW LUDINGTON

2119 acres plus 300 acres of water

150 Craft Municipal Marina

52.55 miles of streets

Cemetery—65 acres

65 miles of sanitary sewers

5 boat launching ramps

52 miles of water mains

65 acre Industrial Park

7 parks -145 acres



CUTTING OF GRASS:

It is the responsibility of the owner of property within the City to cut and remove or destroy by lawful means, all such weeds, grass, or rank, noxious or harmful vegetation as often as may be necessary to comply with the Ludington City Code. All premises shall be maintained free from weeds or plant growth in excess of 10 inches.

Failure to comply could result in the City of Ludington cutting the grass and billing the property owner for the work.

SNOW REMOVAL: Removal of snow from sidewalks and drives is responsibility of the property owner/occupant. Snow cannot be shoveled or moved to the street or to other's private property.



STREET NUMBERS: Street addresses are important in case of Emergency 911 calls. Also, the City Water Department has recently gone to a new system of meter reading. It is imperative that the property address is displayed.

Each structure to which a street number has been assigned shall have such number displayed in a position easily observed and readable from the public way. All numbers shall be in Arabic numerals at least 3 inches (76 mm) high and 1/2-inch (13 mm) stroke.

SMOKE DETECTORS:

Every landlord shall install a UL-approved smoke detector in accordance with the manufacturer's instructions on the ceiling or within six inches of the ceiling in each of the following locations in a rental unit:



- (1) In each bedroom or sleeping area.
- (2) In the immediate vicinity of the main heating unit and the water heater. If either the heating unit or water heater is or if both of these are located in the basement, the smoke detector shall be installed in the stairwell leading to the basement.
- (3) In each common hallway between dwelling units in any structure containing more than one dwelling unit.
- (4) As otherwise required by any applicable state or local building code in effect in the city.

Each landlord shall inspect every smoke detector required to be installed pursuant to this article at least once every six months to confirm that such smoke detector is in proper working order.

YARD SALES:



Not more than a total of three (3) garage sales, yard sales or similar sales per lot in any calendar year and not more than a total of three (3) of such sales in combination in any calendar year are allowed. No single sale shall continue for more than two days. All materials from such sales shall be removed from the exterior of the premises within twenty-four (24) hours after the completion of such sale.

Yard sale signs are permitted on the private property ONLY. Yard sale signs are not permitted in the City Right of Way, attached to trees, telephone poles, street lights, public benches, etc.



CALL FIRST!!!
BUILDING AND ZONING DEPT
(231)843-2956

PERMITS:

No sign, parking area, fence, building or other structure shall be erected, razed, moved, extended, enlarged, altered, or changed in use until a building permit or zoning compliance application has been submitted. No building permit shall be issued unless the application and plans conform in all respects to the Ludington Zoning Ordinance and to other applicable city, state and federal regulations and have been approved by the Zoning Administrator and/or Building Inspector.



BURNING: Allowable burning: *Open burning* shall be allowed without prior notification to the code official for *recreational fires, highway safety flares, smudge pots and similar occupational needs.* In the event that any recreational fire shall become a nuisance by reason of smoke or flying embers, or if it shall pose any danger to persons or property, the fire chief or his designee or any police officer of the City of Ludington, may order such fire extinguished, and in the event that the owner, occupant or person responsible for such fire shall fail to extinguish such fire, such failure shall constitute a municipal civil infraction. Notice that a fire is a nuisance or poses a danger may be verbal and need not be in writing, nor shall other notice requirements provided in the fire prevention code be applicable to such circumstance. The fire chief or his designee or any police officer of the City is further authorized to extinguish any recreational fire that is a nuisance.

ALLEY PAVING: Alley Paving is done by a special assessment to the property owners. For more information please contact the City Clerk at (231) 845-6237.



WASTE:

**CONTACT THE DEPARTMENT OF PUBLIC WORKS WITH
ADDITIONAL QUESTIONS: (231)843-2873**

Basic Residential Collection Service:

Basic service will consist of one collection each week of up to ninety-nine gallons of household refuse. Containers of any size can be used, however all refuse must be bagged using three 33-gallon bags, or eight 13 gallon bags. Loose refuse is accepted, however it must be placed in a container 33 gallons in size or smaller and not weigh over 55 lbs. Additional bags will require an additional refuse sticker at \$1.50 each.

Recycling Program:

Weekly curbside recycling service – same day as regular refuse pickup. See flyer for additional information. **PLEASE NOTE:** If you decide not to recycle or no longer need an additional bin, please call Allied Waste @ 1-800-968-4143 and they will pick it up.

Yard Waste:

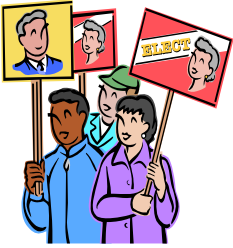
Yard waste is picked up on Mondays only beginning the 1st Monday in April continuing through the last Monday in November. See options below.

Annual Spring Clean Up (Information will be publicized in the Ludington Daily News):

Mixed refuse from single family homes placed in bags at curbside and all bulky items and all household appliances-(non-freon) will be picked up at no charge. There is no limit on the number of bags placed at the curbside for collection (no yard waste or hazardous waste). Residents wishing to dispose of tires and appliances with freon must obtain the proper sticker.

Convenience Center:

Starts the second Saturday in May and continues through the first Saturday in November. Call Public Works for time and location. This is for disposal of loads of mixed refuse, bulky items, household appliances and building refuse.



POLITICAL SIGNS

Election campaign signs announcing a candidate or issue to be voted upon, up to a total area of 16 square feet for each premises. These signs shall be confined to private property and shall be removed within 14 days following the election which they

SEWER BACKUPS: If you experience an overflow or back up of a sewage disposal system or storm water system, you must file a written claim with the City of Ludington within 45 days of the incident. Mail notice to Ludington City Manager, 400 S. Harrison St.

Failure to provide the required notice will prevent recovery of damages and filing a claim will not guarantee payment. Please contact the Water Department at (231)845-6237 during business hours (8 a.m.– 5 p.m. Monday through Friday) or call 911 during all other hours immediately upon discovery of an overflow or backup.

SIDEWALKS: By Ordinance, sidewalk maintenance and repair is the responsibility of the property owner. To assist owners in replacing sidewalk, the City of Ludington offers a 50% cost sharing program. For questions or to sign-up for the program, contact the Department of Public Works at (231)843-2873.

Repair prior to sale. No person shall sell any property in the City of Ludington that has any damaged or dangerous sidewalks without repairing or replacing such sidewalk prior to sale. All repairs or replacements shall be in accordance with city specifications.

Inspection. Prior to selling any property in the City of Ludington, the owner shall notify the department of public works (DPW) for the City of Ludington to obtain an inspection of the sidewalk. It shall be the duty of the owner to remove snow from the sidewalk prior to such inspection. In the event that any sections of said sidewalk shall be in disrepair or shall be dangerous, the DPW shall notify such person of the required repairs. The city shall pay one-half of the cost of such repairs in the event that the owner complies with such notice to repair or replace sidewalk sections that are in disrepair or dangerous and has the sidewalk repaired or replaced by a contractor approved by the city.



PROPERTY MAINTENANCE

The owner of a premises shall maintain the structures and exterior property in compliance with the requirements of the Ludington Property Maintenance Code and Ludington City Code. The property must be kept in a sanitary and safe conditions. Every structure must be maintained in good repair, structurally sound and sanitary so as not to pose a threat to public safety or welfare.

All exterior surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted.

No person shall place or store any **junk, garbage, inoperable recreational vehicle or demolition derby car** on the exterior portion of any property in the City of Ludington or on any street right of way or any city property. An owner or occupant shall keep the exterior property in a clean, safe and sanitary condition.

Any citation given for a first offense of this Article V of Chapter 18 of the City Code, shall provide the responsible party with the following periods in which to correct the violation and remove the junk, garbage, inoperable recreational vehicle or demolition derby car, and if such responsible party complies within such time period and if the responsible party notifies the officer who issued the citation within said time period of the correction and removal, the citation shall be dismissed.

- 1) Seventy-two hours in the case of a demolition derby car.
- 2) Fourteen days in the case of an inoperable recreational vehicle.
- 3) Thirty days for all other violations



Moving the junk, garbage, inoperable recreational vehicle or demolition derby car to another property in the City where it is not permitted under this Article V of Chapter 18 shall not be deemed to have corrected or removed the item or items for purposes of this section and said citation shall not be dismissed.

The outdoor storage of a dismantled, abandoned or inoperative motor vehicle shall not be permitted or allowed on any parcel of land in the city.

is on a leash.

DOGS

No person shall own, harbor or keep any dog which, by loud or frequent or habitual barking, yelping or howling, shall cause annoyance to the people in the neighborhood.

No owner or person in charge of any dog or any other animal shall permit such dog or animal to be upon any beach in a city park, in any portion of Stearns Park (except as provided herein), or within the playground area in the water front park, which is located south of Loomis Street and west of Rath Avenue. This section does not apply to guide dogs or service dogs if failure to allow such dog on the beach or in the park would constitute an offense under section 502c of the Michigan Penal Code (MCL 750.502c). Dogs, but not other animals, are permitted subject to rules adopted pursuant to Section 38-63 on that portion of Stearns Park described as follows:

The north boundary of the dog park is the seawall located just south of the Loomis Street boat ramps. The south boundary is the end of the seawall located at the southern boundary of the parking lot. The east boundary is the seawall located along the

**FOR BRUSH PICKUP CALL:
DEPT. OF PUBLIC WORKS
(231)843-2873**

TREES: Trees in the City right-of-ways (generally the area between the sidewalk and curb) are planted and maintained by the Department of Public Works. Please report damaged, downed limbs or dead or diseased street trees to the Department of Public Works at (231)843-2873. Please note: Limbs or trees falling off private trees onto the right-of-way or other public land are the responsibility of the property owner.



CHRISTMAS TREES: The City of Ludington will pick up your Christmas tree at curbside through the end of January. After that time, Shoreline Waste will pick up your Christmas Tree with your regular garbage.

PARKING: No vehicle shall be parked in the customarily traveled portion of any street within the city between the hours of 3:00 a.m. and 7:00 a.m. during the months of November, December, January, February, March and April.

CURFEWS FOR MINORS:
No minor under the age of 14 years shall loiter, idle, wander, stroll or play in or upon the public streets, highways, roads, alleys, parks, public buildings, etc., between the hours of 10:00 p.m., and 6:00 a.m. of the following day. No minor between the age of 14 years and under the age of 17 years shall loiter, idle, wander, stroll or play in or upon the public streets, highways, roads, alleys, parks, public buildings, places of amusement and entertainment, vacant lots or other unsupervised places between the hours of 12:00 a.m. and 6:00 a.m.

LOCAL INFORMATION

Burn Permits	866-922-2876 www.michigandnr.com/burnpermits
Historic White Pine Village	843-4808
Lake Michigan Carferry	800-841-4243 www.ssbadger.com
Library: Ludington Branch	843-8465
Ludington Area Convention & Visitors Bureau	845-5430
Ludington Area Chamber of Commerce	845-0324
Ludington Area Schools (Central Business)	845-7303
Ludington Mass Transit (Dial-A-Ride)	845-6218
Ludington State Park	843-8671
Mason County Fairgrounds	843-8563
Memorial Medical Center	843-2591
Michigan Secretary of State	888-767-6424 843-4353
Social Security Administration	800-772-1213 843-3377
United States Postal Service	800-275-8777 843-8646

CITY COUNCIL:

- 1st Ward - Paul Peterson**
- 2nd Ward - Greg Dykstra**
- 3rd Ward- Brent Scott**
- 4th Ward- David Weston**
- 5th Ward - Pete Engblade**
- 6th Ward - Gary Castonia**
- Councilor at large - Kaye Holman**

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400 S. HARRISON ST.

LUDINGTON, MI 49431

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CITY OF LUDINGTON OFFICES:

MUNICIPAL BUILDING 845-6237
CITY MANAGER (FAX) 845-1146
CITY CLERK
CITY TREASURER
COMMUNITY DEVELOPMENT

BUILDING, ZONING AND ASSESSING 843-2956

DEPARTMENT OF PUBLIC WORKS 843-2873

MUNICIPAL MARINA 843-9677

POLICE DEPARTMENT 843-3425

SENIOR CENTER 845-6841

WASTE WATER TREATMENT PLANT 843-3190

WATER TREATMENT PLANT 843-8830

EMERGENCY NUMBERS

POLICE/FIRE 911

WATER/SEWER 911 OR
231-869-5858

MASON COUNTY OFFICES:

ADMINISTRATOR 843-7999

TREASURER 843-8411

CLERK 843-8202

EQUALIZATION 845-6288

BUILDING AND ZONING 757-9272

HEALTH DEPARTMENT 845-7381

ANIMAL CONTROL 843-8644

**OFFICE HOURS:
8 A.M.- 5 P.M. MONDAY - FRIDAY**