

## ARTICLE II

### ESTABLISHMENT OF ZONING DISTRICTS

#### Section 2.1 Establishment of Zoning Districts

Thornapple Township is hereby divided into the following zoning districts:

“A”	Agricultural Zoning District
“AR”	Agricultural Residential Zoning District
“RR”	Rural-Residential Zoning District
“RE”	Residential Estates Zoning District
“R-1”	Low Density Residential Zoning District
“R-2”	Medium Density Residential Zoning District
“R-3”	Multiple Family Residential Zoning District
“R-4”	Manufactured Home Community Residential Zoning District
“O”	Office Zoning District
“C”	General Commercial Zoning District
“I”	Industrial Zoning District
“NR”	Natural River and Shorelands Overlay Zoning District
“WP”	Well Head Protection Area Overlay Zoning District
“AM”	Access Management Overlay Zoning District
“PUD”	Planned Unit Development Overlay Zoning District
“NC-PUD”	Non-Contiguous Planned Unit Development Zoning District

#### Section 2.2 Official Zoning Districts Map

The location and boundaries of zoning districts in Thornapple Township are hereby established as shown on the “Official Zoning Districts Map of Thornapple Township, Barry County, Michigan”. The Official Zoning Districts Map is hereby adopted and made a part of this Ordinance.

#### Section 2.3 Identification of Official Zoning Districts Map

The Official Zoning Districts Map shall be identified by the signature of the Township Supervisor, attested by the Township Clerk and bear the following words: “This is to certify that this is the Official Zoning Districts Map referenced in Article II of the Thornapple Township Zoning Ordinance.” The effective date of the Official Zoning Districts Map and amendments thereto shall be shown on the map.

#### Section 2.4 Changes to the Official Zoning Districts Map

Whenever the Official Zoning Districts Map is amended by the Board of Trustees, consistent with provisions of Michigan Public Act 110 of 2006, [MCL 125.3101 et seq.] as amended, and a change in a zoning district boundary occurs, such

amendment shall be entered on the map by the Zoning Administrator. Each such amendment to the Official Zoning Districts Map shall be captioned as a rezoning [RZ], accompanied by an identifying number.

After the first effective date of the Official Zoning District Map within this Ordinance, each rezoning amendment shall be added to this Article as a new section and shall contain the following information:

- (a) Rezoning [map amendment] number,
- (b) legal description of the property on which the zoning district was changed,
- (c) the original zoning district and the zoning district to which the land was changed,
- (d) the effective date of the map amendment.

If the Official Zoning Districts Map information is stored electronically, whenever an amendment to the map is approved by the Board of Trustees, a new copy of the map shall be published and the Zoning Administrator's signature shall appear on the map.

### **Section 2.5 Replacement of the Official Zoning Districts Map**

In the event that the Official Zoning Districts Map becomes damaged, destroyed, lost or difficult to interpret because of the nature or number of changes made thereto, the Township Board may, by ordinance, adopt a new official zoning map which shall supersede the prior official zoning map. The new official zoning map may correct drafting or other errors or omissions on the prior official zoning map, but no such correction shall have the effect of amending the zoning ordinance or the prior official zoning map. The new official zoning map shall be identified by the signature of the Township Supervisor, attested by the Township Clerk, and bear the following words: "This is to certify that this is the official zoning map referred to in the zoning ordinance of Thornapple Township, adopted on (date) which replaces and supersedes the official zoning map which was adopted on (date)."

### **Section 2.6 Interpretation of Official Zoning Districts Map**

Whenever uncertainty exists as to the boundaries of zoning districts as shown on the zoning map, the following rules of construction and interpretation shall apply:

- (a) Boundaries indicated as approximately following the centerline of streets, highways, or alleys shall be construed to follow such centerlines.
- (b) Boundaries indicated following platted lot lines shall be construed as following such lot lines.
- (c) Boundaries indicated as following shorelines of a lake, river, or stream beds shall be construed as following such shorelines. In the event of

change in the location of shorelines, boundaries shall be construed as moving with the shoreline of a lake, river or stream.

- (d) Boundaries indicated as following Township boundaries shall be construed as following Township boundaries.
- (e) Boundaries indicated as following property lines, section lines, or other lines of a government survey shall be construed as following such property lines, survey lines, or other lines of a government survey as they exist as of the effective date of this Ordinance or applicable amendments thereto.

If, after application of rules (a) – (e) above, the actual zoning district boundary remains uncertain, the Thornapple Township Zoning Board of Appeals is empowered to make a determination of the zoning district[s] boundary location. Said determination is final and shall govern thereafter.

**Section 2.7 Amendments – Official Zoning Districts Map**

The following is a list of Amendments to the Official Zoning Districts Map as approved by the Board of Trustees:

- (1) Rezoning # \_\_\_\_\_
- (2) Legal Description of Real Property \_\_\_\_\_
- (3) Original Zoning District \_\_\_\_\_ Changed to \_\_\_\_\_;
- (4) Effective Date of Amendment: \_\_\_\_\_

**Sections 2.8 – 2.99 [Reserved]**