| Zoning District | Minimum Lot Area <br> (D) |  | Flag Lot <br> (E) | Maximum Building Height (C) |  | Maximum Building Lot Coverage in Percent | Minimum Yard Setback (per Lot in Feet) (A) |  |  |  | Minimum <br> Livable <br> Floor Area <br> (B) <br> Sq. Ft. Per <br> Unit | Utility <br> Service Available |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  | $\begin{gathered} \text { Area } \\ \text { (Sq. Ft.) } \end{gathered}$ | Width <br> (Ft.) |  | In Stories | In Feet |  | Front |  | Each Side | Rear |  |  |
|  |  |  |  |  |  |  | Non Sec Line Road | Sec Line Road |  |  |  |  |
| AG | $\begin{gathered} 871,200 \\ (20 \text { acres }) \end{gathered}$ | 660 | Yes | 2.5 | 25 | 10\% | 50 | 65 | 50 | 75 | 1,200 | None |
| One non-farm lot may be created in an AG - Agricultural Zoning District from a parent parcel. For such a lot, the standards of the RF Residential Farms Zoning District shall apply. |  |  |  |  |  |  |  |  |  |  |  |  |
| RF | 44,000 | 125 | Yes | 2.5 | 25 | 10\% | 50 | 65 | 15 | 50 | 1,200 | None or <br> Public <br> Water <br> Only |
|  | 25,000 | 100 |  |  |  |  |  |  |  |  |  | Public Sewer |
| RS | 44,000 | 125 | Yes | 2.5 | 25 | 30\% | 30 | 50 | 15 | 30 | 1,200 | None or <br> Public <br> Water <br> Only |
| RS (Non- <br> Section <br> Line Rd.) | 10,000 | 80 | No |  |  |  |  | - |  |  |  | Pubic <br> Water and Sewer |
| R/C | - | 150 |  |  |  | 70\% | 50 | 50 | 50 | 50 | - |  |
| MHP |  |  |  |  |  |  | 50 | 50 | 50 | 50 |  |  |
|  | Mobile home park developments are subject to the minimum requirements and standards as established in §§ 153.095 through 153.099 and the Mobile Home Commission Act, Public Act 96 of 1987, being M.C.L.A. §§ 125.2301 through 125.2350, as amended. |  |  |  |  |  |  |  |  |  |  |  |
| RM | 217,800 | 150 | No | 3 | 40 | 30\% | 50 | 50 | 30 | 30 |  | - |
| Efficiency unit | $\begin{gathered} 3,500 \text { per } \\ \text { unit } \end{gathered}$ | - | - | - | - | - | - | - | - | - | 450 | - |
| 1-bedroom unit | $\begin{aligned} & \text { 3,500 per } \\ & \text { unit } \end{aligned}$ | - | - | - | - | - | - | - | - | - | 700 | - |
| 2-bedroom units | $\begin{aligned} & \text { 4,500 per } \\ & \text { unit } \end{aligned}$ | - | - | - | - | - | - | - | - | - | 800 | - |


| Zoning District | Minimum Lot Area <br> (D) |  | Flag Lot (E) | Maximum Building Height (C) |  | Maximum Building Lot Coverage in Percent | Minimum Yard Setback (per Lot in Feet) (A) |  |  |  | Minimum <br> Livable <br> Floor Area <br> (B) <br> Sq. Ft. Per <br> Unit | Utility Service Available |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  | $\begin{gathered} \text { Area } \\ \text { (Sq. Ft.) } \end{gathered}$ | Width <br> (Ft.) |  | In Stories | In Feet |  | Fro |  | Each | Rear |  |  |
|  |  |  |  |  |  |  | Non Sec Line Road | Sec Line Road |  |  |  |  |
| 3-bedrooms units | $\begin{aligned} & 5,500 \text { per } \\ & \text { unit } \end{aligned}$ | - | - | - | - | - | - | - | - | - | 1,000 | - |
| 4-bedroom units | $\begin{aligned} & 5,500 \text { per } \\ & \text { unit } \end{aligned}$ | - | - | - | - | - | - | - | - | - | 1,200 | - |

Land area used for computing densities in the RM Zoning District shall exclude the rights-of-way for all roads whether public or private. total acres shall be a minimum of 5 acres. Where 2 mor more multiple, row or townhouse dwelling structures are erected on the same lot or parcel, a minimum distance between any 2 structures shall be 30 feet.

| O-S | - | 100 | No | 1 | 30 | $40 \%$ | 40 | 40 | 0 | 20 | - | - |
| :--- | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
| C-1 | - | 100 | No | 1 | 30 |  | 40 | 40 | 0 | 20 | - | - |
| C-2 | - | 100 | No | 1 | 30 |  |  | 40 | 40 | 0 | 20 | - |
| I-1 | 20,000 | 80 | No | 2 | 50 | - | 60 | 50 | 0 | 35 | - | - |
| I-2 | 30,000 | 100 | No | 2 | 50 | - | 60 | 60 | 0 | 35 | - | - |

In Zoning Districts O-S, C-1 and C-2, no building shall be located closer than 50 feet to the outer perimeter (property line) of such district when the property line abuts any residential district.
In Zoning Districts I-1 and I-2, no building shall be located closer than 100 feet to the outer perimeter (property line) of such district when the property line abuts any residential district.
(Ord. 99, passed 11-18-1996, § 15.01; Am. Ord. 113, passed 8-17-1998; Am. Ord. 100, passed 3-17-1999; Am. Ord. 148, passed 5-16-2006; Am. Ord. 14-215, passed 11-10-2014)

