

SECTION 301 ESTABLISHMENT OF DISTRICTS

In order to carry out the purposes and provisions of this Resolution, Munson Township is hereby divided into the following Zoning Districts:

RESIDENTIAL DISTRICTS

R-1	Residential	2.5 acres	
R-2	Residential	5.0 acres	(bedrock)
R-3	Residential	5.0 acres	(slope)
R-4	Residential	5.0 acres	(wetlands)
FP	Flood Prone	5.0 acres	(with Board of Zoning Appeals approval)

INSTITUTIONAL DISTRICT

IN - Institutional

COMMERCIAL DISTRICT

C - Commercial

INDUSTRIAL DISTRICT

I - Industrial

MEDICAL DISTRICT

MU - Medical Use

SECTION 302 ZONING MAP

The Zoning Districts and their boundaries are shown on the Munson Township Zoning Map. The Zoning Map shall be identified by the signature of the Township Trustees, attested by the Township Clerk. The map, together with all explanatory data and changes, is hereby incorporated into and made part of this Resolution. The original and one copy of the Zoning Map are to be maintained and kept up-to-date by the Zoning Commission. Except where specific Zoning District boundaries are specifically given in the text of the Resolution [e.g. Section 409.1], the original shall be the final authority as to the current zoning status of lands within the township.

SECTION 303 INTERPRETATION OF DISTRICT BOUNDARIES

Where uncertainty exists with respect to the boundaries of the various districts as shown on the Zoning Map, the following rules shall apply:

- 303.1 Boundaries indicated as approximately following the center lines or right-of-way lines of roads, highways, and/or alleys shall be construed to follow such center lines or their extensions;

ARTICLE 3
ESTABLISHMENT OF DISTRICTS AND MAP

- 303.2 Boundaries indicated as approximately following ~~platted~~ lot lines shall be construed as following such lines;
- 303.3 Boundaries indicated as approximately following township limits shall be construed as following township limits;
- 303.4 Boundaries indicated as parallel to or extensions of features or lines indicated in subsections 303.1 through 303.3 above shall be so construed. Distances not specifically indicated on the Zoning Map shall be determined by the scale of the map.
- 303.5 If a lot or a proposed lot in a Residential District is located within two or more districts, its use shall be subject to the district having the smaller lot size requirement only if the majority of such lot's total area falls within the district having the smaller lot size requirement. This section is not intended to permit a significant number of lots in a given development to include land in a district requiring a larger lot size than that applicable to the district being developed.