

Village of Cass City Clearzoning Ordinance

ClearZoning Ordinance			Current Ordinance	
Article Tab	Section	Title	Section	Comments
HOW TO	1.	How To Use This Ordinance		
	2.	Symbols and User Notes		
	3.	Reading the Ordinance		
	4.	Use Matrix		
	5.	District Summary Table		
			Zoning Map	
ARTICLE 1				
	Sec. 46-1.1	Title	46-1	
	Sec. 46-1.2	Preamble	46-2	
	Sec. 46-1.3	Scope of Chapter	46-472	
	Sec. 46-1.4	Conflicting Regulations	46-471	
	Sec. 46-1.5	Zoning Annexed Areas	46-124	
	Sec. 46-1.6	Zoning of Vacated Areas	46-125	
	Sec. 46-1.7	Amendment of Prior Ordinances	46-51	
ARTICLE 2				
	Sec. 46-2.1	Construction of Language	46-3	
	Sec. 46-2.2	Definitions	46-4	
ARTICLE 3				
	Sec. 46-3.1	Established Districts	46-121	
	Sec. 46-3.2	District Boundaries	46-122, 46-123	
	Sec. 46-3.3	Notes to District Standards	Division 12 Notes	
	Sec. 46-3.4	One Family Residential Districts (RA-1, RA-1B, RA-2)	46-154	
		Additional Standards		
	Sec. 46-3.5	Multiple-Family District Additional Standards	46-203	

Village of Cass City Clearzoning Ordinance

ClearZoning Ordinance			Current Ordinance	
Article Tab	Section	Title	Section	Comments
	Sec. 46-3.6	Mobile Home District Additional Standards	46-232	
	Sec. 46-3.7	Office Service (OS-1) District Additional Standards	46-264	
	Sec. 46-3.8	Community Business (B-1) Additional Standards	46-293	
	Sec. 46-3.9	General Industrial (I-2) Additional Standards	46-383	
	Sec. 46-3.10	P-1 Vehicular Parking District Additional Standards	46-403	
	Sec. 46-3.11	General Exceptions	46-551	
	Article 4			
	Sec. 46-4.1	One-Family Detached Dwellings	46-152	
	Sec. 46-4.2	Farms	46-152	
	Sec. 46-4.3	Two-Family Dwellings	46-182	
	Sec. 46-4.4	Private, Noncommercial Recreational Areas, Institutional or	46-522	

Village of Cass City Clearzoning Ordinance

ClearZoning Ordinance			Current Ordinance	
Article Tab	Section	Title	Section	Comments
		Community Recreation Centers, and Nonprofit Swimming		
		Pool Clubs		
	Sec. 46-4.5	Golf Courses	46-522	
	Sec. 46-4.6	Colleges, Universities and Other Such Institutions of	46-522	
		Higher Learning		
	Sec. 46-4.7	Home Occupations	46-152	
	Sec. 46-4.8	Bed and Breakfast	46-522	
	Sec. 46-4.9	Funeral Homes	46-522	
	Sec. 46-4.10	Outdoor Theaters	46-522	
	Sec. 46-4.11	Commercial Television and Radio Towers and Public Utility	46-522	
		Microwaves, and Public Utility TV Transmitting Towers		
	Sec. 46-4.12	Utility Lines and Towers	46-522	
	Sec. 46-4.13	Specialized Medical Facilities	46-522	
	Sec. 46-4.14	General Hospitals	46-204	
	Sec. 46-4.15	Housing for The Elderly	46-204	
	Sec. 46-4.16	Gasoline Service Station	46-294	
	Sec. 46-4.17	Nursing/Convalescent Homes or Orphanages	46-204	
	Sec. 46-4.18	Drive-Through, Drive-In or Open Front Stores		
	Sec. 46-4.19	Mortuary Establishments	46-263	
	Sec. 46-4.20	Outdoor Sales of New or Secondhand Automobiles, Mobile	46-323	
		Homes, or Rental of Trailers or Automobiles	46-323	
	Sec. 46-4.21	Prohibition of Recreational Marihuana Establishments	46-489	
	Sec. 46-4.22	Veterinary Hospitals or Clinics	46-323	
	Sec. 46-4.23	Indoor Commercial Recreation	46-323	
	Sec. 46-4.24	Storage Facilities for Building Materials, Sand, Gravel, Stone,	46-352	
		Lumber, Contractor's Equipment and Supplies		
	Sec. 46-4.25	Outdoor Storage of Trucks Recreational Vehicles,	46-353	
		Boats, or Automobiles		
	Sec. 46-4.26	Heavy Manufacturing Uses	46-382	
	Sec. 46-4.27	Lumber and Planing Mills	46-382	
	Sec. 46-4.28	Metal, Plating, Buffing and Polishing	46-382	

Village of Cass City Clearzoning Ordinance

ClearZoning Ordinance			Current Ordinance	
Article Tab	Section	Title	Section	Comments
	Sec. 46-4.29	Auto Washes		
	Sec. 46-4.30	Medical Offices		
	Article 5			
	Sec. 46-5.1	Average Lot Size	46-432	
	Sec. 46-5.2	Zero Lot Line	46-434	
	Sec. 46-5.3	Accessory Buildings and Structures	46-474	
	Sec. 46-5.4	Off-Street Parking Requirements	46-475 and 46-476	
	Sec. 46-5.5	Plant Materials	46-478	
	Sec. 46-5.6	Walls and Berms	46-483	
	Sec. 46-5.7	Fences	46-484	
	Sec. 46-5.8	Frontage on A Public Street	46-486	
	Sec. 46-5.9	Access to A Major or Secondary Street	46-487	
	Sec. 46-5.10	Nonconforming lots, use of land, structures, and uses of structures and premises	46-473	
	Sec. 46-5.11	Signs	46-479	
	Sec. 46-5.12	Exterior Lighting	46-480	
	Sec. 46-5.13	Residential Entranceway	46-481	
	Sec. 46-5.14	Corner Clearance	46-482	
	Article 6			
	Sec. 46-6.1	Site Plan Review	46-485	
	Sec. 46-6.2	Special Land Use Review	46-521	
	Sec. 46-6.3	Site Condominium Option	46-435	
	Sec. 46-6.4	Subdivision Open Space Plan	46-433	
	Sec. 46-6.5	Mobile Home Park Review	46-233	
	Article 7			

Village of Cass City Clearzoning Ordinance

ClearZoning Ordinance			Current Ordinance	
Article Tab	Section	Title	Section	Comments
1				
1				