

ARTICLE III

MAPPED DISTRICTS

SECTION 3.1 DISTRICTS

For the purpose of this Ordinance the Township of Dundee is hereby divided into the following districts:

1. AG - Agricultural District
2. R1A - Single Family Residential District
3. R1B - Single Family Residential District
4. R1C - Single Family Residential District (Ord. 1B-7, effective 6-23-92)
5. RE - Rural Estates
6. RM - Multiple Family Residential District
7. C - Commercial District
8. I - Industrial District
9. PID - Planned Industrial District
10. FP - Flood Plain District

SECTION 3.2 MAP

1. The boundaries of these districts are shown upon the map attached hereto and made a part of this Ordinance, which map is designated as the Zoning Map of the Township of Dundee. The Zoning Map attached hereto and on file in the office of the Clerk of the Township of Dundee and all notations, references, and other information shown thereon are a part of this Ordinance and have the same force and effect as if said Zoning Map and all such notations, references, and other information shown thereon were fully set forth or described.
2. Except where reference on said Map to a street or other designated line by the dimensions shown on said Map, the district boundary lines follow lot lines or the center lines of the streets or alleys or such lines extended and the Township boundaries, as they existed at the time of the adoption of this Ordinance.
3. Where a district boundary line, as established in this section or as shown on the Zoning Map, divides a lot which was in a single ownership and of record at the time of enactment of this Ordinance, the use authorized thereon and the other district requirements applying to the least restricted portion of such lot, under this Ordinance shall be considered as extending to the entire lot, provided that the more restricted portion of such lot is entirely within twenty-five (25) feet of said dividing district boundary line. The use so extended shall be deemed to be conforming.
4. Questions concerning the exact location of district boundary lines shall be determined by the Board of Zoning Appeals according to the rules and regulations which may be adopted by it.