

# Boundary Change Application

\_\_\_\_\_  
Name

\_\_\_\_\_  
Phone

\_\_\_\_\_  
Address

\_\_\_\_\_  
Property Number to be Divided

\_\_\_\_\_  
City, State, Zip

\_\_\_\_\_  
Property Address (if different)

\_\_\_\_\_  
Property Number(s) of adjoining property(s) to be Combined

**An application shall contain the following:**

- A) A completed application form
- B) Proof of fee ownership of the land proposed to be developed.
- C) A map drawn to scale, of the land to be divided and any adjoining land under the same ownership on March 31, 1997, and accompanying data showing the following with respect to all parcels under the same ownership, and all parcels proposed to be created by the division.
  - 1) The dimensions .
  - 2) The area.
  - 3) Legal descriptions.
  - 4) The location of all existing structures and other land improvements (including well &
  - 5) The location of public utility easements.
  - 6) The accessibility of the parcels for vehicular traffic from existing roads or proposed new roads.
  - 7) The accessibility of the parcels for public utilities from existing roads or proposed new roads.
- D) If transfer of rights are proposed, detailed information about the terms and availability of the proposed division of rights transfer.

**The fee must be included with the application.**

Fee: \_\_\_\_\_ Paid: \_\_\_\_\_

I hereby certify the information supplied with this application is true to the best of my knowledge.

\_\_\_\_\_  
Applicant Signature (taxpayer losing land)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Applicant Signature (taxpayer gaining land)

\_\_\_\_\_  
Date

**Submit payment and make check payable to:**

**Kevin Harris  
67482 Coyote Trail  
Edwardsburg, MI 49112**

**Fee: \$100**

**COMPLETED APPLICATIONS - INCLUDING PAYMENT - RECEIVED AFTER DECEMBER 1ST, MAY NOT BE PROCESSED FOR THE FOLLOWING YEAR'S ASSESSMENT ROLL.**

Application #:

Mason Township

<b>Approved:</b> Conditions, if any _____
<b>Denied:</b> Reasons _____

\_\_\_\_\_  
Township Assessor

\_\_\_\_\_  
Date

\_\_\_\_\_  
Township Supervisor/Zoning Adminisrtator

\_\_\_\_\_  
Date

## Schedule of Regulations for “Uses Permitted by Right”

Zoning District	Minimum Area	Lot	Minimum Width & Frontage (in feet)	Lot & (in	Maximum Building		Minimum Yard Setback (Feet)			Maximum Lot Coverage (%)
					Height	Stories	Feet	Front Yard	Side Yard	
A-1: Agricultural	10		330' <b>b</b>		2 1/2	35 <b>c</b>	35	30	50	20 <b>d</b>
A-2: Rural Residential	2 acres		150 to 235' <b>c</b>		2 1/2	35 <b>c</b>	35	30	50	25
R-1: Low Density Residential	30,000 sq. ft.		100-150 <b>f</b>		2 1/2	35	35	15	40	35
R-2: Medium Density Residential	10,000 to 18,000 sq. ft. <b>g</b>		60-80 <b>h,j,k</b>		2 1/2	35	30	10 <b>j</b>	25	35
R-3: Lake Residential	12,000 to 30,000 sq. ft. <b>o</b>		100 to 150 <b>p</b>		2 1/2	35	30	10 <b>j</b>	30	35
C-1: General Commercial	2 acres		300		---	35	50	20 <b>j</b>	20 <b>l</b>	50
1-1: Light Industrial	2 acres <b>l</b>		300		---	35	50	25 <b>m</b>	20 <b>n</b>	50
R-4 Mobile Home Park	10 acres		330		Conformance to Michigan Mobile Home Commission Rules					

### FOOTNOTES for Schedule of Regulations

- a) This schedule summarizes basic site development standards. The specific district regulations and other regulations should be consulted to identify additional standards and regulations, and clarifications of the above standards, and all other applicable site development provisions. Where this schedule contradicts the text of the ordinance, the ordinance text shall rule. See Article 16 for additional site development standards regarding special land uses, and Article 17 for the site development standards regarding planned unit developments.
- b) 330 feet for all dwelling units
- c) Maximum height for farm buildings is 100 feet.
- d) Twenty percent (20%) maximum lot coverage for all lots.
- e) 150 feet if lot gains direct access to a public or private road in a platted or condominium subdivision, other wise 235 feet required.
- f) Where public sewer is present, 10,000 sq. ft. for single family dwellings and 13,000 sq. ft. for two family dwellings. Where public sewer is no present, 15,000 sq. ft. for single family dwellings and 18,000 sq. ft. for two family dwellings.
- g) 60 feet if public sewer is available, otherwise 80 feet.
- h) 10 feet, except in the case of a corner lot, which shall have a minimum 30 foot side yard on the street and 10 foot side yard on the remaining side yard.
- i) 60 feet where side yard abuts a Residential or Agricultural District.
- j) 60 feet where side yard abuts a Residential or Agricultural District.
- k) 1 acre within an industrial park.
- l) 60 feet where side yard abuts a Residential or Agricultural District.
- m) 60 feet where side yard abuts a Residential or Agricultural District.
- n) 12,000 sq. ft. where public sewer is present, 30,000 sq. ft. where public sewer is not present.
- o) 100 feet where public sewer is provided, otherwise 150 feet.

# MASON TOWNSHIP ZONING MAP

Adopted on June 10, 1997  
Effective July 21, 1997

## ZONING LEGEND

- A-1 Agriculture
- A-2 Rural Residential
- R-1 Residential Low Density
- R-2 Residential Medium Density
- R-3 Lake Residential
- R-4 Mobile Home Park
- C-1 General Commercial
- I-1 Light Industrial

Information contained herein is provided for reference purposes only and should be confirmed with the appropriate local agency. Cass County assumes no responsibility for errors and/or omissions.



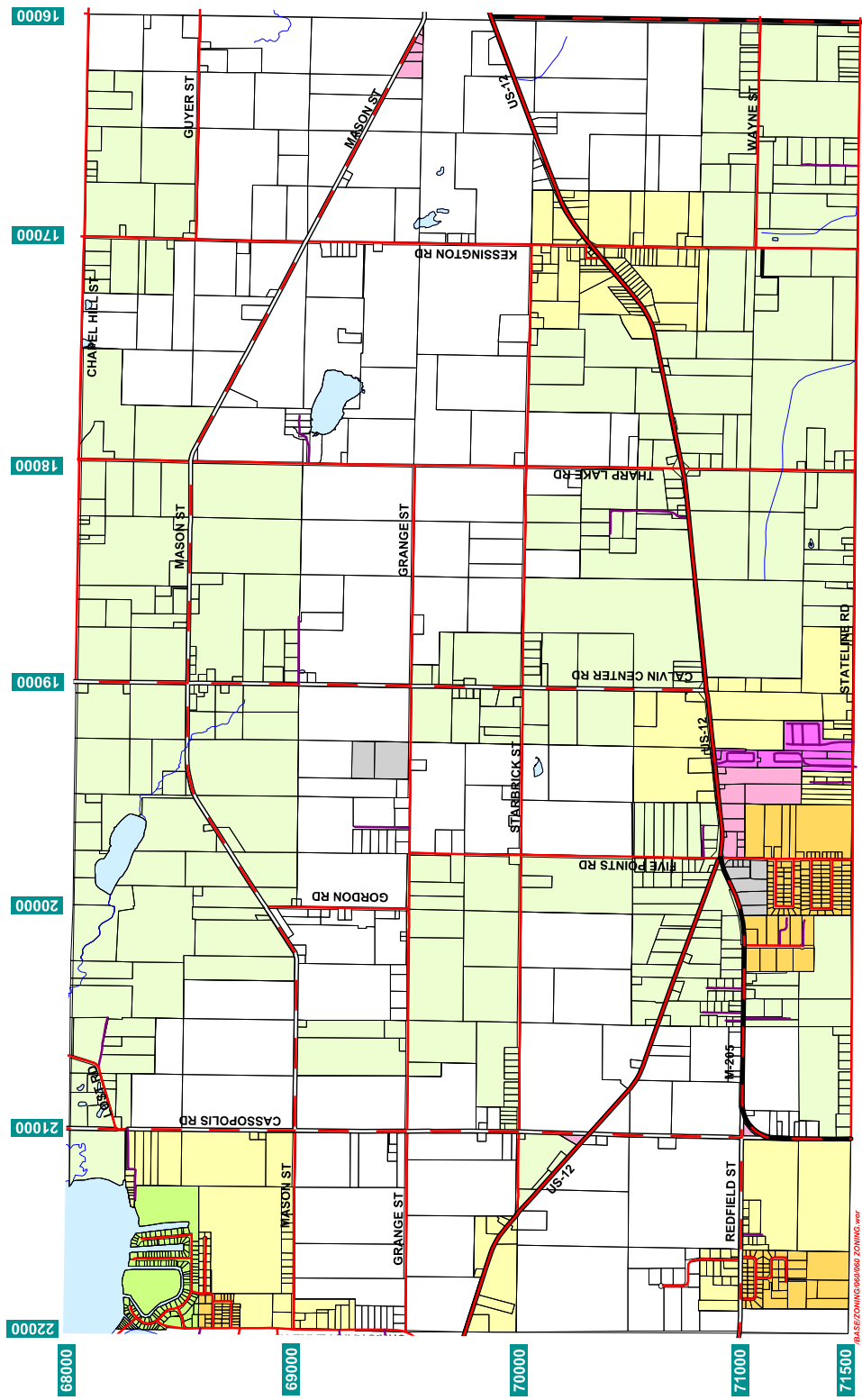
Scale: 1 inch equals 2,640 feet

## Road/Rail Legend

- U.S. Highways
- State Highways
- County Primary Roads
- County Local Roads
- City/Village Major Roads
- City/Village Local Roads
- Not Defined
- Railroads

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**Cass County**  
**Information Systems**  
Kerry Collins, Director  
(269) 445-4432



BASE ZONING 06/09/99 ZONING.MXD