

Article 3. Zoning Map

3-1 ZONING DISTRICTS

3-2 OFFICIAL ZONING MAP AND INTERPRETATION OF DISTRICT BOUNDARIES

3-1 ZONING DISTRICTS

In order to carry out the purpose and intent of this Ordinance, the County is divided into the following zoning districts:

A. Agricultural Districts

Farm and Forest District (FFD)

B. Rural Residential Districts

Rural Community District (RCD)
Rural Neighborhood District (RND)
Waterfront Community District (WCD)

C. Residential Districts

Residential District (RD)

D. Commercial Districts

Rural Commercial District (RC)
Marine Commercial District (MC)
Employment Center District (EC)

E. Industrial Districts

Industrial Mixed-Use District (I-MU)
Light Industrial District (I-1)
Heavy Industrial District (I-2)

G. Town Center Districts

3-2 OFFICIAL ZONING MAP AND INTERPRETATION OF DISTRICT BOUNDARIES

A. The locations and boundaries of the zoning districts are established as shown on the Zoning Map. The Zoning Map and all notations, dimensions, references, and other data shown, as well as properly attested amendments, are incorporated as a part of this Ordinance.

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

1. District boundaries are meant to and are considered to follow street, alley, lot lines, parcel lines, or lines parallel or perpendicular thereto, unless such boundaries are otherwise shown on the Zoning Map.
2. Where a boundary line is shown within a street, alley, or navigable or non-navigable stream, it is intended to follow the centerline of such street, alley, or stream. Should the actual location of such street, alley, or stream vary from the location as shown on the Zoning Map, then the actual natural location controls.
3. Where a boundary line is shown as being located a specific distance from a street line or other physical feature, then this distance controls.
4. For unsubdivided property, unless otherwise indicated, a district boundary line on the Zoning Map is determined by the use of the scale on the Zoning Map.
5. Wherever any road, alley, or other public way is abandoned by official action as provided by law, the districts adjoining the side of such public way are automatically extended, depending on the side or sides to which such

lands revert, to include the right-of-way of the public way thus vacated, which will be subject to all regulations of the extended district or districts.

- C.** The Zoning Officer will decide any interpretations of zoning district boundary lines, where the application of this section leaves doubt as to the boundary between two zoning districts.