

ARTICLE III ZONING DISTRICTS AND MAP

SECTION 300. DISTRICTS:

For the purposes of this Ordinance, the City of Auburn Hills is hereby delineated into the following Districts:

R-1A	One-Family Residential	O	Office
R-1B	One-Family Residential	B-1	Limited Business
R-1C	One-Family Residential	B-2	General Business
R-1	One Family Residential	D	Downtown
R-2	One Family Residential	SP	Special Purpose
R-3	One Family Residential	FP	Floodplain
R-4	One Family Residential	T&R	Technology and Research
MHP	Mobile Home Park	I-1	Light Industrial
RM-1	Multiple Family Residential (Low Rise)	I-2	General Industrial
RM-2	Multiple Family Residential (Low Rise)	I-3	Heavy Industrial
RM-3	Multiple Family Residential (High Rise)	LF	Landfill

(Amended: 5-07-01 per Ordinance No. 673)
(Amended: 7-12-04 per Ordinance No. 737)
(Amended: 4-04-05 per Ordinance No. 749)
(Amended: 8-17-09 per Ordinance No. 822)

SECTION 301. BOUNDARIES:

The boundaries of these Districts are hereby established as shown on the Official Zoning Map which accompanies this Ordinance, and which map with all notations, references, and other information shown thereon shall be as much as part of this Ordinance as if fully described herein:

1. Unless shown otherwise, the boundaries of the Districts are lot lines, section lines, the centerlines of streets, alleys, rivers, streams, railroads, or such lines as extended, and the Corporate Limits of the City of Auburn Hills.
2. Where, due to the scale, lack of detail, or illegibility of the Zoning Map accompanying this Ordinance, if there is any uncertainty, contradiction or conflict as to the intended location of any district boundaries shown thereon, interpretation concerning the exact location of District boundary lines shall be determined, upon written application, by the Board of Appeals.

SECTION 302. ZONING OF VACATED AREAS:

Whenever any street, alley, railroad, or other public or quasi-public way within the City of Auburn Hills shall have been vacated by official governmental action, and when the lands within the boundaries thereof attached to and become a part of the land formerly within such vacated street, alley or public or quasi-public way, they shall automatically, and without further governmental action, thenceforth acquire and be subject to the same zoning regulations as are applicable to the lands to which same shall attach, and the same shall be used for that same use as is permitted under this Ordinance for such adjoining lands.

SECTION 303. ZONING OF ANNEXED AREAS:

In every case where property has not been specifically included within a District, the same is hereby declared to be in the R-1A One Family Residential District. All property annexed to the City shall likewise be and is hereby declared to be in the R-1A One Family Residential District unless otherwise classified.

(Amended: 5-07-01 per Ordinance No. 673)