

TOWNSHIP OF SCIO
WASHTENAW COUNTY, MICHIGAN

Ordinance No. 2025-13

AMENDING CHAPTER 36, ZONING

AN ORDINANCE TO AMEND THE CODIFIED SCIO TOWNSHIP ORDINANCE BY
AMENDING CHAPTER 36, ART. V, SUPPLEMENTAL REGULATIONS

NOTE: Unchanged Code text is in plain Times New Roman font. Additions to Codes are in single underline Times New Roman font. Deletions to Codes are in ~~striketrough Times New Roman font~~.

THE TOWNSHIP OF SCIO, WASHTENAW COUNTY, MICHIGAN, HEREBY ORDAINS:

Section 1:

Chapter 36, Sec. 36-135, Regulation of Animals of the Township of Scio Code of Ordinances, is amended as follows:

(a) General Standards.

- (1) Class I animals may be maintained in any zoning classification district, subject to specific restrictions herein.
- (2) Where farm animals are maintained coincident with a farm or farm operation, then and in such event, such farm animals and/or any associated livestock production facility shall be exempt from the regulations herein where a livestock production facility and/ or any associated manure storage facilities are regulated, operated, managed and conducted in accordance with a GAAMP as adopted and published by the state commission of agriculture or its successor, and as amended from time to time. Where a farm or farm operation proposes new and/or expanding livestock production facilities at a capacity of fewer than 50 animal units, such farm or farm operation and/or livestock production facility shall request and receive siting verification from the state department of agriculture.
- (3) Where class II and class III animals are not maintained coincident with a farm or farm operation, then the following regulations shall apply:
 - a. Class II animals may be maintained in the RC, A-1, and ER districts, subject to the following conditions:
 1. The minimum lot area required to maintain class II animals is five acres. One class II animal, except horses, shall be permitted for the first five acres. Thereafter, one additional class II animal except horses shall be permitted for each full one acre in excess of five acres.

2. The minimum lot area required to maintain horses is five acres. Two horses shall be permitted for the first five acres. Thereafter, two additional horses shall be permitted for each full 2 ½ acres.
 3. There shall be adequate fencing, or other restraining device, for the purpose of maintaining animals within the restricted areas provided for in this chapter.
 4. Structures housing class II animals shall be located no nearer than 200 feet to any dwelling which exists on an adjacent lot and no nearer than 100 feet to any adjacent lot line. Fenced areas shall be located no nearer than 50 feet from any dwelling which exists on an adjacent lot.
 5. The refuse and wastes resulting from the maintenance of animals shall be controlled upon the premises and shall be cared for or disposed of within a reasonable time so as to minimize hazards of health and offensive effects upon neighboring people and uses.
 6. All feed and other substances and materials on the premises for the maintenance of animals shall be stored so as to not attract rats, mice, or other vermin.
- b. Class III animals (except chickens which are regulated under subsection (d) below) may be maintained in the RC, A-1, and ER districts, subject to the following conditions:
1. The minimum lot area required to maintain class III animals shall be 2 ½ acres. Ten class III animals shall be permitted for the first 2 ½ acres. Thereafter, one additional class III animal shall be permitted for each full one-quarter acre in excess of 2 ½ acres.
 2. There shall be adequate fencing, or other restraining device, for the purpose of maintaining animals within the restricted areas provided for in this chapter. Fenced areas shall be located no nearer than 50 feet from any dwelling which exists on an adjacent lot.
 3. Structures housing class III animals shall be located no nearer than 100 feet to any dwelling which exists on an adjacent lot and no nearer than 50 feet to any adjacent lot line.
 4. The refuse and wastes resulting from the maintenance of animals shall be controlled upon the premises and shall be cared for or disposed of within a reasonable time so as to minimize hazards of health and offensive effects upon neighboring people and uses.
 5. All feed and other substances and materials on the premises for the maintenance of animals shall be stored so as to not attract rats, mice or other vermin.
- (4) Except as authorized in a wildlife preserve approved by the township, wild animals shall not be permitted to be maintained in the township, temporarily or permanently. For purposes of this section, the term "wild animal" shall mean an animal not otherwise defined as a class I, II, or III animal, and which is not customarily domesticated and customarily devoted to the service of the mankind in the township. The term "wild animal" also means any animal which a person is prohibited from possessing by law. The characterization of an animal as being wild shall not be altered by virtue of the fact

that one or several generations of the animal in question have been maintained in captivity.

(b) Hobby and commercial kennels.

- (1) Hobby kennels shall be permitted as an accessory use in any zoning district where single-family dwellings are permitted uses.
- (2) Commercial kennels shall be a conditional use in the C-2, RC and A-1 districts subject to the following conditions:
 - a. A minimum lot size of five acres in the C-2 district and ten acres in the RC and A-1 districts shall be maintained.
 - b. Any building or fenced area where animals are kept shall be located a minimum of 200 feet from any public right-of-way, 100 feet from any property line, and 150 feet from any residential dwelling located off the premises.
 - c. The kennel shall be established and maintained in accordance with all applicable state, county and township sanitation regulations. Odor, dust, noise, drainage or insects shall not constitute a nuisance to adjoining properties.
 - d. A site plan shall be submitted in accordance with article VI of this chapter.

(c) Hobby and commercial horse stables.

- (1) An indoor riding arena, whether for a hobby or commercial horse stable, shall require a minimum of ten acres.
- (2) Hobby stables shall be permitted as an accessory use in the RC, A-1 and ER districts subject to the restrictions set forth in subsection (a)(2) of this section.
- (3) Commercial stables shall be a conditional use in the RC and A-1 districts, subject to the restrictions set forth in subsection (a)(2) of this section, and the following additional conditions:
 - a. The minimum lot area required for a commercial stable shall be ten acres. Six horses shall be permitted for the first ten acres. Thereafter, one additional horse shall be permitted for each full one acre in excess of ten acres.
 - b. A commercial stable shall be established and maintained in accordance with all applicable state, county and township sanitation regulations.
 - c. A site plan shall be submitted in accordance with article VI of this chapter.

(d) Keeping of Chickens in Residential Districts. The keeping of chickens for non-commercial purposes is permitted in the RC, A-1, ER, R-1, R-2, R-3, or R-4 districts when kept in such a manner that the following standards are complied with:

- (1) This activity shall remain an accessory use, incidental to the principal use of the lot for the principal dwelling of the property owner or their tenants.
- (2) The number of hens shall be based on the property size as described below:
 - a. For property up to 0.25 acres in size, a maximum of five (5) hens shall be allowed.

- b. For property 0.26 acres in size to 0.5 acres in size, a maximum of ten (10) hens shall be allowed.
 - c. For property 0.51 acres to 1.0 acre in size, a maximum of fifteen (15) hens shall be allowed.
 - d. For property 1.01 acres to 2.0 acres in size, a maximum of twenty (20) hens shall be allowed.
 - e. For property 2.01 acres and greater in size, a maximum of twenty-five (25) hens shall be allowed.
- (3) Roosters may be kept as long as the maximum number of animals noted in subsection (2) above is not exceeded. Noise from roosters is subject to the standards outlined in Article 16-II, Nuisance Abatement of the Scio Township Codified Ordinances.
 - (4) Chickens must be kept as family pets or to lay eggs for personal consumption only.
 - (5) The chickens shall be provided with a covered, predator-proof enclosure that is thoroughly ventilated, of sufficient size to admit free movement of the chickens, designed to be easily accessed, cleaned, and maintained by the owners, and be at least two (2) square feet per chicken in size. All enclosures for the keeping of chickens shall be so constructed or repaired as to prevent rats, mice, or other rodents from being harbored underneath, within, or within the walls of the enclosure.
 - (6) The chickens shall be shut into the enclosure at night, from sunset to sunrise.
 - (7) All feed shall be stored in rodent and predator-proof containers.
 - (8) All containers, shelters, pens, and enclosures shall conform to the minimum yard setbacks for the zoning district.
 - (9) Slaughtering of chickens on the premises for commercial purposes is prohibited.

Section 2. Repealer

All ordinances or parts thereof which are in conflict with the provisions of this Ordinance are, to the extent of such conflict, hereby repealed, except that terms defined herein for the purpose of interpretation, administration and enforcement of this Ordinance shall not act to modify, repeal or otherwise change the definition of any such term as used in other ordinances or laws.

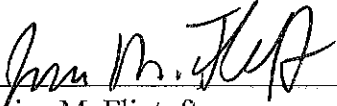
Section 3. Savings Clause

The provisions of this Ordinance are hereby declared to be severable. If any clause, sentence, paragraph, section or subsection is declared void or inoperable for any reason by any court, it shall not affect any other part or portion hereof other than the part declared void or inoperable.

Section 4. Adoption and Effective Date

This Ordinance shall be published in the manner as required by law. Except as otherwise provided by law, this Ordinance shall be effective upon the eighth day following final publication of the Ordinance or at such later date after publication as may be specified by the Township Board.

This Ordinance was duly adopted by the Township Board at its regular meeting called and held on the 25th day of November 2025 and was ordered giving publication in the manner required by law.

 12/2/25

Jessica M. Flintoft Date
Township of Scio Clerk

Adoption: November 25, 2025

Ordinance Publication: December 11, 2025

Effective Date: December 19, 2025