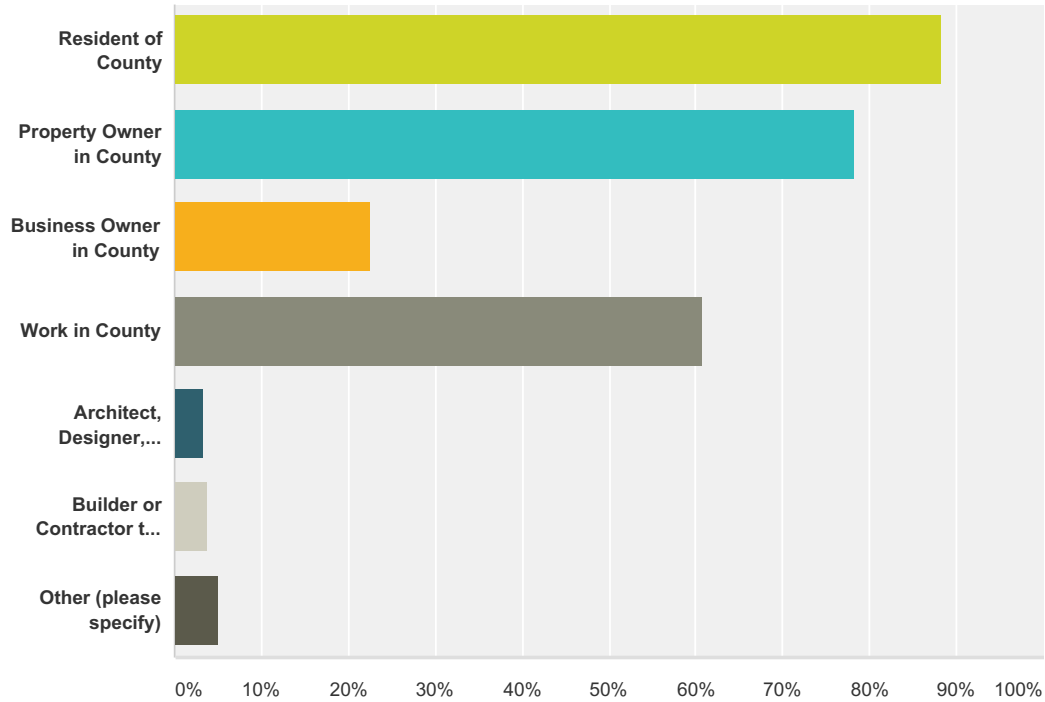


Q1 Which of the following describes your association with Mason County? You may choose multiple answers.

Answered: 240 Skipped: 1



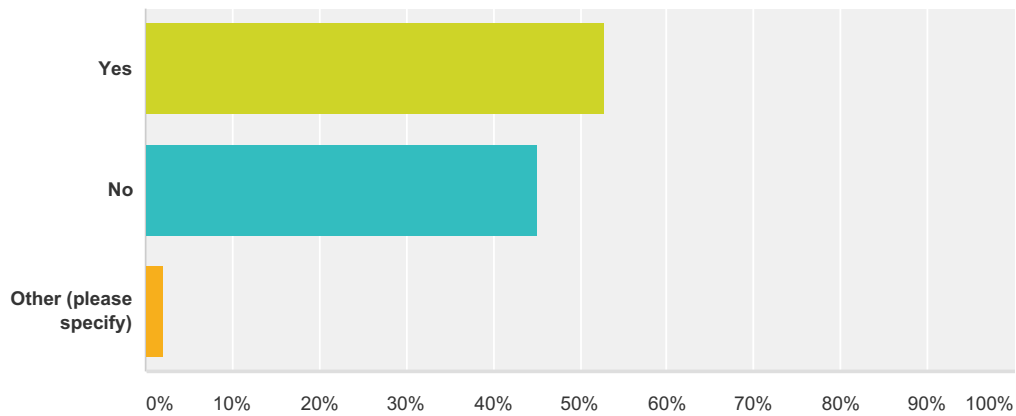
Answer Choices	Responses
Resident of County	88.33% 212
Property Owner in County	78.33% 188
Business Owner in County	22.50% 54
Work in County	60.83% 146
Architect, Designer, Engineer or Planner that has done work in County	3.33% 8
Builder or Contractor that has done work in County	3.75% 9
Other (please specify)	5.00% 12
Total Respondents: 240	

#	Other (please specify)	Date
1	Government employee	8/22/2016 1:02 PM
2	Riparian lake owner	8/8/2016 8:44 PM
3	planner	8/8/2016 4:50 PM
4	Environmental Contractor	8/2/2016 1:29 PM
5	Xcounty employee	7/27/2016 4:49 PM
6	Pastor in a church in the county	7/21/2016 5:29 PM

7	Realtor, Appraiser, Assessor	7/21/2016 11:31 AM
8	Director of Information Technology - West Shore Community College; now retired	7/15/2016 8:35 AM
9	Retiree	7/13/2016 4:19 PM
10	Farmer in county	7/11/2016 7:28 PM
11	Township Supervisor	7/11/2016 12:35 PM
12	Appraiser doing work in Mason County.	7/10/2016 3:28 PM

Q2 Have you had any experience with the Mason County Zoning Ordinance?

Answered: 239 Skipped: 2

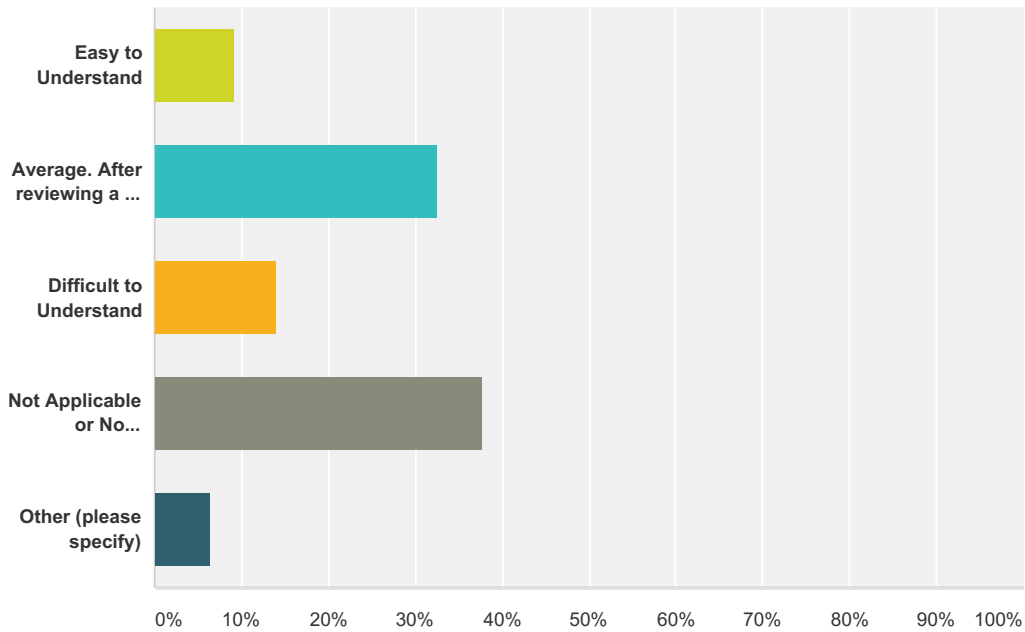


Answer Choices	Responses
Yes	52.72% 126
No	45.19% 108
Other (please specify)	2.09% 5
Total	239

#	Other (please specify)	Date
1	Building permits. Help with mud run problems	8/21/2016 10:23 PM
2	in Grant Twp.	7/22/2016 4:53 PM
3	Previously employed as zoning assistant of Hamlin Township	7/19/2016 9:07 AM
4	special land use	7/13/2016 2:20 PM
5	SOMEWHAT	7/8/2016 3:12 PM

Q3 Which best describes your experience utilizing the Mason County Zoning Ordinance?

Answered: 230 Skipped: 11



Answer Choices	Responses
Easy to Understand	9.13% 21
Average. After reviewing a few times, I understood the code.	32.61% 75
Difficult to Understand	13.91% 32
Not Applicable or No Experience with the Zoning Ordinance	37.83% 87
Other (please specify)	6.52% 15
Total	230

#	Other (please specify)	Date
1	Not well written.	8/24/2016 12:12 PM
2	total infringement on private property owners rights!!!!	8/8/2016 12:54 PM
3	total disregard for private property rights. Failure to notify property owners with certified mail of classification changes!!!!	8/2/2016 5:06 PM
4	Different than other areas in the state	8/2/2016 1:29 PM
5	Depends on what it is	8/2/2016 12:42 PM
6	Way beyond common sense for a rural county	8/2/2016 11:37 AM
7	Very limited experience with the zoning code	7/28/2016 9:43 PM
8	found it confusing how Grant Twp Zoning and Mason County Zoning 'work' together; or not?	7/22/2016 4:53 PM
9	these are handled by my corporate engineers and architects	7/19/2016 11:16 AM
10	It has been many years since I read the Ordinance	7/15/2016 10:34 AM

11	Covers too much	7/14/2016 7:41 AM
12	never read them	7/13/2016 2:20 PM
13	I live on a 100 acre and had some different of opinion on how big of a building I could build for the way it was zoned to much control in my opinion	7/12/2016 7:32 AM
14	Process is very difficult and even the existing board members are confused by the process	7/9/2016 5:56 AM
15	I will read the ordinance after I take the survey - confident that I will understand it	7/8/2016 1:48 PM

Q4 What are the most important zoning and/or development issues facing Mason County today?

Answered: 120 Skipped: 121

#	Responses	Date
1	Corporate money can change the ordinance by influencing commissioners.	8/24/2016 12:19 PM
2	limited to structures that can be built on property; and not able to build a barn/pole building without a house.	8/23/2016 10:51 PM
3	Protection Ag. Current planner decisions give away about everything and don't protect the land	8/23/2016 8:13 PM
4	Ease of compliance	8/22/2016 6:50 PM
5	Junk piled in areas zoned as farming. Policies interpreted differently by officials, and some inspectors require different things, or in some cases are lax in enforcing with some folks.	8/21/2016 10:29 PM
6	Preserving natural resources, construction requirements and health and traffic safety	8/21/2016 5:52 PM
7	Address public concerns with illegal dumping and private property cleanup	8/12/2016 1:15 PM
8	Keeping US 10 safe. Electronic signs in PM township are ugly.	8/10/2016 9:57 AM
9	having a Master plan and sharing it with the community - we are recent residents so, if this has been done we would not be aware of it	8/8/2016 8:46 PM
10	Allowing for unique business like barn weddings	8/8/2016 5:46 PM
11	allowing agricultural related businesses in agricultural areas	8/8/2016 5:21 PM
12	Should be able to build bigger garages Storage buildings. Should be able to build tiny affordable housng that meets code. No privates fences that block lake views	8/8/2016 5:00 PM
13	Traffic flow and safety	8/8/2016 4:29 PM
14	Too restrictive	8/8/2016 12:57 PM
15	Land Use and sustaining a safe environment for natural disasters.	8/8/2016 10:43 AM
16	The rules/laws regulations on the small or simple things that some people try to do. Certain things people also try to do on their own property that doe not hurt or effect anybody specific.	8/3/2016 2:44 PM
17	keeping our roads in traveling condition speed limit enforcement stiff fines for destruction of landscape, i.e young people trying to climb hills in public parks ect... not trying to grab tax monies from people trying to make ends meet-(I know they have a story but I think board can see thru them) also why does it seem boards are biased at some meetings as if it is a "who you know" to get things passed or allowed for one person and similar things are denied?- seen this many times	8/3/2016 12:49 PM
18	The fact that you can not put a drive way off US 10 for a new business to better the area	8/3/2016 12:29 PM
19	VICTORY TOWNSHIP AND THE "JUNK" YARDS" NOT BEING CLEANED UP. NOT A FEW CARS OR TRUCKS ON PROPERTY BUT A REAL JUNK YARD. DOZENS OF CARS, TRUCKS, SEMI'S,TRAILERS, ON AND ON.	8/3/2016 10:00 AM
20	The Zoning Department itself, the residents feel that it's a money grab. That there is very little consistency. That the department was voted in to clean up the garbage and junk in the county was a lie.	8/3/2016 6:08 AM
21	The biggest issue is the zoning ordinance is too strict and not business friendly.	8/3/2016 12:55 AM
22	People losing rights to do what they want with their own land.	8/2/2016 11:41 PM
23	Need to crack down more on mobile homes that are be on repairs!!!!	8/2/2016 11:20 PM
24	Having rules to go by with some flexibility. Everything shouldn't be set in stone. Different areas have different needs.	8/2/2016 10:52 PM
25	Junk, blight, signage	8/2/2016 10:42 PM
26	Attracting development, both commercial and residential. Preventing delays/red tape to make this happen.	8/2/2016 10:11 PM
27	Commercial codes	8/2/2016 9:50 PM

28	Less stringent rules on businesses	8/2/2016 9:19 PM
29	Too many rundown apartments	8/2/2016 8:35 PM
30	Unsure	8/2/2016 7:18 PM
31	That zoning is done correctly. For example I live in Riverton where farming is all around but the property I live on is zoned residential.	8/2/2016 6:26 PM
32	if there is a need to change a part for companies to build it should be to a county wide vote.	8/2/2016 6:12 PM
33	The loss of private property owners rights.	8/2/2016 5:12 PM
34	Values of properties are decreasing due to Junk and/or garbage.	8/2/2016 3:52 PM
35	Owner builder permit	8/2/2016 1:34 PM
36	Business development without stepping on the current businesses or residents.	8/2/2016 1:08 PM
37	Property kept clean and free of junk, property owners follow zoning rules and keep a eye to see that building permits are not to high and the building inspectors are not requiring building regulations that are way out of line.	8/2/2016 12:49 PM
38	chickens and lot size, marijuana growers in residential areas, land use	8/2/2016 12:42 PM
39	traffic safety	8/2/2016 12:36 PM
40	People not taking care of their property.	8/2/2016 12:32 PM
41	Accommodating growth, both business and residential, while maintaining desirable rural qualities, natural features and not making U.S. 10 any worse than it already is.	8/2/2016 12:30 PM
42	Making sure the rights of individuals are not infringed upon	8/2/2016 12:07 PM
43	junk	8/2/2016 11:47 AM
44	Affordable housing and property use rights	8/2/2016 11:46 AM
45	Over zoning	8/2/2016 11:41 AM
46	Balancing property rights of various property owners.	8/1/2016 5:34 PM
47	Lack of commercial growth and an unwillingness to help a business or resident achieve a desired goal.	7/29/2016 3:21 PM
48	To have an infrastructure that supports and encourages future development and growth.	7/28/2016 9:43 PM
49	zoning for commercial property	7/28/2016 3:19 PM
50	Standardization. Become growth friendly	7/27/2016 4:49 PM
51	Property owners rights to use rural property for animals and farming if they choose.	7/27/2016 12:10 PM
52	Making Mason County attractive to new business start up. Current zoning discourages new businesses and has made new business owners feel unwelcome. There are also several run down, unkempt and abandoned properties that devalue neighboring properties and discourage people from moving here.	7/27/2016 8:56 AM
53	transportation and driveways on us 10	7/26/2016 8:09 PM
54	Wind turbines	7/25/2016 11:43 AM
55	Consistency between county and twp zoning codes and enforcement oversight.	7/22/2016 5:09 PM
56	Rezoning of previously zoned agricultural properties to other zoning types such as residential or recreational without discussion with property owners as to how the property will be used or how/why the decision was made.	7/22/2016 12:11 PM
57	homeless occupation of vacant land	7/21/2016 5:31 PM
58	Side walk, affordable housing	7/21/2016 4:54 PM
59	Lack of bike paths and pedestrian connections outside of the City of Ludington. Generally unattractive sprawl type development.	7/21/2016 4:17 PM
60	Parking lot surfacing. Walk ways and trails.	7/21/2016 3:34 PM
61	Flexibility as to size, setbacks, use for parcels with land features not self created,	7/21/2016 11:36 AM
62	to much control , can,t do nothing with out paying to do what you to do, when you own your land.the cost	7/19/2016 8:00 PM
63	Non-connecting parking lots	7/19/2016 5:16 PM

64	safety	7/19/2016 3:49 PM
65	Enforcing blight issues with homeowners to increase property values, successful development of the US10 corridor as a destination, with the implementation of stop lights, attracting viable business, etc. Bus service in Amber township is necessary for future growth.	7/19/2016 11:23 AM
66	The low income housing that got forced thru that no one examined closely enough. The promenade that only a few people want. These SIGNIFICANT changes should be voted on by the people, not just John Shay and Heather Tykowski	7/19/2016 9:10 AM
67	Communication to the public explaining the differences between zoning and tax exemptions. For example, many clients I assist are confused when it comes to agriculture, forestry, and homestead tax exemptions versus being zoned as agriculture or residential.	7/17/2016 8:51 PM
68	Controlling growth, environmental awareness, limiting access to US 10/31(developing a service road), limiting light pollution from existing (grandfathered) buildings.	7/17/2016 3:57 PM
69	Development- Make lake Michigan areas as tourist friendly as possible - allow for hotels and restaurants on waterfront property	7/15/2016 11:05 AM
70	Protecting and encouraging agricultural, commercial, industrial and tourist related sectors while providing good residential areas	7/15/2016 10:39 AM
71	Preservation of natural resources and areas.	7/14/2016 7:52 PM
72	Consistency	7/14/2016 1:51 PM
73	Preserving property owner freedom	7/14/2016 1:47 PM
74	Don't know.	7/13/2016 4:21 PM
75	Good paying jobs. Housing for working families. Maintain/improve access to Lake MI for year-round residents. Improve rental units' appearance and function. Allow backyard hens. Support resident homeowner rights against exploitation by big business.	7/13/2016 3:33 PM
76	1; dwelling occupancy, 2;dwelling size requirements, 3;restricting a land owner from building a small structure before building a main structure	7/13/2016 3:02 PM
77	Balance of meeting the needs of an expanding and growing community while protecting the more rural area	7/13/2016 2:21 PM
78	Outbuildings size. We are forcing people to go without the right size outbuilding for their needs. Stand alone outbuildings? I think the benefits outweigh the potential hazards.	7/13/2016 11:31 AM
79	Single-family residence structures vs. mult-unit buildings; blight and trash	7/13/2016 9:30 AM
80	Utilizing space that is already developed but abandoned or should be rebuilt on. This would help keep "the look" of the city much more appealing.	7/13/2016 8:44 AM
81	safety	7/13/2016 7:54 AM
82	Keeping up with current trends Inconsistencies between various zoning. ie: C1, C2, C3	7/12/2016 9:04 PM
83	Excessive sprawl, disparate signage styles/conditions, and blight/too much junk laying around properties.	7/12/2016 3:51 PM
84	"urban" sprawl. the creeping of the business and all the curb cuts on us 10 from dennis rd to the airport. For crying out loud come up with a plan that involves access roads and no left turns through traffic! Have you ever been to the new mall in grand rapids? the road has left turn around thru the median that swoop traffic back to a right turn into business on each side of the road. Go to the old woodland mall and try to make a turn across 28th street and you'll know why to make what they call "michigan turn arounds" are and why they improve traffic flow. Us 10 up to the airport from Scottville is a HIGHWAY not a city street. design a plan that keeps traffic moving at highway speeds. get law enforcement out there tokeep the slow drivers in the right hand lane, especially from stiles to Scottville. the state even has a sign that says "slow traffic keep right" heading east just past the stiles intersection.	7/12/2016 3:24 PM
85	Transportation: 1) Building out the road grid, 2) Non-Motorized Access, 3) Access Management along US 10, and 4) Public Transportation Affordable/Workforce Housing	7/12/2016 2:17 PM
86	Housing	7/12/2016 12:12 PM
87	Brownfield/abandoned/unused buildings and sites stands out to me as a significant challenge. Increasing opportunities for local independent businesses as opposed to big box or chain/ nationally affiliated businesses seems very important to me as well.	7/12/2016 8:26 AM
88	Rental housing availability	7/12/2016 8:01 AM
89	Non-flexible rules that are a barrier to business development. Too many requirements for new businesses.	7/12/2016 7:59 AM

90	Losing ag land	7/11/2016 8:02 PM
91	Managing the trade off between Agricultural land and residential land. These are competing interests for the same resource. We also, through our family, control a significant portion of a large inland lake. This has environmental issues related to development.	7/11/2016 7:35 PM
92	My issue is the prohibition of electronic moving signs.	7/11/2016 5:48 PM
93	Decrease laws and regulations instead of increasing zoning laws/regulations.	7/11/2016 5:12 PM
94	Protection of wetlands, river corridors and lakefront propertys.	7/11/2016 4:55 PM
95	Business friendly zoning	7/11/2016 2:40 PM
96	affordable housing/apartments	7/11/2016 1:37 PM
97	Growth of home based businesses both in number and size.	7/11/2016 12:57 PM
98	Limiting access drives to US-10 to businesses and related landscaping treatment in the US-10 corridor. Requiring a measurable percentage of landscape treatment in business parking areas.	7/11/2016 11:49 AM
99	Unsure	7/11/2016 11:46 AM
100	Blight	7/11/2016 11:04 AM
101	Changing the code to allow building "Tiny" houses.	7/11/2016 10:55 AM
102	building a pole building on land where there is no house should be allowed. Should be able to have buildings in front of house.	7/11/2016 9:14 AM
103	Over development and sustainable practices	7/11/2016 8:39 AM
104	An overall county zoning plan that supports and alings with the township/cities.	7/11/2016 8:04 AM
105	Balancing development with the preservation of our natural resources and agricultural lands.	7/10/2016 5:39 PM
106	Would be nice for all governmental units to be included or at least all of the townships. Even if slightly difference would like to have all zoning information available in one place.	7/10/2016 3:36 PM
107	Separation of residential, business and agriculture	7/10/2016 11:14 AM
108	Keeping our area safe and attractive	7/10/2016 9:37 AM
109	Protecting wetlands and keeping public access to lakes and rivers.	7/10/2016 7:39 AM
110	Trash that is visible from the roadway or a neighbor's home. Not concerned with trash that is not visible. That's none of my business.	7/9/2016 7:05 PM
111	Blight in the two cities.	7/9/2016 10:11 AM
112	Maintaining control of wind turbine and fracking operations in the county. Health and safety issues related to the I-10 corridor traffic flow.	7/9/2016 7:27 AM
113	Alternative energy development	7/9/2016 7:00 AM
114	Not sure	7/8/2016 4:34 PM
115	Allowing newly developed technology to be implemented in the county when it is beneficial to residents.	7/8/2016 2:10 PM
116	Wind energy	7/8/2016 1:49 PM
117	Making sure that the US 10 corridor is developed in an attractive and safe manner.	7/8/2016 1:45 PM
118	How busy the traffic corridor has become between the Shell station and Meijer. Cars traveling at 60 mph with limited stop signs.	7/8/2016 1:44 PM
119	Attracting and sustaining businesses	7/8/2016 1:34 PM
120	parking, traffic	7/8/2016 1:15 PM

Q5 How can the Mason County Zoning Ordinance best address the key issues identified in Question 4?

Answered: 113 Skipped: 128

#	Responses	Date
1	Rewrite the zoning ordinance to put some teeth into it.	8/24/2016 12:19 PM
2	By allowing more structures to be built on ones property and remove the code that requires a house must be on a property before a barn/pole building can be erected.	8/23/2016 10:51 PM
3	Revise the ordinance. All is not right to farm for what ever is proposed. Neighbors need protection from non farming uses ie turbines and villages, bogs	8/23/2016 8:13 PM
4	Make it easier to work through the paperwork and appeals.	8/22/2016 6:50 PM
5	Better training with personnel or even some explaining in news or FB about different laws. Uniform enforcement. Change the farming zoning to get rid of junk, example old house trailers or rusted equipment	8/21/2016 10:29 PM
6	Fine tuning the present ordinance and providing enforcement for the zoning office	8/21/2016 5:52 PM
7	Enforce existing laws	8/12/2016 1:15 PM
8	Not sure--	8/10/2016 9:57 AM
9	what are the priorities for developing the region and does the zoning support that	8/8/2016 8:46 PM
10	Approve requests	8/8/2016 5:46 PM
11	allow business related to agricultural be allowed-ex: using a barn as an event center	8/8/2016 5:21 PM
12	Common sence. / Various	8/8/2016 5:00 PM
13	Stop trying to bring agenda21 into mason county	8/8/2016 12:57 PM
14	Limit development in flood plain. Establish requirements for development in the Wildland Urban Interface that meet Firewise program standards.	8/8/2016 10:43 AM
15	Be more leanyet on the laws/regulations, and not require so much stuff to do a task a person would like to do.	8/3/2016 2:44 PM
16	open meetings on all topics with public attendance for votes to pass or not-it seems as if things get passed for unsavory reasons and not for the best intensions. i.e the old building sold for new fire house?	8/3/2016 12:49 PM
17	MAKE SURE THERE IS A JUNK ORDINANCE IN VICTORY TOWNSHIP AND IMPLEMENT IT. "ENFORCED"...	8/3/2016 10:00 AM
18	Actually enforce the junk ordinances that were passed on the properties who have generations of junk. Not the land owner who has a derby car or a project in their yard.	8/3/2016 6:08 AM
19	Change the zoning ordinance. Eliminate the ridiculous sidewalk to nowhere stipulation, and the requirement that businesses pave parking lots. Be more pro- business.	8/3/2016 12:55 AM
20	Stay out of peoples business, this is America, land of the free.	8/2/2016 11:41 PM
21	Same as above	8/2/2016 11:20 PM
22	Having someone that can listen.	8/2/2016 10:52 PM
23	Stricter enforcement, stiffer penalties for repeat offenders of junk/blight. Encourage small/family business by allowing better, more visible signage	8/2/2016 10:42 PM
24	I have no experience in this area.	8/2/2016 10:11 PM
25	Review all commercial building and signage codes	8/2/2016 9:50 PM
26	Be easier to work with	8/2/2016 9:19 PM
27	Actually make landlords do repairs.	8/2/2016 8:35 PM
28	Unsure	8/2/2016 7:18 PM

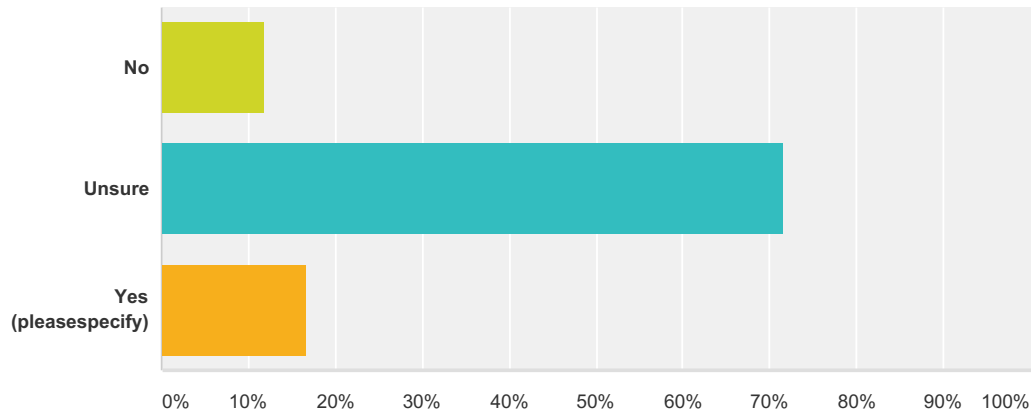
29	Rezone rural areas agricultural	8/2/2016 6:26 PM
30	Inform the county by paper about the re-zoning and vote at election time.	8/2/2016 6:12 PM
31	Anytime there is to be a change in zoning all affected property owners should be notified by U.S. mail, not a little hidden notice in the local paper that is not subscribed to by everyone.	8/2/2016 5:12 PM
32	Have zoning rules in Victory township	8/2/2016 3:52 PM
33	Permit the home owner to be the prime contractor, using license subs	8/2/2016 1:34 PM
34	If I knew that I'd apply for the zoning board. Not everyone wants a 'bigger Ludington'. Help to develop the outlying areas, Scottville, Custer, Fountain... and don't just focus on Ludington.	8/2/2016 1:08 PM
35	By reviewing everything and posting them in a pamphlet.	8/2/2016 12:49 PM
36	Look into the issues when they are brought to zoning as issues. Don't brush it off and promise a call back that will never take place.	8/2/2016 12:42 PM
37	control/limit access from stores and shopping areas to high traffic roads	8/2/2016 12:36 PM
38	Enforcing ordinances and writing new ordinances requiring proper maintenance.	8/2/2016 12:32 PM
39	Recognize legitimate growth possibilities while striving to maintain proper setbacks, highway access (or, in the case of US 10 seeking alternate service routes for businesses there), getting a handle on the increasingly popular but distracting lighted signs, identifying bike and pedestrian routes/sidewalk potential, with reasonable flexibility.	8/2/2016 12:30 PM
40	More public news about zoning issues.	8/2/2016 12:07 PM
41	county wide enforcement	8/2/2016 11:47 AM
42	Loosen the regulation on housing/accessory buildings.	8/2/2016 11:46 AM
43	Go back to common sense zoning in a small American county.	8/2/2016 11:41 AM
44	Write clear ordinances and enforce them.	8/1/2016 5:34 PM
45	I do not believe it can be addressed in a zoning ordinance but feel a need for better communication and explanation of options from staff.	7/29/2016 3:21 PM
46	To encourage and help with growth while still having some control over it. To promote expansion of our infrastructure.	7/28/2016 9:43 PM
47	give exeptions	7/28/2016 3:19 PM
48	Collaboration	7/27/2016 4:49 PM
49	Remove some of the restrictions placed in current years.	7/27/2016 12:10 PM
50	Develop ordinances and information packets that encourage new business and help guide them through the process. Work with the prosecutor to develop enforceable ordinances.	7/27/2016 8:56 AM
51	You could have access roads around the shopping districts. You could have through roads to Scottville eg First Street	7/26/2016 8:09 PM
52	learn from the current wind turbine park.	7/25/2016 11:43 AM
53	Provide clear and consistent information. Also provide resources (i.e. contact information and availability) to address questions or concerns that are reasonably convenient for citizens.	7/22/2016 5:09 PM
54	Better communication with property owners prior to decisions being made as to rezoning of their property.	7/22/2016 12:11 PM
55	not sure	7/21/2016 5:31 PM
56	The bike path should be handled outside of zoning-- aquiring easements, etc working with MDOT. The long term maintenance, extensions, etc should be built into zoning. Landscaping and signage could help to make US-10 more attractive.	7/21/2016 4:17 PM
57	Create ordinances that will promote walk ways and bike trails. Re-examin parking lot surfacing	7/21/2016 3:34 PM
58	Reduce minimum SF of Single family residential. Allow accessory uses on large parcel if owner has other improved property in Twp. and not contiguous.	7/21/2016 11:36 AM
59	the cost are to great.	7/19/2016 8:00 PM
60	require new/redeveloping parking lots and driveways to extend to property right-of-ways for adjoining lot owners to connect to in the future	7/19/2016 5:16 PM

61	The blight issues need to be investigated and addressed-Scottville seems to have a handle on how to work with these violations. US10 is going to be where the most growth takes place, the Growth Alliance has a plan, but so far the only thing that's been mentioned is the possibility of bicycle trails. The bus service issue has been rejected by Amber township repeatedly, is there anyway that it can just be mandated?	7/19/2016 11:23 AM
62	Referendum on city council decision to bring these issues to a vote	7/19/2016 9:10 AM
63	Clear communication to the public, perhaps through newspaper articles explaining zoning and tax exemption opportunities, using language everybody can understand.	7/17/2016 8:51 PM
64	Leading with clear, purposeful guidance.	7/17/2016 3:57 PM
65	With well thought-out rules	7/15/2016 10:39 AM
66	Resist easy rezoning to commercial or business purposes.	7/14/2016 7:52 PM
67	Zoning should be consistent from one township to another along the US-10 corridor.	7/14/2016 1:51 PM
68	Fewest regulations and restrictions possible	7/14/2016 1:47 PM
69	Don't know.	7/13/2016 4:21 PM
70	Rewrite/enforce landlord standards. Limit development of condos especially at lakefront. Ban additional wind turbines or any industrial blight in areas with residences.	7/13/2016 3:33 PM
71	1; not allowing a property owners to build as they can afford to forces them to get a mortgage and finish before moving in. 2; I personally know a elderly couple that owned property and wanted to build a small one bedroom house. Small kitchen, living room and single bath. Something they could afford to build and heat but were told it didn't meet the size requirements 3; Allowing a property owner to build a garage or pole barn before a main structure would allow the storage of tools and materials.	7/13/2016 3:02 PM
72	prioritize growth related needs only by "filtering" the needs with the overall identity of each area within the county	7/13/2016 2:21 PM
73	Take the lid off outbuilding size and allow stand alone outbuildings.	7/13/2016 11:31 AM
74	Do not allow multi-unit buildings except for in very limited areas; pass well-defined blight and trash ordinances	7/13/2016 9:30 AM
75	Look at developing housing in areas that need to be re-built rather than building on the land with trees and wildlife.	7/13/2016 8:44 AM
76	To Please not add more distracting signs to an already chaotic driving situation where people are reading eating texting talking on the phone disciplining children etc.....add to that tourist who are lost and an older generation confused with poor eyesight and many people high or drunk it's already a nightmare out there.	7/13/2016 7:54 AM
77	Seek help to see how trends affect current zoning. Work to achieve consistency between different zones, ie: sidewalks required in all commercial zones.	7/12/2016 9:04 PM
78	The zoning board can update ordinances to address issues of blight, sprawl and worn signage.	7/12/2016 3:51 PM
79	Go out ans drive through these areas anad figure it out. use the federal and states databases of traffic numbers and traffic flow maps to find a solution.	7/12/2016 3:24 PM
80	Revamp Sidewalk Ordinance and Pedestrian Safety Requirements, Consider Increasing Multi-Family Housing Zones, Continue to Implement Access Management Plan, Encourage/Support the Creation of Non-Motorized Trails Network	7/12/2016 2:17 PM
81	Change in what is allowed	7/12/2016 12:12 PM
82	I don't know - I'm not familiar with zoning at all. Maybe another issue is educating the public about zoning?	7/12/2016 8:26 AM
83	Provide incentives to attract affordable rental housing.	7/12/2016 8:01 AM
84	More flexibility based on individual situations - owner vs renter, more time allowed to adhere to rules, etc.	7/12/2016 7:59 AM
85	Stop changing land to R&R, Rural Estates or anything else.	7/11/2016 8:02 PM
86	This is a difficult balance between these interest and the rights of land owners to manage their land. The ordinance has to give landowners some options with regard to their land, while protecting the environment.	7/11/2016 7:35 PM
87	Allow moving signs so that individual townships and municipalities don't have overrule the county ordinance.	7/11/2016 5:48 PM
88	Get rid of unnecessary rules and regs.	7/11/2016 5:12 PM
89	Provide adequate set backs and encourage natural shorelines.	7/11/2016 4:55 PM
90	Update to make it easier to start a business	7/11/2016 2:40 PM
91	I dont know	7/11/2016 1:37 PM

92	Better regulation of the size of these businesses.	7/11/2016 12:57 PM
93	Place definitive language that the zoning administrator can enforce.	7/11/2016 11:49 AM
94	N/A	7/11/2016 11:46 AM
95	Get every township, city, and villages to join in to fight this problem.	7/11/2016 11:04 AM
96	Change the code to negate the minimum size requirement and thereby also changing to allow "pole buildings" or garages that could be built in addition to the Tiny House even though the square footage of the garage would be larger.	7/11/2016 10:55 AM
97	remove restrictions	7/11/2016 9:14 AM
98	Require more native landscaping for businesses, encourage green building supplies, maybe an incentive for doing so	7/11/2016 8:39 AM
99	A joint zoning authority	7/11/2016 8:04 AM
100	Striking a balance between development and preservation.	7/10/2016 5:39 PM
101	Communication and coordination. Standardize classifications and definitions and then allow the individual governmental units decide how particular areas are zoned. Coordinate across unit classification so as to prevent noncompatible areas abutting.	7/10/2016 3:36 PM
102	Reviews of county wide zoning and enforcement without preferential treatment being given	7/10/2016 11:14 AM
103	being aware of problems that changes may incur	7/10/2016 9:37 AM
104	Keep following current laws and ordinances.	7/10/2016 7:39 AM
105	Enforce the ordinances already in place, if any.	7/9/2016 7:05 PM
106	Not sure if the county has jurisdiction.	7/9/2016 10:11 AM
107	Anticipate future issues with wind turbine and fracking intentions of companies looking to develop further energy production. Develop site plans and project development for traffic flow on I-10 corridor.	7/9/2016 7:27 AM
108	Clear language developed and updated as technology and best practices change. This issue is seemingly currently swayed by a vocal minority of citizens.	7/9/2016 7:00 AM
109	N/A	7/8/2016 4:34 PM
110	The Mason County Zoning does a good job with reviewing current ordinances to see if they are relevant, and if not, they work to determine if they need to update the code.	7/8/2016 2:10 PM
111	Get out of the way and let it happen	7/8/2016 1:49 PM
112	Having zoning regulations in place to control the development through limitations on driveways and signs.	7/8/2016 1:45 PM
113	Traffic surveys in congested areas	7/8/2016 1:15 PM

Q6 Are there any new tools and techniques you would like to see added to the Zoning Ordinance?

Answered: 144 Skipped: 97



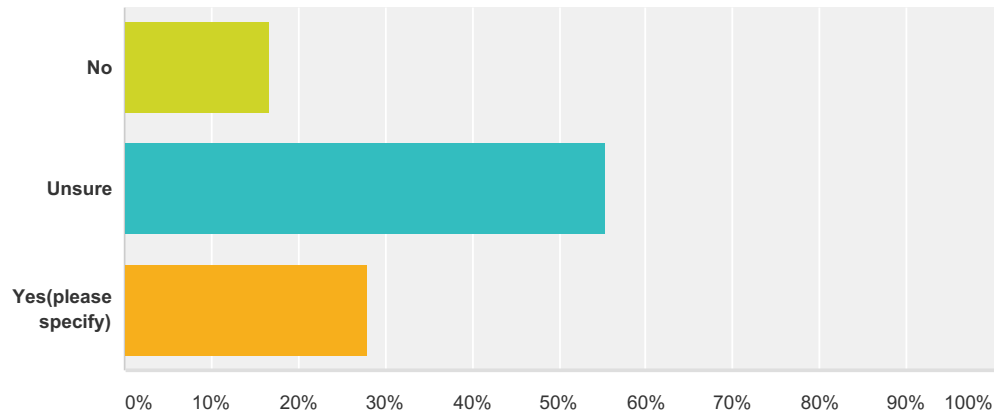
Answer Choices	Responses
No	11.81% 17
Unsure	71.53% 103
Yes (pleasespecify)	16.67% 24
Total	144

#	Yes (pleasespecify)	Date
1	Ordinances to take into consideration that some residents may be harmed by corporate project and provisions to compensate them for the harm inflicted.	8/24/2016 12:19 PM
2	clarify the lan guage, have planning commision read it befofre gthe meetings, don't legislate at meetings	8/23/2016 8:13 PM
3	Allow the comercial use of historic ag buildings as event venues.	8/21/2016 10:18 PM
4	zoning office needs additional staff	8/21/2016 5:52 PM
5	notices sent to all owners that will be affected by zoning changes	8/8/2016 12:57 PM
6	Firewise program	8/8/2016 10:43 AM
7	adding any and all new changes to current topics to website and to have public weigh in on	8/3/2016 12:49 PM
8	More authority on condemning places	8/2/2016 11:20 PM
9	Online meeting information	8/2/2016 3:18 PM
10	Follow the ordinance as it is printed	8/2/2016 12:42 PM
11	See above.	7/27/2016 8:56 AM
12	Provide electronic communication access to resources and contacts.	7/22/2016 5:09 PM
13	More flexibility in the zoning ordinance	7/21/2016 4:17 PM
14	Easy Internet Access	7/21/2016 3:34 PM
15	Better enforcement of unsafe buildings or health conditions	7/21/2016 11:36 AM
16	We need to ask more of commercial developers in the US-10 corridor. Properties should be developed with better traffic access flow in mind and be more aesthetically pleasing, i.e. better landscaping and building fenestration.	7/15/2016 10:39 AM

17	Interactive zoom map	7/14/2016 1:47 PM
18	Electronic access from user-friendly index & Search feature.	7/13/2016 3:33 PM
19	a well-defined blight ordinance	7/13/2016 9:30 AM
20	Form-based code, Possibly a US-10 Overlay Zone	7/12/2016 2:17 PM
21	As an example, even though we are agricultural land, we are zoned as rural estates. This restricts our ability to develop the land.	7/11/2016 7:35 PM
22	Ability to click from Table of Contents directly to a particular section.	7/10/2016 3:36 PM
23	provide guaranties through zoning limitations of resource protection where wind turbines and fracking operations are concerned.	7/9/2016 7:27 AM
24	Common sense	7/8/2016 1:49 PM

Q7 Are there any enforcement or administrative problems with the Zoning Ordinance?

Answered: 143 Skipped: 98



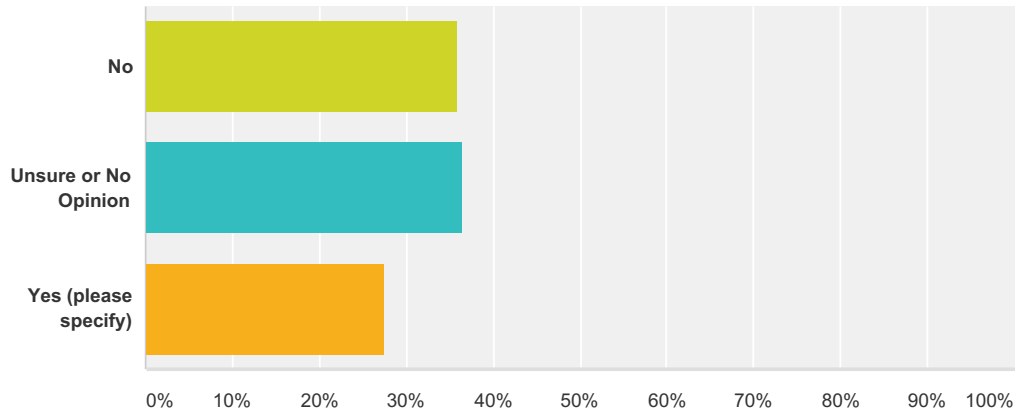
Answer Choices	Responses
No	16.78% 24
Unsure	55.24% 79
Yes (please specify)	27.97% 40
Total	143

#	Yes (please specify)	Date
1	Ordinance is written for the benefit of corporate money so that harmed citizens can be ignored and are forced to sue for damages.	8/24/2016 12:19 PM
2	Neighbors will not bring fort problems as they fear reprisal or ridicule--other	8/23/2016 8:13 PM
3	Not always equal for all	8/21/2016 10:29 PM
4	insufficient staff numbers	8/21/2016 5:52 PM
5	I've heard they are pretty reasonable.	8/10/2016 9:57 AM
6	get rid of Mary Riley	8/8/2016 12:57 PM
7	there are some properties that should be hounded to clean up some, but some are okay, no trash, old torn apart cars, old tires ect... but some people work with stuff they may have on property.	8/3/2016 12:49 PM
8	IF ZONING IS IN VICTORY TOWNSHIP IS NOT BEING INFORCED..	8/3/2016 10:00 AM
9	The department does not act on the issues that the voters approved the Zoning Dept to correct. Grant Twp got it right.	8/3/2016 6:08 AM
10	Neon signs being available for advertising.	8/2/2016 10:52 PM
11	Stronger penalties for repeat ordinance violations.	8/2/2016 10:42 PM
12	Administrator is over reaching on interpretation	8/2/2016 9:50 PM
13	Adverse to business	8/2/2016 9:19 PM
14	It appears from knowing business owners / landlords that yard enforcement and building maintenance depends more on who you know on the commission	8/2/2016 8:35 PM
15	Zoning is to restrictive and violates property owners rights.	8/2/2016 5:12 PM

16	Everyone wants to pass the buck, and not take any responsibility for anything	8/2/2016 3:52 PM
17	Uneducated people who are not open minded and live in a bubble of what is happening in the world around them. Very narrow minded thinking and also need to learn how to deal with people and give/stick to time limits of open public comment. Some people love to hear themselves talk and complain at every single meeting. Come on get control board!	8/2/2016 3:18 PM
18	Time it takes for inspection	8/2/2016 1:34 PM
19	Bringing issues to their attention and getting the brush off and NEVER getting a call back when promised.	8/2/2016 12:42 PM
20	Too much to do for a small staff.	8/2/2016 12:30 PM
21	Lack of common sense decisions	8/2/2016 12:07 PM
22	If safety is involved then it makes sense.	8/2/2016 11:41 AM
23	Unwillingness to work for the people instead it appears they work against them.	7/29/2016 3:21 PM
24	Lack of resources	7/27/2016 4:49 PM
25	Again, see above. Collapsed, abandoned, unkempt properties have been deemed maintenance issues by the prosecutor and therefore no action taken when there are serious health and safety issues at stake.	7/27/2016 8:56 AM
26	Bigger Speed Limit signs on US 10	7/26/2016 8:09 PM
27	Ref. above: Twp vs.(?) or County.... consistency and oversight.	7/22/2016 5:09 PM
28	Specifically the deterioration of houses within the city limits. Many of these have been inherited through generations of ownership and the current occupants do not have to means to upkeep them. Inspections and fines need to be implemented for them, not just landlords.	7/19/2016 11:23 AM
29	Bias against "tree huggers" was obvious in prior contacts with Board and administration. This appears to have improved in more recent years though I have no direct knowledge.	7/14/2016 7:52 PM
30	Some rental housing units in severe disrepair (although it seems this is improving).	7/13/2016 3:33 PM
31	Rules need to be enforced.	7/13/2016 2:58 PM
32	There appears to be a lack of uniform enforcement.	7/12/2016 9:04 PM
33	All zoning should put the home owners ability to use the property at the top along with neighbors concerns, like the stupid "its a side yard you can't have a barn there idiocy that one person ahd to deal with on there 10 acres in BFE out on the dead end of a dirt road. How idiotic is it to not be able to build what you want when on 10 acres in the country!	7/12/2016 3:24 PM
34	I am aware of a number of business owners that complain that the zoning ordinance and county regulation is too strict. However, I understand the desire to avoid sprawl and focus development in concentrated nodes near our urbanized areas. Just something to be aware of and attempt to strike a balance between development interests and sprawl prevention.	7/12/2016 2:17 PM
35	No one enforces the zoning outside of Ludington.	7/11/2016 7:35 PM
36	The office is undermanned to administer and enforce the current ordinance. They need more funding to accomplish their mission.	7/11/2016 12:57 PM
37	one panel has too much personal preference input	7/11/2016 9:14 AM
38	Some of the ordinances lack "teeth" in that they are difficult to enforce.	7/10/2016 5:39 PM
39	I'm not familiar with the entire zoning ordinance but there appears to be inconsistent enforcement	7/10/2016 11:14 AM
40	Enforcement	7/9/2016 7:27 AM

Q8 In reviewing the listing of topics above, do you feel there are other topics which are not listed but should be addressed in the Mason County Zoning Ordinance Update?

Answered: 145 Skipped: 96



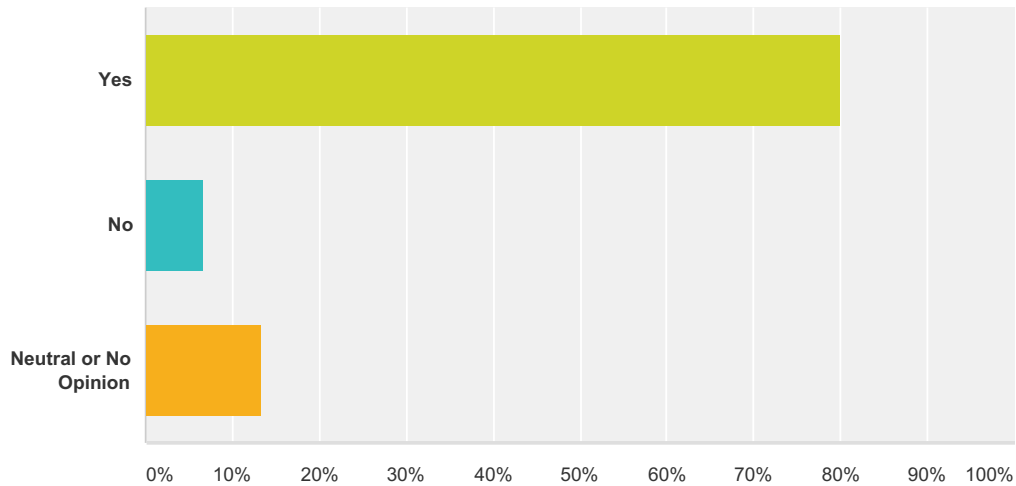
Answer Choices	Responses
No	35.86% 52
Unsure or No Opinion	36.55% 53
Yes (please specify)	27.59% 40
Total	145

#	Yes (please specify)	Date
1	Junk --scattered commercial and too much of it--trails that make sence and are affordable and paid fopr by users-- other	8/23/2016 8:27 PM
2	Enforce the codes you have now without adding more.	8/21/2016 10:36 PM
3	Some places are getting pretty junky- blight is an issue	8/10/2016 10:02 AM
4	Charlevoix has a watershed plan for the lake and then ties the zoning laws to support that initiative; we have the Hamlin Lake Watershed and Big Sauble Watershed - the three teams should work in unison	8/8/2016 8:55 PM
5	why no questions on towers/antennae?	8/3/2016 12:49 PM
6	SO MUCH NONESENCE ABOVE.. CLEANING UP JUNK YARDS ON PROPERTY IS MOST IMPORTANT. THESE ARE NOT ONLY EYESORES BUT UNHEALTHY FOR ALL PROPERTY AROUND IT. PLUS YOU COULDN'T SELL YOUR PLACE WITH THIS TRASH NEAR YOU EITHER. LETS GET WITH THE IMPORTANT STUFF. SIGNS AND SOME OF THE OTHER STUFF IS DRIBBLE.	8/3/2016 10:14 AM
7	Cleaning up junk.	8/3/2016 6:14 AM
8	Take a look at how often you use "regulate ". If I didn't live here already, why on earth would I want to move here or move a business here?	8/2/2016 9:22 PM
9	Stop backyard breeding. Require and enforce dog breeding. Not banning certain dog breeds	8/2/2016 8:42 PM
10	There are too many regulations and restrictions on property owners now.	8/2/2016 6:44 PM
11	Zoning for Victory township. Or Decrease my taxes by 90%, since I can not sell my house due to the neighbors property issues. I will be at the next meeting with a signed petition from the other neighbors that also agree with this.	8/2/2016 4:04 PM

12	Why are we making a rule for EVERYTHING now days? Why were people able to get along and work together in the ole days? You want to make a rule/restriction for everything and things are getting out of hand. You just want to make lots of extra money having all of these meetings that drag on for months and months and years!	8/2/2016 3:25 PM
13	Yes, bike paths keep coming up in public wish meetings. This is not a bike friendly county, but it could and should be.	8/2/2016 12:39 PM
14	Allowing buildings on vacant lots	8/2/2016 12:24 PM
15	Developing a junk/abandoned/hazardous property ordinance that is enforceable.	7/27/2016 11:34 AM
16	homeless issue	7/21/2016 5:38 PM
17	Affordable rental housing.	7/21/2016 4:58 PM
18	Bike and walking trails	7/21/2016 3:38 PM
19	See response to first part of survey. Also, I think it's late in the game as to antennas...	7/21/2016 11:43 AM
20	Regulation of curb appeal for businesses in the US10 area.	7/19/2016 11:27 AM
21	See question one.	7/17/2016 4:08 PM
22	Regulations regarding ORV use	7/15/2016 5:42 PM
23	Provide very favorable conditions for tourism type businesses	7/15/2016 11:12 AM
24	If not already addressed in the Ordinance, public infrastructure availability such as road access, public utilities as storm drainage	7/15/2016 10:51 AM
25	If electronic signs are allowed in PM township and Ludington they should be allowed in Amber township.	7/14/2016 1:58 PM
26	See previous comments	7/13/2016 3:51 PM
27	occupancy permitting	7/13/2016 3:16 PM
28	Blight	7/13/2016 9:41 AM
29	Regulation or enforcement of blight ordinances - these should be tightened up. Also, installation of underground utility wires.	7/12/2016 3:57 PM
30	Form-based code, potential overlay districts (ie. US-10)	7/12/2016 2:30 PM
31	Mobile home restrictions	7/12/2016 12:18 PM
32	I don't know how to better encourage cleanup/development of unused/abandoned properties, but if possible, the zoning ordinances should do that!	7/12/2016 8:36 AM
33	Sand/topsoil mining	7/11/2016 5:12 PM
34	Blight	7/11/2016 11:08 AM
35	Commercial zoning along all State roads extending back a minimum is 330'.	7/10/2016 4:12 PM
36	Allowing pro-longed use of garages, sheds, travel trailers, campers on land without a primary a primary residence. Allowing the use of garages and barns to house residents besides the primary residence being occupied.	7/10/2016 11:52 AM
37	chickens, 2 or 3 should be allowed in city.	7/10/2016 10:27 AM
38	This is a list of low hanging fruit in zoning. Many of items on the list are important and need to be addressed. More difficult are the large work intensive preparation for taking on the larger issues having to do with energy development.	7/9/2016 7:34 AM
39	Alternative energy.	7/9/2016 7:20 AM
40	Alternative energy sources and placement	7/8/2016 1:20 PM

Q9 Do you feel that places of worship (i.e., churches) are appropriate within rural residential and agricultural areas?

Answered: 149 Skipped: 92



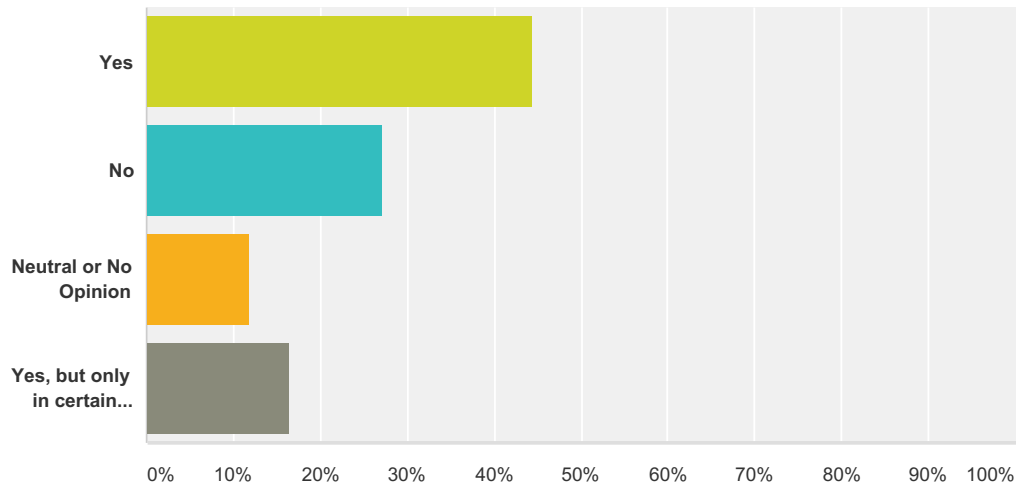
Answer Choices	Responses
Yes	79.87% 119
No	6.71% 10
Neutral or No Opinion	13.42% 20
Total	149

#	Please feel free to explain or expand upon your answer	Date
1	Traditional places of worship are appropriate anywhere.	8/24/2016 12:29 PM
2	This is none of your business. Ever read the 1st Amendment to the Constituion? Just because the current administration violates it , it is still the basic law of this country	8/23/2016 8:27 PM
3	Worship for many is a part of every day life and reaching the place you choose to worship should not be a hardship	8/8/2016 8:55 PM
4	It is part of the farming community.	8/8/2016 5:52 PM
5	i feel you should keep out of the "church and state" why do you want to change anything there?	8/3/2016 12:49 PM
6	SINCE WHEN IS OUR RELIGIOUS FREEDOM CONTROLLED BY A ZONING BORARD.?? REALLY.. LETS DO IMPORTANT STUFF.	8/3/2016 10:14 AM
7	The county will open itself up to First Amendemnt law suits if it crosses this line.	8/3/2016 12:59 AM
8	Rural people have the right to attend church close to their home.	8/2/2016 11:46 PM
9	This is America	8/2/2016 6:44 PM
10	Yes, back in the ole days there were church everywhere and in town there are many churches.	8/2/2016 3:25 PM
11	Why is this even a question for consideration?	7/22/2016 5:20 PM
12	People should be able to worship where ever they choose	7/21/2016 5:38 PM
13	Depends on their activities and that they don't infringe upon the existing neighbor hood	7/19/2016 5:22 PM
14	Be careful that such facilities not be limited to "churches". Temples, mosques, synagogues are assumed to be included.	7/14/2016 7:59 PM

15	I don't mind agricultural areas because of the inherent spacing involved, but churches should be mixed in with businesses, not amongst single-family dwellings.	7/13/2016 9:41 AM
16	Provided there is not undue traffic/noise/infrastructure burden on the neighbors, I don't see a problem.	7/12/2016 8:36 AM
17	They are no different than any other business, traffic and parking issues are the same.	7/11/2016 8:32 PM
18	I think they absolutely should be allowed.	7/11/2016 5:12 PM
19	Can't think of a better complimentary use to these areas.	7/11/2016 11:55 AM
20	Should be limited to an amount per area.	7/11/2016 8:47 AM
21	Rural places of worship have been part of the landscape for years. Little country churches were part of the neighborhoods.	7/10/2016 5:52 PM
22	If there are concerns/issues with where places of worship are located, I would sincerely be interested to hear what they may be.	7/9/2016 7:22 PM
23	to certain extent, multiple within the same close proximity would have to be evaluated	7/8/2016 1:40 PM

Q10 Do you think that electronic message board signs should be allowed in commercial districts (i.e., US-10 Corridor)?

Answered: 151 Skipped: 90



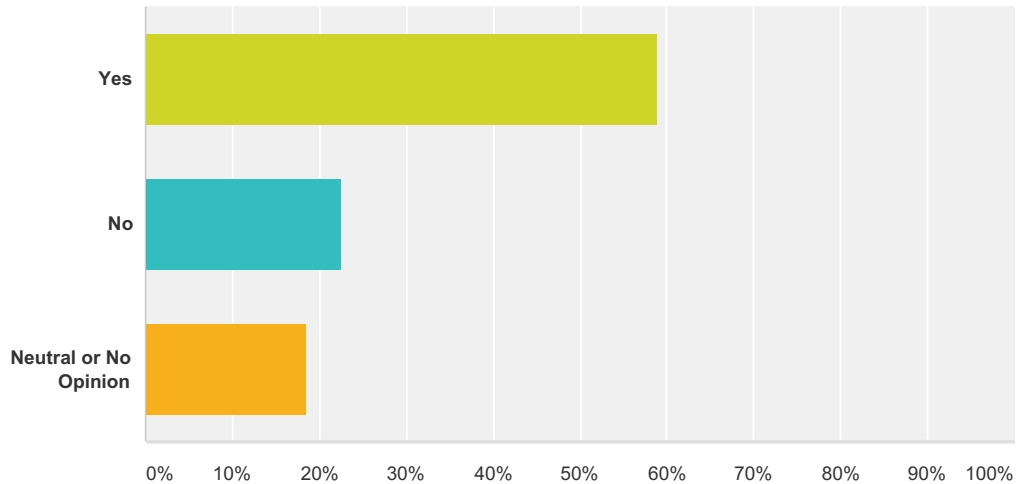
Answer Choices	Responses
Yes	44.37% 67
No	27.15% 41
Neutral or No Opinion	11.92% 18
Yes, but only in certain areas or under certain conditions (please explain)	16.56% 25
Total	151

#	Yes, but only in certain areas or under certain conditions (please explain)	Date
1	There are enough distractions now. There would be fewer accidents if the current signs and assess wwer ereduced. Don't]need ore	8/23/2016 8:27 PM
2	They should not cause clear vision hazards	8/22/2016 6:58 PM
3	We should work at preserving some darkness to keep with our rural area, and not when such signs would flash in or on residences	8/21/2016 10:36 PM
4	Limited use for high hazard - frequent crash sites.	8/8/2016 10:48 AM
5	if you are doing this to get taxes or monies for permits and such-i feel buss already pay to much	8/3/2016 12:49 PM
6	There should be a set back rule so when pulling out onto the road, there isn't a vision distraction	8/2/2016 11:27 PM
7	I don't own their property so I can't tell them what they can or can't have on it	8/2/2016 6:44 PM
8	not in the highly congested areas	8/2/2016 4:04 PM
9	Can't read them fast enough and a distraction out on the highway of hell corridor!	8/2/2016 3:25 PM
10	Some are too bright and distract drivers. Size and brighness should be controlled both for aesthetics and public safety.	8/2/2016 12:39 PM
11	yes but need lightin grestrictions. the LED lights are to bright for drivers on the roadways	8/2/2016 12:35 PM
12	May not change or flash more than once per minute.	7/21/2016 11:43 AM
13	They should have height, dimension, frontage and curb appeal regulations	7/19/2016 11:27 AM

14	Temporary, with light-bleed controls	7/17/2016 4:08 PM
15	I do not think it would be good to have the entire us-10 corridor lit up like las vegas is my only opinion but some are nice. Like the one for the county fairgrounds	7/13/2016 9:33 PM
16	Need to be large enough for message to be read at once. Distracting to turn head to catch second part. The one in front of hospital is useless- too small to enter one-look message.	7/13/2016 3:51 PM
17	Messages should be easily read with out distraction to driver.	7/12/2016 9:25 PM
18	Yes, but size of signs and brightness/color of messages should be regulated. Johnson's Auto on Old 31 is too bright and the blue they use always makes me feel like I'm getting pulled over.	7/12/2016 3:57 PM
19	they should have to have automated dimmers that give the entire surrounding property's some darkness. Trees and grass deserve a real "dark" night. not glowing lights 24/7	7/12/2016 3:34 PM
20	Taking into consideration location so that it doesn't interfere with safety (i.e. not blocking view when pulling out of drive/business	7/12/2016 12:18 PM
21	Too much distracted driving already, this is almost like reading a text.	7/11/2016 8:32 PM
22	The electronic signage would make it look like 28th street.	7/10/2016 5:52 PM
23	Would need to figure out how to avoid distraction, brightness, etc.	7/10/2016 4:12 PM
24	keeping traffic flow and safety in mind	7/8/2016 1:40 PM
25	size and brightness should be regulated	7/8/2016 1:18 PM

Q11 Do you feel that businesses should be allowed to have more opportunities for the installation of temporary signage (i.e., banners, tear drop flags)?

Answered: 151 Skipped: 90



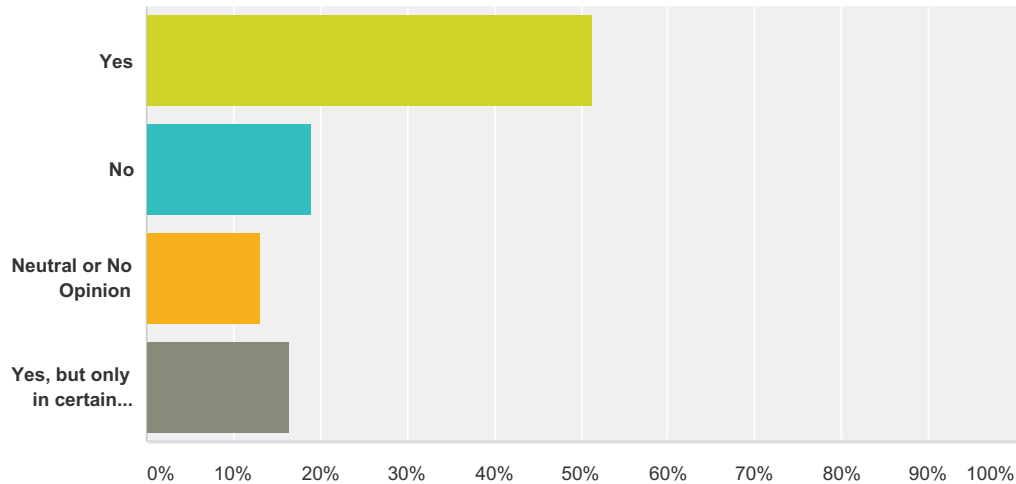
Answer Choices	Responses	
Yes	58.94%	89
No	22.52%	34
Neutral or No Opinion	18.54%	28
Total		151

#	Please feel free to explain or expand upon your answer	Date
1	Define temporary	8/23/2016 8:27 PM
2	If they are having a special sale, they should be able to advertise such.	8/22/2016 6:58 PM
3	they tend to detract concentration to drivers/safety issue	8/21/2016 6:07 PM
4	Keep them off of corners so people can see. Signs shouldn't be tacky or too many signs	8/10/2016 10:02 AM
5	there needs to be limitations for time up, size etc and then strictly enforced	8/8/2016 8:55 PM
6	For limited times.	8/2/2016 11:46 PM
7	Reference answer to the last question	8/2/2016 6:44 PM
8	Yes, but there should be limits on size and duration or temporary becomes permanent.	8/2/2016 12:39 PM
9	I'm not sure what the current regulations are.	7/28/2016 9:43 PM
10	Just not right next to the road-- so people can see around corners or when leaving a driveway,	7/21/2016 4:38 PM
11	Within reason and not too obtrusive/distracting.	7/13/2016 4:45 PM
12	Downtown and US10 businesses already seem to use temporary signage for special events/sales effectively.	7/13/2016 3:51 PM
13	No sinage should be allowed to obstruct any drivers line of clear sight.	7/12/2016 9:25 PM
14	Yes, but adequately controlled.	7/11/2016 11:55 AM
15	Only for limited time periods.	7/10/2016 5:52 PM

16	Control length of time and require special use acknowledgment, whereby anyone requesting temporary sign could email a request which would be responded to by email. Basically approval would be automatic but the email would provide written evidence and to prevent the temporary signs from beginning permanent.	7/10/2016 4:12 PM
17	But sometimes these temporary signs obstruct the view for drivers.	7/9/2016 7:22 PM
18	Within reason	7/8/2016 1:20 PM

Q12 Should sidewalks be required to be installed by the developer when new development occurs in commercial districts?

Answered: 152 Skipped: 89



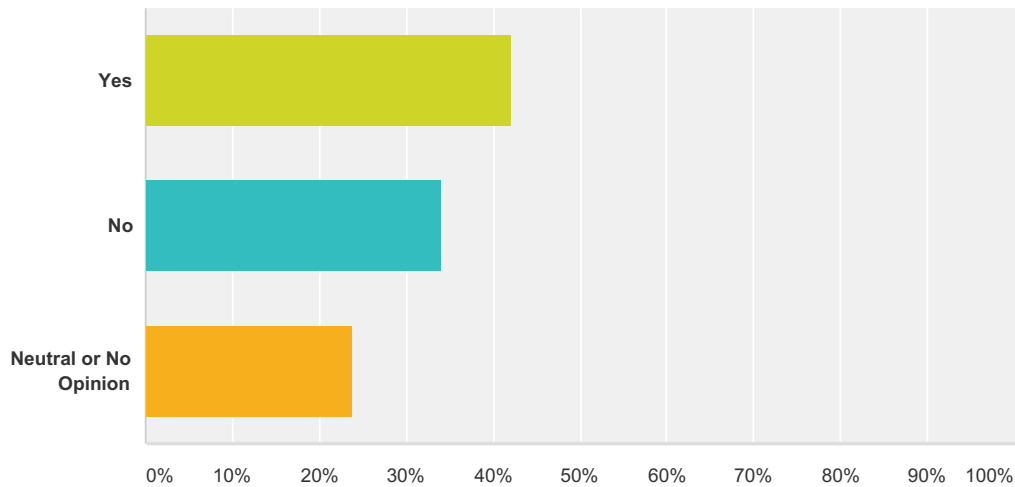
Answer Choices	Responses
Yes	51.32% 78
No	19.08% 29
Neutral or No Opinion	13.16% 20
Yes, but only in certain areas or under certain conditions (please explain)	16.45% 25
Total	152

#	Yes, but only in certain areas or under certain conditions (please explain)	Date
1	at least 6' wide	8/23/2016 8:27 PM
2	Only if sidewalks currently exist. It is silly to put sidewalks in front of a business that does not get pedestrians just walking by the business.	8/22/2016 6:58 PM
3	when walks exist in the area	8/21/2016 6:07 PM
4	Just in areas near town-- not out in Custer, Scottville	8/10/2016 10:02 AM
5	if there are already sidewalks in area.	8/8/2016 5:52 PM
6	WHERE THERE IS ALREADY A DRIVEWAY AND PAVED IN FRONT OF IT. SOME PLACES WOULD BE CRAZY TO PUT IN A SIDEWALK.	8/3/2016 10:14 AM
7	If it is an area of foot traffic and if it would adjoin other sidewalks. Not if it is a sidewalk to nowhere.	8/2/2016 2:28 PM
8	where sidewalks already exist in neighboring properties	8/2/2016 12:41 PM
9	If it connects to a corner or existing sidewalk or a overnight location where people not driving to and driving to leave.	8/2/2016 11:51 AM
10	Where they exist or are connecting to existing sidewalks	7/22/2016 5:20 PM
11	where necessary or adjoining other walks or bike paths	7/21/2016 11:43 AM
12	Everywhere west of Meijer.	7/17/2016 4:08 PM

13	In some instances, sidewalks not required in all areas of business.	7/13/2016 4:45 PM
14	YES! Everywhere there is new business or residential development there should be sidewalks!!! No more "sidewalk to nowhere"- there needs to be a safe network of walking places.	7/13/2016 3:51 PM
15	Sidewalks in the winter need to be kept free of snow.	7/13/2016 3:02 PM
16	Sidewalks should only have to be installed if there are or will be nearby crosswalks or other traffic signals for pedestrians	7/13/2016 9:41 AM
17	only big money corporations, not small businesses/mom and pop type of places.	7/12/2016 3:34 PM
18	Only when a sidewalk is adjacent to property	7/12/2016 8:02 AM
19	If sidewalks exist on adjacent property	7/11/2016 9:03 PM
20	Only if "makes sense" in the particular location. For pedestrian traffic. Unlike the sidewalk to no where.	7/10/2016 5:52 PM
21	Only if it makes sense and can tie into an sidewalk on an adjoining property. If no adjoining sidewalk allow the developer to either install a sidewalk or accept a deed restriction saying a sidewalk would be required when the adjoining property installs one.	7/10/2016 4:12 PM
22	Absolutely along U.S. 10 corridor. I am embarrassed for this community when I see people hobbling along in the grass coming to or from Meijer and other stores out that way!	7/9/2016 7:22 PM
23	Use reasonable standards, requiring 200' of sidewalk for a new business when there is not connecting sidewalk within a 1/4 mile does not serve the public. A business could be required to install at a later date.	7/9/2016 7:20 AM
24	No - the county should establish a budget to install sidewalks where appropriate not the developer. Or at least a shared cost based on the benefits to the new business	7/9/2016 6:05 AM
25	I would rather see more access roads (like the one from Lowe's to Walmart or the roads between businesses at the Home Depot complex)	7/8/2016 1:20 PM

Q13 Should “agri-businesses” (i.e., seed supply, livestock auctioning, processing of farm products) within the rural agricultural areas of Mason County have different regulations based on the size or scale of the operation?

Answered: 147 Skipped: 94



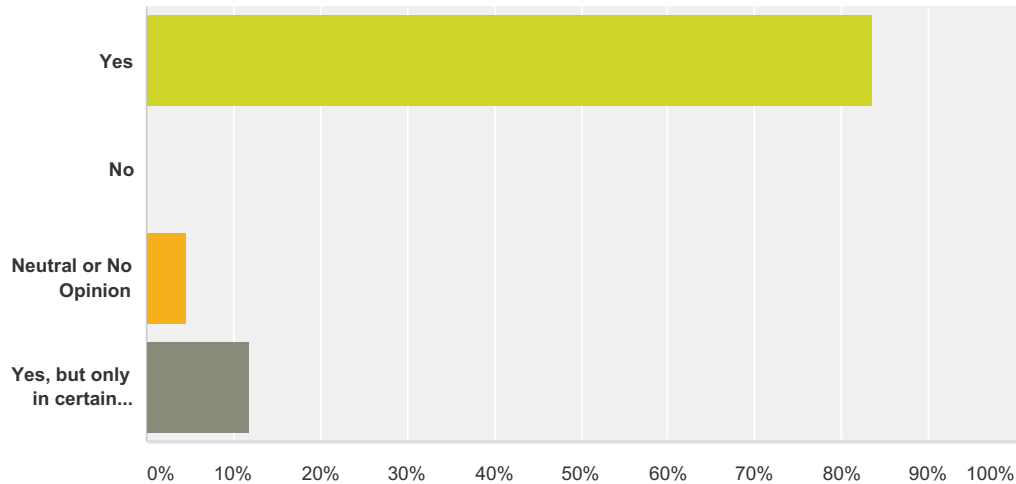
Answer Choices	Responses
Yes	42.18% 62
No	34.01% 50
Neutral or No Opinion	23.81% 35
Total	147

#	Please feel free to explain or expand upon your answer	Date
1	Let the little guys do what they want-- to start new businesses	8/10/2016 10:02 AM
2	i believe america has squeezed the family farm and over regulated them; however, commercial farming, based on by products generated should be regulated as any big business is	8/8/2016 8:55 PM
3	based on size - i dont want to have a large operation to spring up and ruin the air quality more then it is now	8/3/2016 12:49 PM
4	I feel this is a trap question	8/3/2016 6:14 AM
5	It depends. One size might not fit all. Type of use, duration of use, amount of traffic, use, customers and employees and location all should be considered.	8/2/2016 12:39 PM
6	Different than what?	7/27/2016 11:34 AM
7	Different then what?	7/22/2016 5:20 PM
8	TThey are a commercial or industrial operation when very large	7/21/2016 11:43 AM
9	regulations suited for big agribusiness may unfairly impact small farms. consideration shoule be given to help small farms stay in business	7/19/2016 9:54 AM
10	CAFOs should be treated as factories, not farms.	7/17/2016 4:08 PM
11	Less regulation is better.	7/13/2016 11:37 AM

12	Large operations clearly need more intense regulations than say some small one or two person operation	7/12/2016 9:25 PM
13	ban the pig farms and all such entities. it is a disgusting and cruel business.	7/12/2016 3:34 PM
14	Well, I'd be concerned with livestock and processing waste/ pollution (including noise and light pollution) and their impact on the environment. Clearly bigger businesses offer more problems.	7/12/2016 8:36 AM
15	Farms with manure and / or chemicals used should have more regulations	7/11/2016 8:47 AM
16	Based on the intensity of the business.	7/10/2016 5:52 PM
17	Maybe. Need more information.	7/9/2016 7:22 PM
18	Try not to restrict economic development.	7/9/2016 7:20 AM
19	Should not be based on size or scale	7/9/2016 6:05 AM
20	I think we need to welcome and help more year round businesses enter the area instead of focusing on a tourist location.	7/8/2016 2:27 PM

Q14 Should "agri-tourism" (i.e., corn maze, hay rides, barn wedding) be allowed within the rural agricultural areas of Mason County?

Answered: 152 Skipped: 89



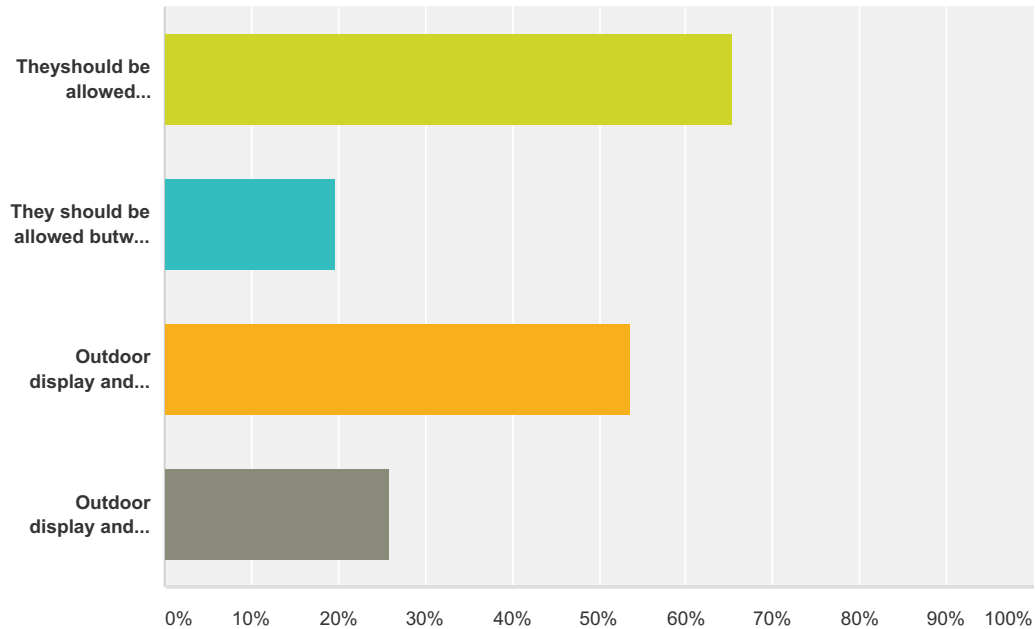
Answer Choices	Responses
Yes	83.55% 127
No	0.00% 0
Neutral or No Opinion	4.61% 7
Yes, but only in certain areas or under certain conditions (please explain)	11.84% 18
Total	152

#	Yes, but only in certain areas or under certain conditions (please explain)	Date
1	We need to be considerate of our neighbors.	8/24/2016 12:29 PM
2	control parking , number, noise, crop damage, gtime, ferquency etd. Looks like no may be better	8/23/2016 8:27 PM
3	The maintenance of these historic properties requires the ability to generate income in appropriate and non intrusive ways.	8/21/2016 10:42 PM
4	Maybe control hours and traffic so neighbors don't get mad	8/10/2016 10:02 AM
5	If mud bogs are considered in this, there should be a requirement for the washing/spray down of vehicles before they leave. Excessive mud on roadways and vehicles with limited visibility from the mud pose significant traffic hazards.	8/8/2016 10:48 AM
6	don't see any reason you should even think on this-but if it is a buss then it should be limited	8/3/2016 12:49 PM
7	Road capabilities and parking should be addressed for safety.	8/2/2016 12:39 PM
8	as long as it does not infringe on neighbors right to privacy and peace and quite	7/19/2016 9:54 AM
9	Special use permit for each specific circumstance seems appropriate so that adequate regulation of noise, traffic and parking can be addressed.	7/13/2016 3:51 PM
10	Temporary and seasonal attractions should be permitted but definitely need to be regulated; perhaps a permit for a nominal fee.	7/13/2016 9:41 AM

11	However consumers need to understand that they are frequenting a business that is located in the country with country smells and sounds	7/12/2016 9:25 PM
12	Certain conditions	7/12/2016 12:18 PM
13	Short time frames, restricted use, not a full time business.	7/11/2016 8:32 PM
14	Absolutely should be allowed	7/11/2016 5:12 PM
15	Agri tourism is something that Mason County needs.	7/10/2016 5:52 PM
16	Many smaller farms are trying to stay afloat any way they can. These farmers need to have the leeway to offer these activities on their property if possible to help them stay in business. Of course, there are the usual noise and parking concerns.	7/9/2016 7:22 PM
17	Do not restrict economic development.	7/9/2016 7:20 AM
18	The Planning Commission should review the proposed development to ensure the site has appropriate parking and the ability to control crowds.	7/8/2016 1:45 PM

Q15 Please indicate your feelings related to home occupations and home based businesses. You may check multiple answers.

Answered: 147 Skipped: 94



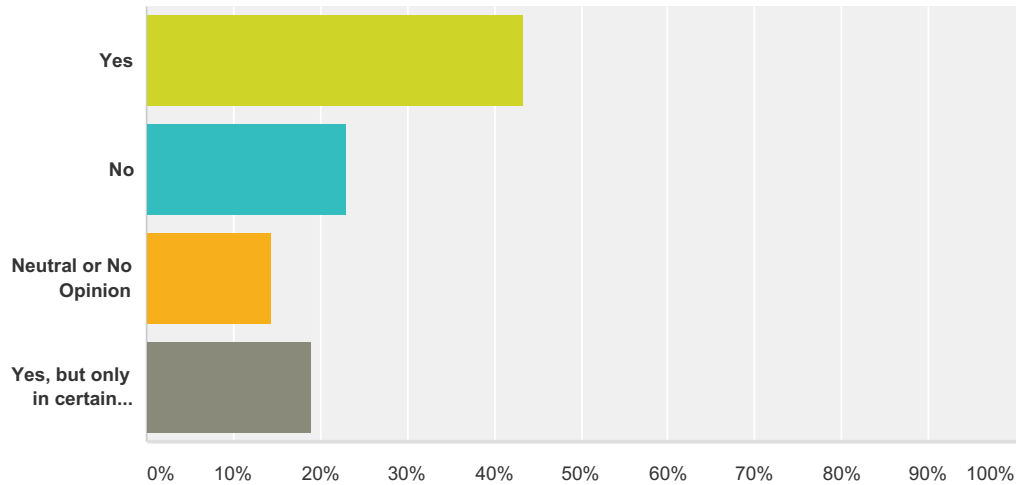
Answer Choices	Responses
They should be allowed after limited regulation	65.31% 96
They should be allowed but with strict regulation	19.73% 29
Outdoor display and storage associated with the home business should be allowed	53.74% 79
Outdoor display and storage associated with the home business should not be allowed	25.85% 38
Total Respondents: 147	

#	Please feel free to explain or expand upon your answer	Date
1	We are in this world together. We should respect the opinions of our neighbors. If a neighbor opposes a business, I feel something can be worked out to satisfy everyone.	8/24/2016 12:29 PM
2	residential business should protect the local homeowners and their residential environment not the business	8/8/2016 8:55 PM
3	should be allowed with no restrictions	8/8/2016 1:02 PM
4	limit to a max sq ft size, 1 sign max.	8/3/2016 12:49 PM
5	IF IT IS NEAT AND TAKEN CARE OF THE GOV. SHOULD KEEP IT'S NOSE OUT OF THINGS.	8/3/2016 10:14 AM
6	None of your options are appropriate to my feelings. Home business cannot be all lumped together, some are more public than others, with advertising and such. I would not want a busy business next door to me, but a quiet one would be just fine.	8/2/2016 11:46 PM
7	Signage, however, should be minimal and tasteful.	8/2/2016 12:39 PM
8	County shouldnt have a say	8/2/2016 12:30 PM

9	If a person chooses to work from home they should be allowed, if a person wanted a business that expanded outside of the home they should have sufficient income to "set-up shop" in an appropriate area.	8/2/2016 11:57 AM
10	If consistent with the community environment and w/ approval of 'close" (next door) neighbors.	7/22/2016 5:20 PM
11	home business should be allowed as long as it does not become an eye sore and degrade property values	7/19/2016 9:54 AM
12	Parking should be clear of thru-roads, businesses should be clean and tidy, lighting limited, landscaping rewarded.	7/17/2016 4:08 PM
13	Signage should be small and minimal in size	7/15/2016 10:51 AM
14	Outdoor storage should not be allowed unless property is in a commercial or industrial zone	7/14/2016 1:58 PM
15	If the business is truly in-home, it should not be regulated beyond fire code. Outside displays should meet minimal standards.	7/14/2016 1:52 PM
16	I think outdoor storage/signage should be allowed but of course this depends on the size of property, location, and amount of storage/signage they plan to use.	7/13/2016 9:33 PM
17	Should be allowed with regulations.	7/13/2016 4:45 PM
18	If in residential area, should be contained within residential structures (and garage), and have very minimal impact on noise, light, traffic and parking.	7/13/2016 3:51 PM
19	Lets not stifle free enterprise	7/13/2016 11:37 AM
20	If you're cutting hair in a spare room in your house, I have no problem with that. If, however, you're repairing vehicles, etc., that will cut right into the right of enjoyment of property for all of the neighbors.	7/13/2016 9:41 AM
21	The storage and display should be regulated in sizing/amount, etc.	7/13/2016 8:55 AM
22	Outdoor storage and signs must be limited in size and location	7/12/2016 9:25 PM
23	As long as the place doesn't look like white trash or ghetto then it should be just fine.	7/12/2016 3:34 PM
24	The signage should be restricted in size and type	7/11/2016 8:32 PM
25	Display, yes. Storage, no	7/11/2016 11:50 AM
26	Outdoor display (signage) should have a limited size, not electronic either	7/11/2016 8:47 AM
27	Home occupations can occur within the confines of a home, unbeknownst to others. Home business can be of a greater intensity and needs to be regulated.	7/10/2016 5:52 PM
28	Limit number of non-resident employees who can work at a home based business, ie three or less. Also limit public visits to one on one, basically no retail or sales.	7/10/2016 4:12 PM
29	I am in favor of the least amount of government regulation possible. However if home based businesses are causing problems in the neighborhood, such as noise, these issues should be addressed. I am curious as to how many home-based businesses are causing "problems" for others.	7/9/2016 7:22 PM
30	Storage and display should be limited by size and scope.	7/9/2016 10:16 AM
31	Signage/display allowed but restricted.	7/9/2016 7:20 AM
32	within reason for the outdoor display and storage so it still maintains its residential look and feel	7/8/2016 1:40 PM
33	With limits on signage. New businesses biggest challenge is overhead. Giving people some room to grow a business from their homes may address part of this problem.	7/8/2016 1:20 PM

Q16 Currently, hard surfacing (i.e., concrete, asphalt) is required for parking lots which serve non-residential uses. Should an alternative to hard surfacing (i.e., gravel) be allowed?

Answered: 152 Skipped: 89



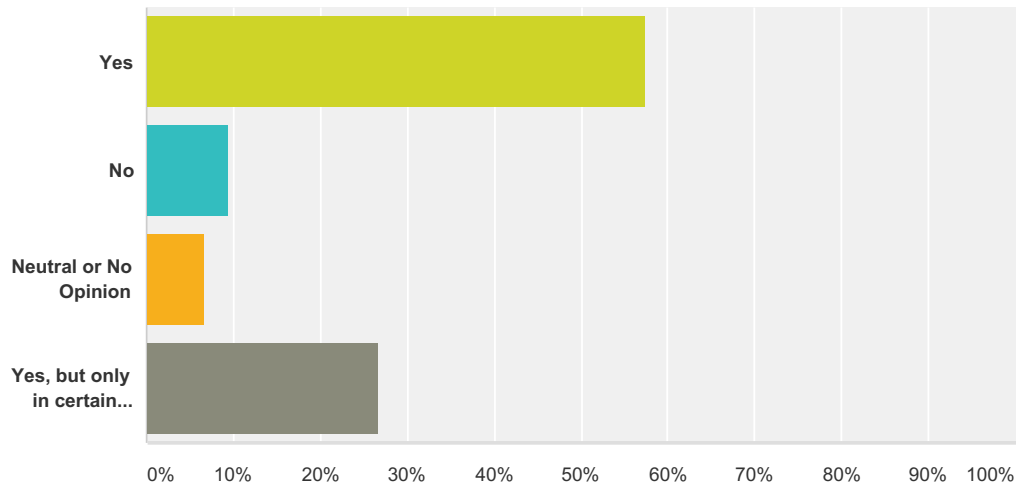
Answer Choices	Responses
Yes	43.42% 66
No	23.03% 35
Neutral or No Opinion	14.47% 22
Yes, but only in certain areas, for certain uses, or under certain conditions (please explain)	19.08% 29
Total	152

#	Yes, but only in certain areas, for certain uses, or under certain conditions (please explain)	Date
1	dependa on the use and frequency there of	8/23/2016 8:27 PM
2	Hard surfacing is expensive-- should be in heavy commercial uses but not the smaller businesses	8/10/2016 10:02 AM
3	hard surface's create run off and pollution issues - ALL parking should be environmentally engineered	8/8/2016 8:55 PM
4	It should be less harmful to the environment.	8/5/2016 4:33 AM
5	we already have problem with kids tearing up our dirt and gravel roads-why give another area	8/3/2016 12:49 PM
6	Depends on usage	8/2/2016 9:59 PM
7	Where it makes sense. Hard to quantify, but sometimes easy to discern.	8/2/2016 12:39 PM
8	Why do small AFC homes not have paved lots? Seems they should be required to hard surface parking lots.	8/2/2016 11:51 AM
9	Alternative surfaces can reduce run-off and keep costs down for smaller businesses.	7/28/2016 9:43 PM
10	driveway from the road (if hardsurfaced) to the right-of-way should be hardsurfaced, and wider than normal residential driveway	7/19/2016 5:22 PM
11	Let the business dictate that. Gravel helps prevent run-off, but requires maintenance.	7/17/2016 4:08 PM
12	Commercial and industrial areas should be paved. Seasonal agri-businesses could have different requirements.	7/15/2016 10:51 AM

13	Drainage and water recapture should be important considerations.	7/14/2016 7:59 PM
14	No. Not practical in this snow belt as it interferes with plowing or blowing snow. For a summer-only business, maybe.	7/13/2016 3:51 PM
15	there may be times when it makes sense to allow the alternative in an industrial or ag setting	7/13/2016 2:32 PM
16	Farm markets and other similar businesses should be permitted to have gravel; otherwise, permanent businesses need to pony-up the money for legitimate parking lots.	7/13/2016 9:41 AM
17	New business should be allowed to use an alternative for the first year or two then hard surface.	7/12/2016 9:25 PM
18	I HATE asphalt and concrete, why do you Lud city people want to PAVE PARADICE TO PUT UP PARKING LOTS???? You are being foolish and disgusting, every time I see a new business with a big glob of heat producing black top it makes me hate the people who think it is okay to do that, it is sickening.	7/12/2016 3:34 PM
19	Possibly a good use for an overlay zone where you want the aesthetic value of the hard surface required in certain areas but not in others. Also, possibly consider flexible parking standards or variances. No sense in creating more impermeable surfaces than necessary.	7/12/2016 2:30 PM
20	Is gravel the only alternative? It seems that there should be other porous alternatives to asphalt that are better suited to the Michigan weather.	7/12/2016 8:36 AM
21	We need to better manage the environment impact of too much hard surface parking runoff.	7/11/2016 8:32 PM
22	Hard surface is expensive compared to gravel and really isn't necessary in a lot of uses.	7/11/2016 5:12 PM
23	For rural applications only for the most part.	7/11/2016 11:55 AM
24	pervious concrete should be encouraged	7/11/2016 8:47 AM
25	Alternatives to hard surfacing should be allowed based on traffic volume and scope of business	7/10/2016 5:52 PM
26	Might restrict to buildings less than a certain square footage or number of parking spaces required by code. Also could allow gravel parking for overflow areas. That way asphalt/concrete would handle main parking area and gravel could be used for overflow.	7/10/2016 4:12 PM
27	Small businesses may need to offer gravel parking, or even non-gravel parking. Are there concerns with some businesses in the area. We need to keep in mind that many small and home-based businesses are struggling and cannot afford hard surfacing or even gravel surfacing.	7/9/2016 7:22 PM
28	Different between town/city and rural. Would not require for rural businesses.	7/9/2016 7:20 AM
29	Alternative surfacing such as gravel while far more less expensive is messy and requires constant maintenance for continuous use (refilling and smoothing). It also does not hold up well to harsh winter weather. Using gravel can also lead to damage to personal vehicles and undue wear on tires. Businesses should definitely not be allowed to use alternatives to hard surfacing.	7/8/2016 4:42 PM

Q17 Should a second small dwelling (i.e., guest house, granny flat) be allowed on the same property as a primary dwelling?

Answered: 150 Skipped: 91



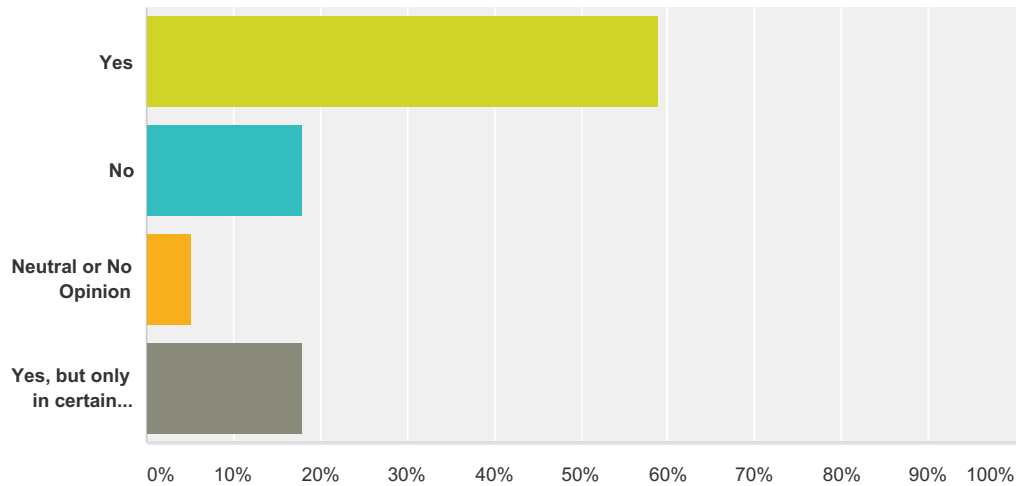
Answer Choices	Responses
Yes	57.33% 86
No	9.33% 14
Neutral or No Opinion	6.67% 10
Yes, but only in certain areas or under certain conditions (please explain)	26.67% 40
Total	150

#	Yes, but only in certain areas or under certain conditions (please explain)	Date
1	given enough property	8/23/2016 8:27 PM
2	would require specific language to prevent PRE loophole	8/21/2016 6:07 PM
3	i'm open to the idea but they should not be allowed as a rental for generating revenue - that is a commercial enterprise	8/8/2016 8:55 PM
4	WE PAY OUR PROPERTY TAXES THAT ARE TOO HIGH ANYWAY. IF IT IS NOT TRASH THEN LEAVE THE PROPERTY OWNER ALONE. WHAT'S WRONG WITH WHAT THEY WANT ON THEIR OWN PROPERTY. GOV. INTERFERENCE IS GETTING DICTATORSHIP ..	8/3/2016 10:14 AM
5	Depends on location and set backs. If it infringes on neighbor?	8/2/2016 10:58 PM
6	Minimum lot size, required distance from lot line/neighbors, permanent structure	8/2/2016 10:46 PM
7	Size of lot and 2nd building	8/2/2016 9:59 PM
8	If everything is up to code, all codes sewer, water, heating.	8/2/2016 4:04 PM
9	As long as there is proper permits followed and lot allows room.	8/2/2016 3:27 PM
10	where setbacks requirements can be met	8/2/2016 12:41 PM
11	Again, where it makes sense in terms of room, density and so forth.	8/2/2016 12:39 PM
12	Property would become to cluttered	8/2/2016 12:38 PM
13	It should be for a family member and should be no compensation for staying (farm hand, rent, lease, caretaker Etc.)	8/2/2016 11:57 AM

14	If zoned for multiple family dwellings	8/1/2016 5:37 PM
15	Not sure about this one but if the parcel is large enough I think it would be acceptable.	7/28/2016 9:43 PM
16	Should depend on the size of the property/lot and the size of what you consider a "small dwelling"	7/27/2016 11:34 AM
17	family member use; not public rental, separate septic.	7/21/2016 11:43 AM
18	as long as there is sufficient land for proper well and septic and set backs can be maintained.	7/19/2016 9:54 AM
19	If all the required setbacks are followed, including adequate off-street parking.	7/17/2016 4:08 PM
20	maximum size as percentage of lot size should be imposed.	7/15/2016 8:43 AM
21	allowed, but restricted to specified areas.	7/14/2016 7:59 PM
22	Where there is enough property to allow such a thing.	7/13/2016 9:33 PM
23	To be determined by property size and location.	7/13/2016 4:45 PM
24	Generally no. Special use permit should be required because it will change the character of the neighborhood from single family.	7/13/2016 3:51 PM
25	Only with a permit and in situations where it's deemed not to substantially inhibit the neighbor's enjoyment of their land.	7/13/2016 9:41 AM
26	regulations should apply to sizing and location	7/13/2016 8:55 AM
27	the size of the property can maintain to separate homes long term.	7/13/2016 7:57 AM
28	Providing that it can meet all current setbacks and building codes. No exceptions I.E. variances	7/12/2016 9:25 PM
29	Depending on the context, or within specific zones. Strictly regulated so you don't have shanty town development	7/12/2016 2:30 PM
30	Only if room permits	7/12/2016 12:16 PM
31	One additional residence makes sense.	7/12/2016 8:36 AM
32	The acreage requirements need to be spelled out. A city lot is much different than a rural plot.	7/11/2016 8:32 PM
33	Absolutely should be allowed. Families should be able to care for other family members as best that they are able to on their own property.	7/11/2016 5:12 PM
34	Yes, but with a reassessment and promulgation of the standard regs i.e. setbacks, height limit, etc.	7/11/2016 11:55 AM
35	Depends on lot size.	7/11/2016 11:08 AM
36	I believe that as our population ages these types of structures will serve a need in the housing arena.	7/10/2016 5:52 PM
37	Require land area of 125% single family minimum, include setbacks from existing structures if detached. Look at requiring separate or the resizing of power, well septic, off street parking, etc.	7/10/2016 4:12 PM
38	I like the idea of this. Would be helpful for many to have granny flats as it would give seniors some independence yet someone close by to help out. However, I would have concerns re septic tank capabilities.	7/9/2016 7:22 PM
39	Lots of differences to consider, 1/4 parcel versus a forty acre parcel etc. what is the difference between a 4000 sq ft house with a guest suite and a 2000 sq ft house with a 1200 sq ft guest house	7/9/2016 7:20 AM
40	only on a certain property size or larger	7/8/2016 1:40 PM

Q18 Should an accessory building (i.e., pole barn) be allowed on a parcel which does not include a primary dwelling?

Answered: 151 Skipped: 90



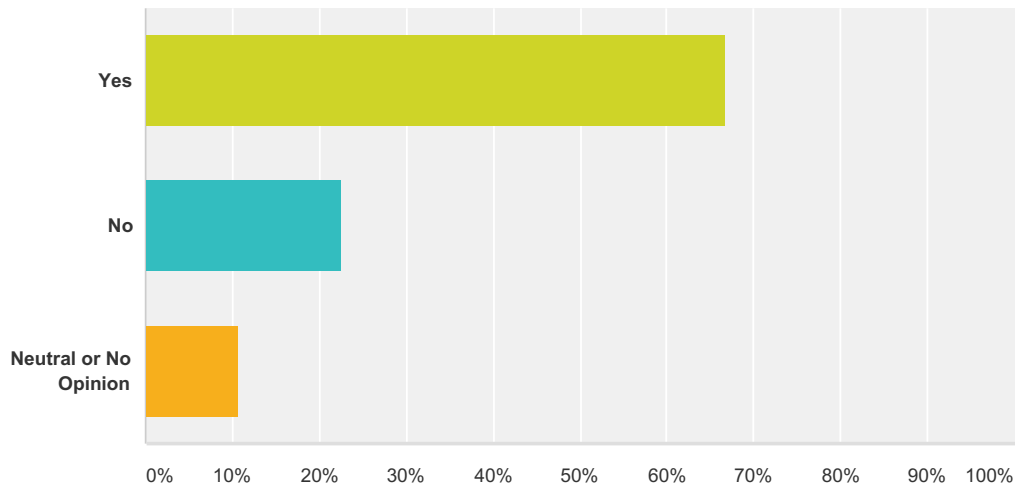
Answer Choices	Responses
Yes	58.94% 89
No	17.88% 27
Neutral or No Opinion	5.30% 8
Yes, but only in certain areas or under certain conditions (please explain)	17.88% 27
Total	151

#	Yes, but only in certain areas or under certain conditions (please explain)	Date
1	As long as the building is not being used as a residence	8/22/2016 6:58 PM
2	Maybe small buildings? People need a place to store their stuff so it doesn't get stolen.	8/10/2016 10:02 AM
3	Within a certain proximity to primary dwellings	8/8/2016 10:48 AM
4	Is it possible to apply a different tax as well for this?	8/5/2016 4:33 AM
5	grandfather rule-no new builds	8/3/2016 12:49 PM
6	As long as it does not turn into a home later.	8/2/2016 10:58 PM
7	Depend on size and usage	8/2/2016 9:59 PM
8	Sometimes it makes sense.	8/2/2016 12:39 PM
9	Property could become cluttered	8/2/2016 12:38 PM
10	The structure should fall into the same foot print it would as if a structure was on the property. As in saying the property should have room for a home to be build after the barn is installed.	8/2/2016 11:57 AM
11	10 acres or more 200 feet off road and 200 from property line	8/2/2016 11:51 AM
12	In rural areas with a minimum lot/parcel size.	7/28/2016 9:43 PM
13	After Planning Commission Review	7/21/2016 3:38 PM
14	May not be used as a dwelling. Storage and day use only.	7/21/2016 11:43 AM

15	Only when the property owner has a primary or seasonal dwelling in close proximity	7/15/2016 10:51 AM
16	maximum size as percentage of lot size should be imposed.	7/15/2016 8:43 AM
17	Yes in rural areas with at least a minimum area.	7/13/2016 4:45 PM
18	Not in residential areas, but in agricultural area, yes.	7/13/2016 3:51 PM
19	I see no legitament reason for not allowing this. Some will never build the primary structure but so what.	7/13/2016 3:16 PM
20	If I own property I should be able to build whatever the hell I want on it. If I want to put up a pole barn instead of a house and that is all I can afford and want to live in a camper or in the polebarn short term until building my house or saving money to build a house I should have that right.	7/12/2016 3:34 PM
21	If the farmer or woodcutter, etc. has a residence in the county.	7/12/2016 8:36 AM
22	the minimum parcel size needs to be established.	7/11/2016 8:32 PM
23	Agricultural and Industrial areas only.	7/11/2016 11:55 AM
24	Require power, well and septic. Also prohibit rental storage, only allow personal use.	7/10/2016 4:12 PM
25	Why not? I am sincerely curious as to what would be objectionable about an accessory building.	7/9/2016 7:22 PM
26	Parcel size matters.	7/9/2016 7:20 AM
27	if property size allows for setbacks and the space to add a dwelling later	7/8/2016 1:40 PM

Q19 Should the keeping of farm animals on residential properties, other than those associated with farming operations, be limited to certain zoning districts and on properties having a certain minimum lot size?

Answered: 151 Skipped: 90



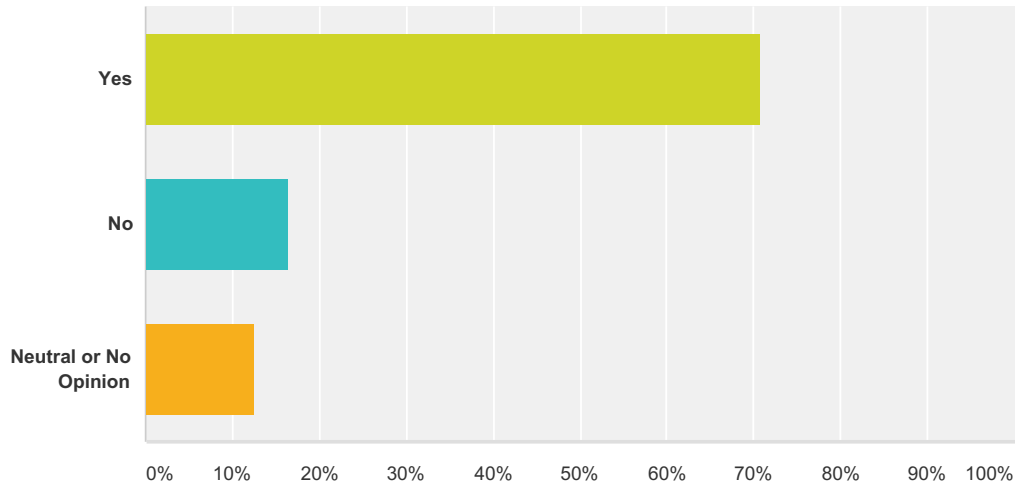
Answer Choices	Responses	Count
Yes	66.89%	101
No	22.52%	34
Neutral or No Opinion	10.60%	16
Total		151

#	Please feel free to explain or expand upon your answer	Date
1	smaller meat animals, and chickens should be acceptable.	8/5/2016 4:33 AM
2	within reason	8/3/2016 12:49 PM
3	Within reason, limited # of animals per sq ft lot size	8/2/2016 10:20 PM
4	And enforced!!	8/2/2016 12:47 PM
5	I don't think that farm animals should be allowed in town on small lots. However, I own 40 acra in a rural location and was told that I wasn't able to have a horse on my property even though they were allowed to have them across the road from my house. This isn't right! A rural landowner should be allowed to have animals if they wish. That's why we have land and pay the taxes on larger pieces of property.	7/27/2016 12:20 PM
6	Two hens per house should be allowed everywhere.	7/17/2016 4:08 PM
7	Why is "Yes but with conditions" not an option.	7/14/2016 7:59 PM
8	Small chicken farming should be allowed.	7/14/2016 1:52 PM
9	I would love to have a few hens for eggs and I live in city limits. Need to consider smell and noise (no rooster) and sight of structure to house, plus attraction of predators.	7/13/2016 3:51 PM
10	follow gamps	7/13/2016 3:16 PM

11	Larger animals require larger lot sizes than small animals I.E. Horses vs chickens	7/12/2016 9:25 PM
12	Yes, though there should be some allowances for personal use, such as eggs and honey.	7/12/2016 3:57 PM
13	If I here , or smell certain things thenit could be a problem, but I want my neighbors to have backyard 'hobby' farms to produce their own fruit, veg, dairy and meat and not have to buy from the Monsanto GMO altered mass produced products.	7/12/2016 3:34 PM
14	For the benefit of the neighbors and the animal, lot size is critical	7/11/2016 8:32 PM
15	Only large animals should have a minimum lot size.	7/11/2016 5:12 PM
16	I would like to see some type of way to enforce that animals are not allowed to wander, that manure is disposed of in a timely manner and is not allowed to cause a daily "stink". Also I think the number of animals should be limited.	7/9/2016 7:22 PM
17	Farm animals is broad, I support farm animals but there should be different requirements based on the animal, chickens versus horses versus hogs etc.	7/9/2016 7:20 AM

Q20 Should the County reduce the minimum square footage requirement for dwelling units to allow for the construction of smaller dwelling units?

Answered: 151 Skipped: 90



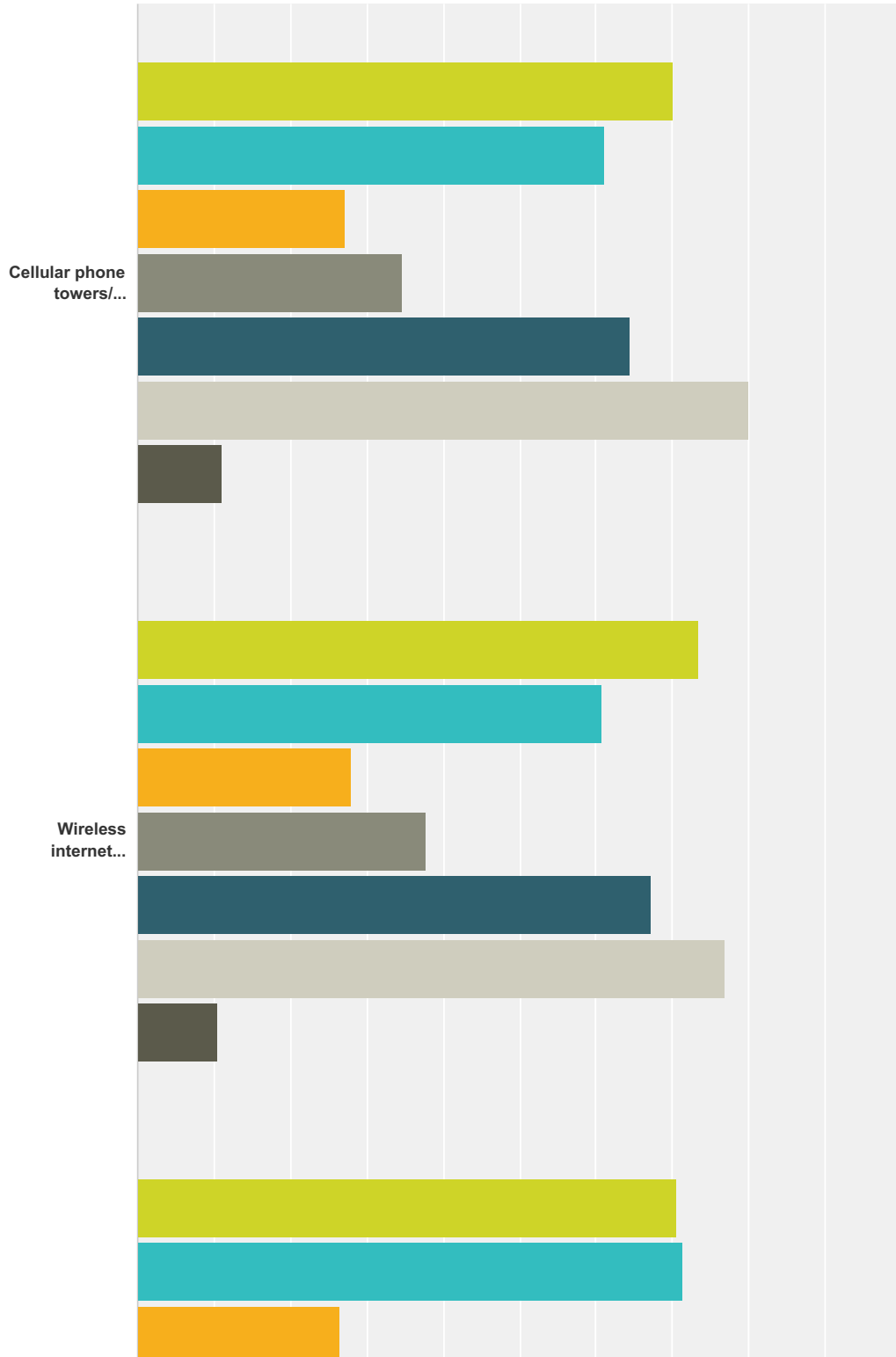
Answer Choices	Responses	
Yes	70.86%	107
No	16.56%	25
Neutral or No Opinion	12.58%	19
Total		151

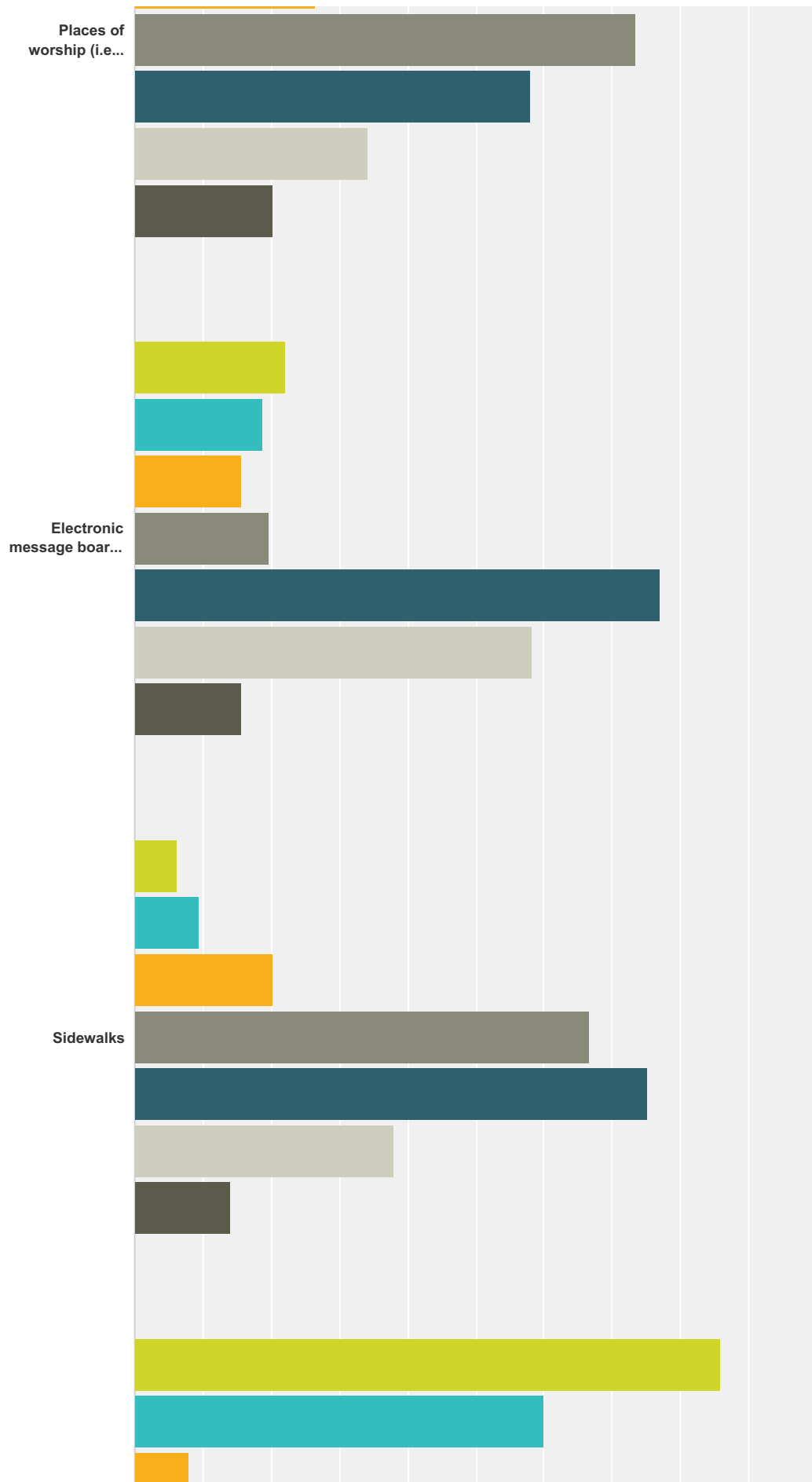
#	Please feel free to explain or expand upon your answer	Date
1	It would reduce squalor in some areas.	8/24/2016 12:29 PM
2	quality of smaller units must be paramount	8/21/2016 6:07 PM
3	perhaps a new zoning for mini homes is appropriate - by nature their construction is not meant to last so what is cute today can become tomorrows blight	8/8/2016 8:55 PM
4	tiny homes are a trend.	8/8/2016 5:52 PM
5	Prefer the minimum footage be reduced to the requirements in place during 1990's and early 2000's	8/8/2016 4:48 PM
6	WHY WOULD YOU WANT TO REFUSE THE SQ. FOOTAGE ?? JUST BECAUSE THE SWELLING IS SMALLER. WHAT IS GOING ON HERE. ??????	8/3/2016 10:14 AM
7	should people be living in pole barn, that never pulled permits????? that move trailers in in the middle of the night???????	8/2/2016 4:04 PM
8	Not sure of current rules and how that limits what people want. Affordable housing is needed, though.	8/2/2016 12:39 PM
9	Population/Occupancy density must be the criteria for 'oversight/regulation' not dwelling size!	7/22/2016 5:20 PM
10	To about 700 sf	7/21/2016 4:38 PM
11	It is the trend.	7/21/2016 11:43 AM
12	Regulations should differ by zoning district and should provide for minimum square footage to encourage similar size and type structures. I would not want to see a 200 SF home in a subdivision where homes are 2,500 SF.	7/15/2016 10:51 AM

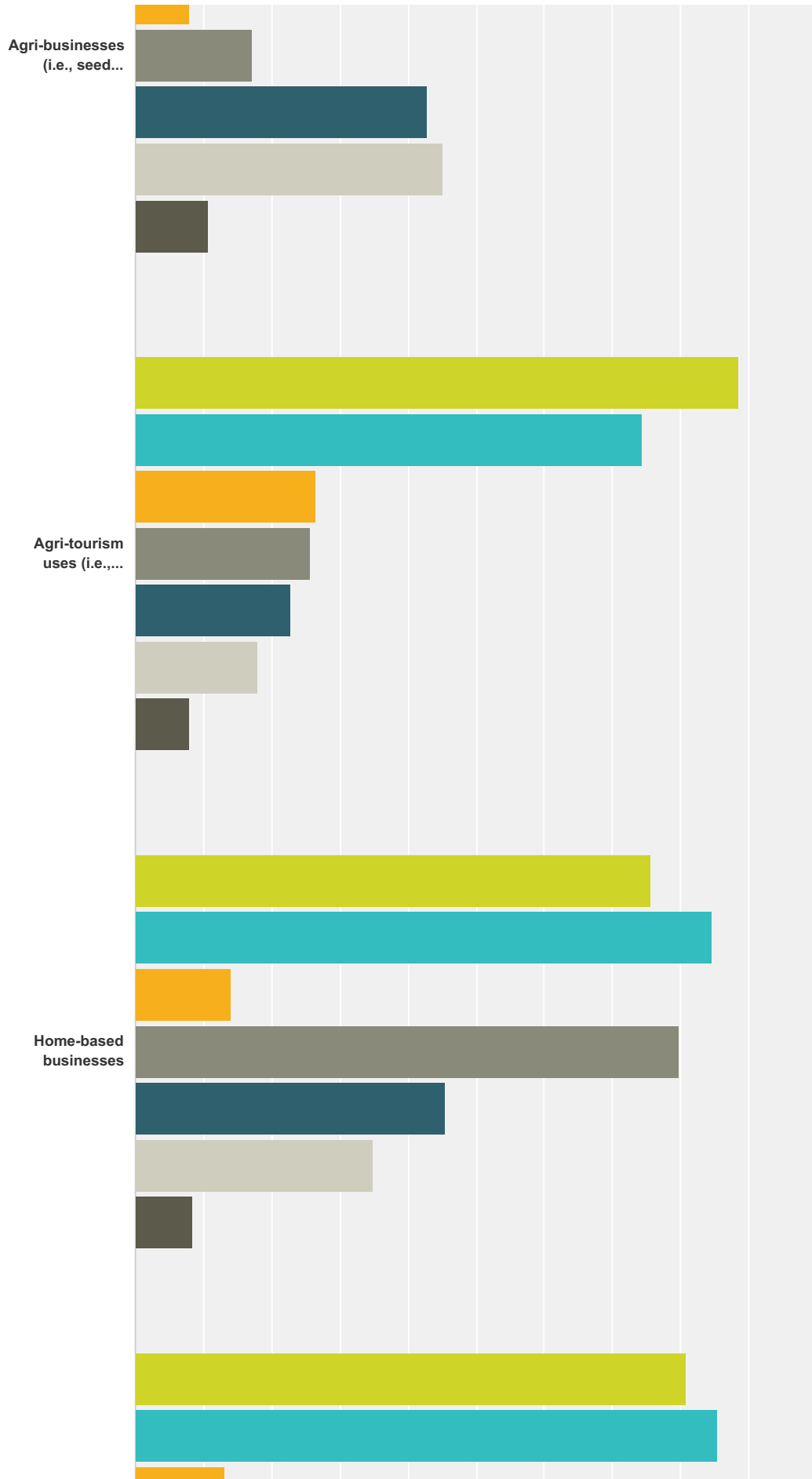
13	With restrictions.	7/13/2016 4:45 PM
14	Not everywhere. Rural residential better than in town where property values of neighbors affected.	7/13/2016 3:51 PM
15	Smaller housing is in demand with our aging population. One bed room one bath with living and kitchen are becoming popular. Reducing the sq. ft. to 600 +/- is reasonable.	7/12/2016 9:25 PM
16	Yes. The county needs to enter the present and allow for small/tiny homes. Blight and homes in disrepair are a greater hindrance to property values than small homes.	7/12/2016 3:57 PM
17	40 square meters.	7/12/2016 3:34 PM
18	If someone can only afford a small house to live in and heat. Then they should be able to build it on property that they own. Thanks	7/11/2016 5:12 PM
19	Why be forced to build larger when you can live in smaller. I would LOVE to build a tiny house and live in it!	7/11/2016 11:00 AM
20	In certain areas, cottages or cabins, no house trailers though	7/11/2016 8:47 AM
21	Require permanent foundation and 4/12 or greater roof pitch. Will be difficult to restrict trailers and mobile homes. Could look at requiring current year construction, which would eliminate older trailers.	7/10/2016 4:12 PM
22	With the aging population many people would like to stay in a single family dwelling, yet no be able to maintain a large home.	7/9/2016 7:22 PM
23	Support energy efficiency.	7/9/2016 7:20 AM

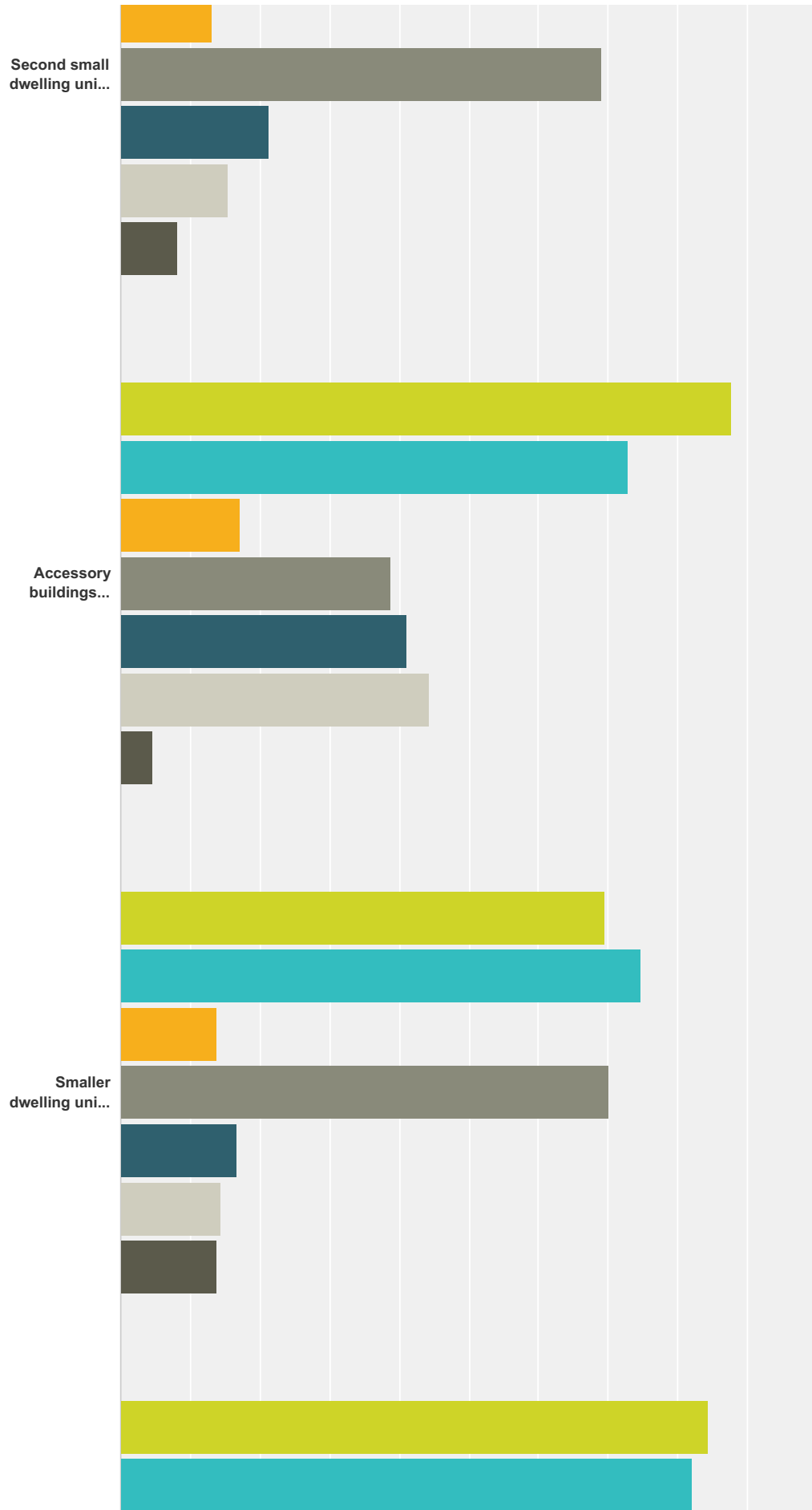
Q21 The following is a listing of uses and/or activities. Please choose the locations where you feel that such use and/or activity is appropriate. You may choose multiple locations.

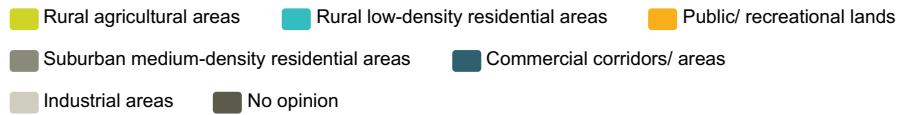
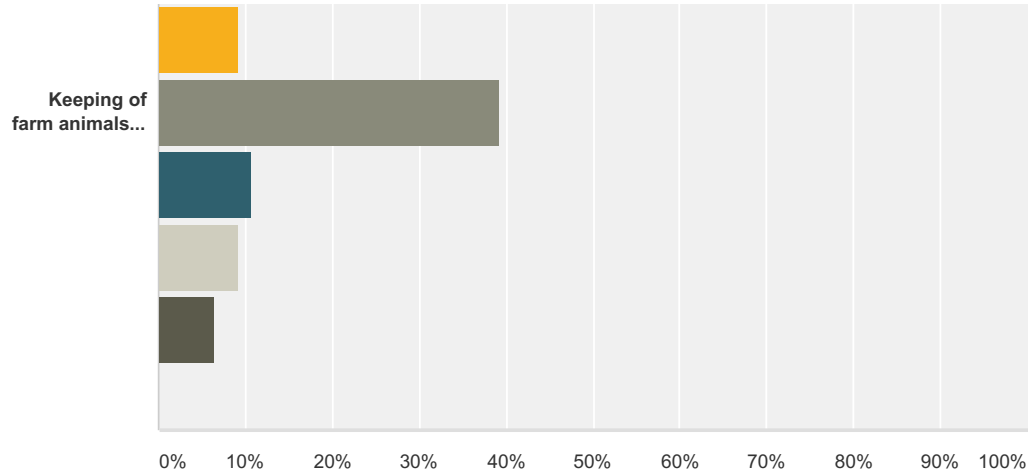
Answered: 147 Skipped: 94











	Rural agricultural areas	Rural low-density residential areas	Public/recreational lands	Suburban medium-density residential areas	Commercial corridors/ areas	Industrial areas	No opinion	Total Respondents
Cellular phone towers/ antennae	70.14% 101	61.11% 88	27.08% 39	34.72% 50	64.58% 93	79.86% 115	11.11% 16	144
Wireless internet towers/ antennae	73.43% 105	60.84% 87	27.97% 40	37.76% 54	67.13% 96	76.92% 110	10.49% 15	143
Places of worship (i.e., churches)	70.63% 101	71.33% 102	26.57% 38	73.43% 105	58.04% 83	34.27% 49	20.28% 29	143
Electronic message board signs	22.13% 27	18.85% 23	15.57% 19	19.67% 24	77.05% 94	58.20% 71	15.57% 19	122
Sidewalks	6.20% 8	9.30% 12	20.16% 26	66.67% 86	75.19% 97	37.98% 49	13.95% 18	129
Agri-businesses (i.e., seed supply, processing of farm products)	85.71% 120	60.00% 84	7.86% 11	17.14% 24	42.86% 60	45.00% 63	10.71% 15	140
Agri-tourism uses (i.e., corn maze, hay rides, barn wedding)	88.57% 124	74.29% 104	26.43% 37	25.71% 36	22.86% 32	17.86% 25	7.86% 11	140
Home-based businesses	75.52% 108	84.62% 121	13.99% 20	79.72% 114	45.45% 65	34.97% 50	8.39% 12	143
Second small dwelling unit (i.e., guest house, granny flat) on same property as a primary dwelling unit	80.88% 110	85.29% 116	13.24% 18	69.12% 94	21.32% 29	15.44% 21	8.09% 11	136
Accessory buildings (i.e., pole barn) on parcels with no primary dwelling	87.60% 113	72.87% 94	17.05% 22	38.76% 50	41.09% 53	44.19% 57	4.65% 6	129
Smaller dwelling units (i.e., tiny houses)	69.47% 91	74.81% 98	13.74% 18	70.23% 92	16.79% 22	14.50% 19	13.74% 18	131

Keeping of farm animals on residential properties (not part of a farming operation)	84.29% 118	82.14% 115	9.29% 13	39.29% 55	10.71% 15	9.29% 13	6.43% 9	140
---	----------------------	----------------------	--------------------	---------------------	---------------------	--------------------	-------------------	-----

Q22 Is there anything else that you would like to share regarding the appropriate locations for particular land uses and/or activities?

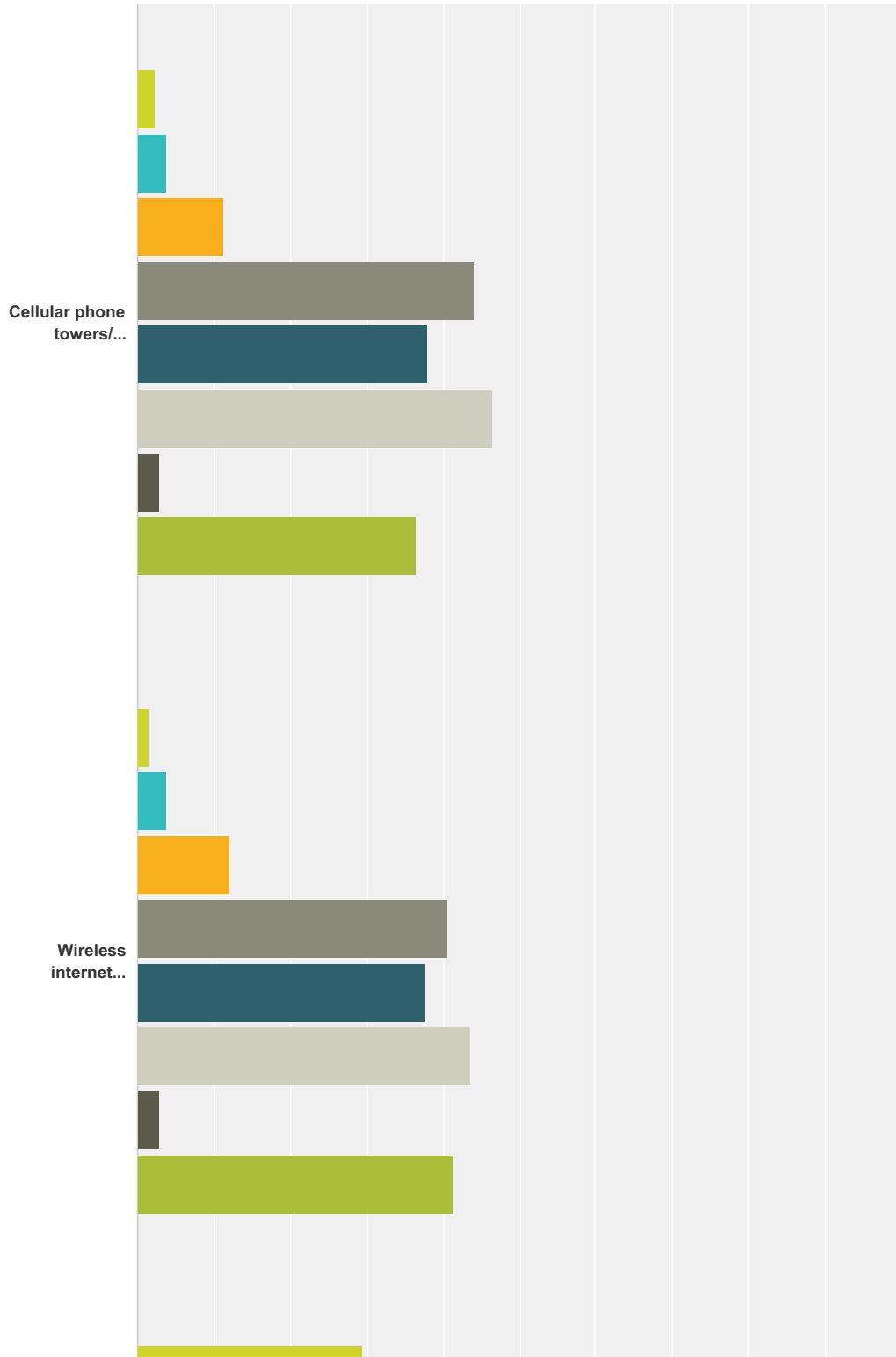
Answered: 36 Skipped: 205

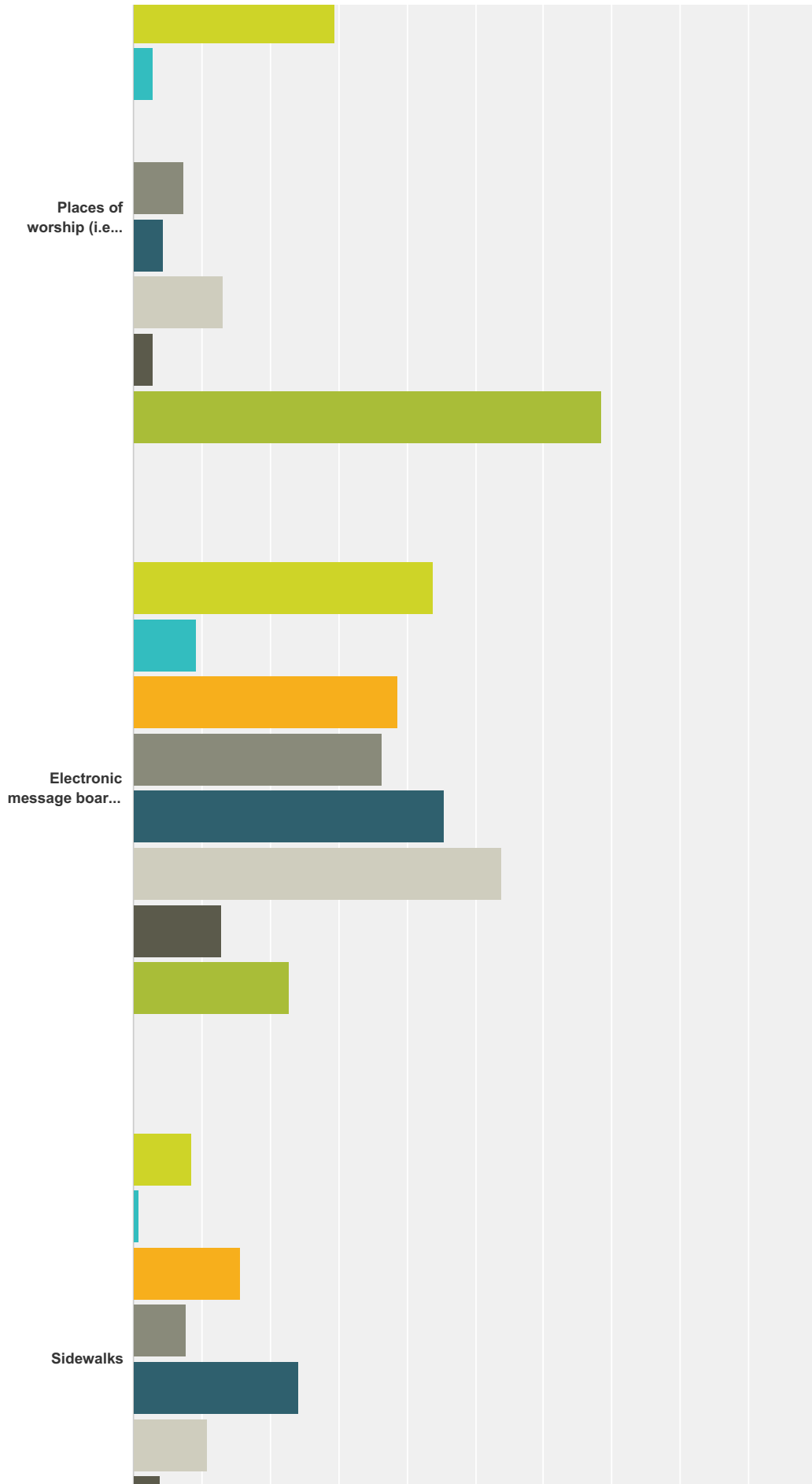
#	Responses	Date
1	If you need corporate money in the county, make sure there are provisions to compensate residents that will be harmed.	8/24/2016 12:33 PM
2	Townships and County should have some land in the bank for future public uses.	8/23/2016 8:34 PM
3	Let's work to preserve rivers, lakes, quiet spaces and dark parks.	8/21/2016 10:41 PM
4	agri-tourism is something that needs to be pursued-as in the barn quilt trail...it provides a positive view of agricultural but also can bring in money to our county as people stop for gas, food, etc.	8/8/2016 5:29 PM
5	The U.S.31 corridor should be rezoned to c1 and allow more commercial expansion.	8/8/2016 1:06 PM
6	answered these with comments on previous pages, none available here-not good	8/3/2016 12:49 PM
7	LETS GET REAL ABOUT WHAT IS IMPORTANT AND NOT WHAT IS JUST A "FEW" WHO THINK IT DOESN'T JUST FIT THEIR LIFE STYLE. TOO MUCH GOV. INTERFERENCE. SOME ARE NECESSARY AND MOST STUPID.	8/3/2016 10:25 AM
8	no	8/2/2016 11:49 PM
9	Remind zoning that Mason Co. Is not a big city.	8/2/2016 11:01 PM
10	No	8/2/2016 10:04 PM
11	When you buy property it's bad enough that you will never really own it but rent it from the government for the rest of your life. But then we have people telling property owners what they can and can't do or have on their own properties.	8/2/2016 6:51 PM
12	no	8/2/2016 6:19 PM
13	The U.S.31 corridor should be changed back to C1 classification to allow more business growth.	8/2/2016 5:22 PM
14	That if they are to use there land as a dump, they have to buy the surrounding property at going price, since no one else will with a dump next door. Also this is an environment issue, Rats, burning carpet. How long before it ruins my water???????????	8/2/2016 4:11 PM
15	Don't over regulate.	8/2/2016 2:31 PM
16	Towers should have to be close to property owners main home not off next to someones house that will have to look at it and receive no compensation. Kind of like the windmills very few by people who receive the income.	8/2/2016 11:57 AM
17	no	8/2/2016 11:55 AM
18	No	8/1/2016 5:40 PM
19	The County needs better connectivity whether it's sidewalks or multi-use trails. It also needs to be more pro-active in developing and promoting recreational opportunities that will encourage more people to want to move their family and/or business here.	7/28/2016 9:44 PM
20	No	7/27/2016 4:50 PM
21	Would much rather see items stored inside a garage or accessory building as opposed to scattered about a piece of property that has no garage or out building.	7/27/2016 11:42 AM
22	Flashing signs should not be allowed any where they are distracting and dangerous.	7/22/2016 8:29 AM
23	As a business manager, this could be a very exciting time for Mason County if the proper steps are taken within the city limits and beyond. We would love to see the US 10 Corridor develop into a shopping/recreational and residential destination.	7/19/2016 11:30 AM
24	Low income housing does not belong on Ludington Ave in commercial tourism district	7/19/2016 9:19 AM
25	Noise restrictions, lighting, and pollution controls need to lead the choosing of any use in any area.	7/17/2016 4:12 PM

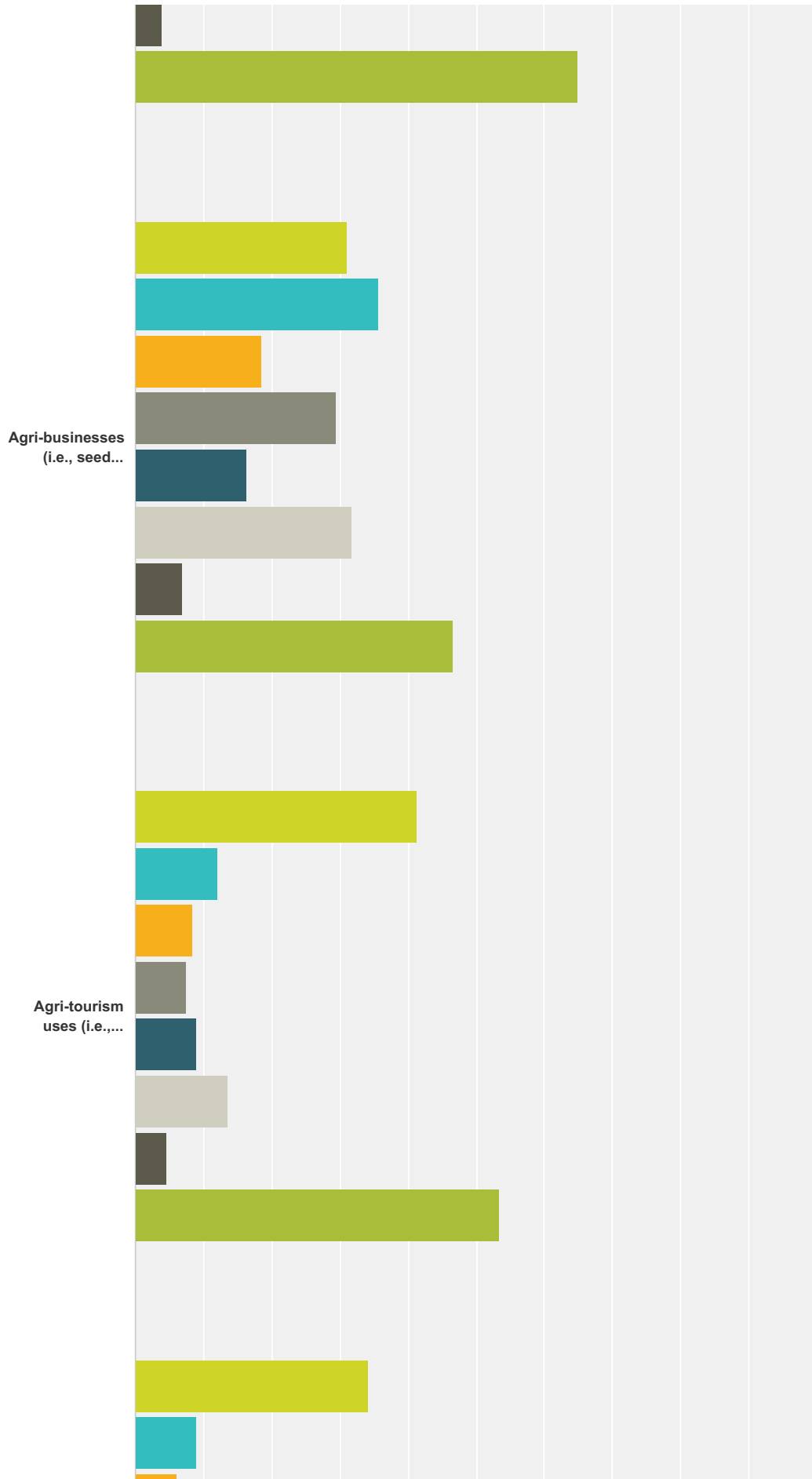
26	Importance of agriculture and natural beauty-related quality of life should be guiding principles. We want this area to be attractive place to live for those who work here (which will in turn attract business and visitors). Working families prospering in the county make it more vibrant than just tourists and snowbirds.	7/13/2016 3:59 PM
27	Electronic signs will have a negative impact on the citizens of Mason County	7/13/2016 8:16 AM
28	We should NOT have any more distracting electronic signs.	7/13/2016 7:59 AM
29	Tiny houses are nothing more than a RV uniy in which people choose to live. They need to be in a setting by them selves.	7/12/2016 9:34 PM
30	No	7/11/2016 11:58 AM
31	No	7/11/2016 11:53 AM
32	I am not sure this is the appropriate area for this, but would really like to see an access road connecting Meijer and Walmart to relieve some strain on the 5-Lane	7/11/2016 11:06 AM
33	No dirt bike, etc courses allowed near any homes.	7/11/2016 9:24 AM
34	N/A	7/10/2016 4:14 PM
35	I know it's a matter of opinion but let's keep the regulations to a minimum as much as possible.	7/9/2016 7:26 PM
36	I think the push for sidewalks next to a 55mph highway is foolish. This will cause accidents as people lock up their brakes to avoid hitting someone walking and traffic following them will hit them.	7/8/2016 2:31 PM

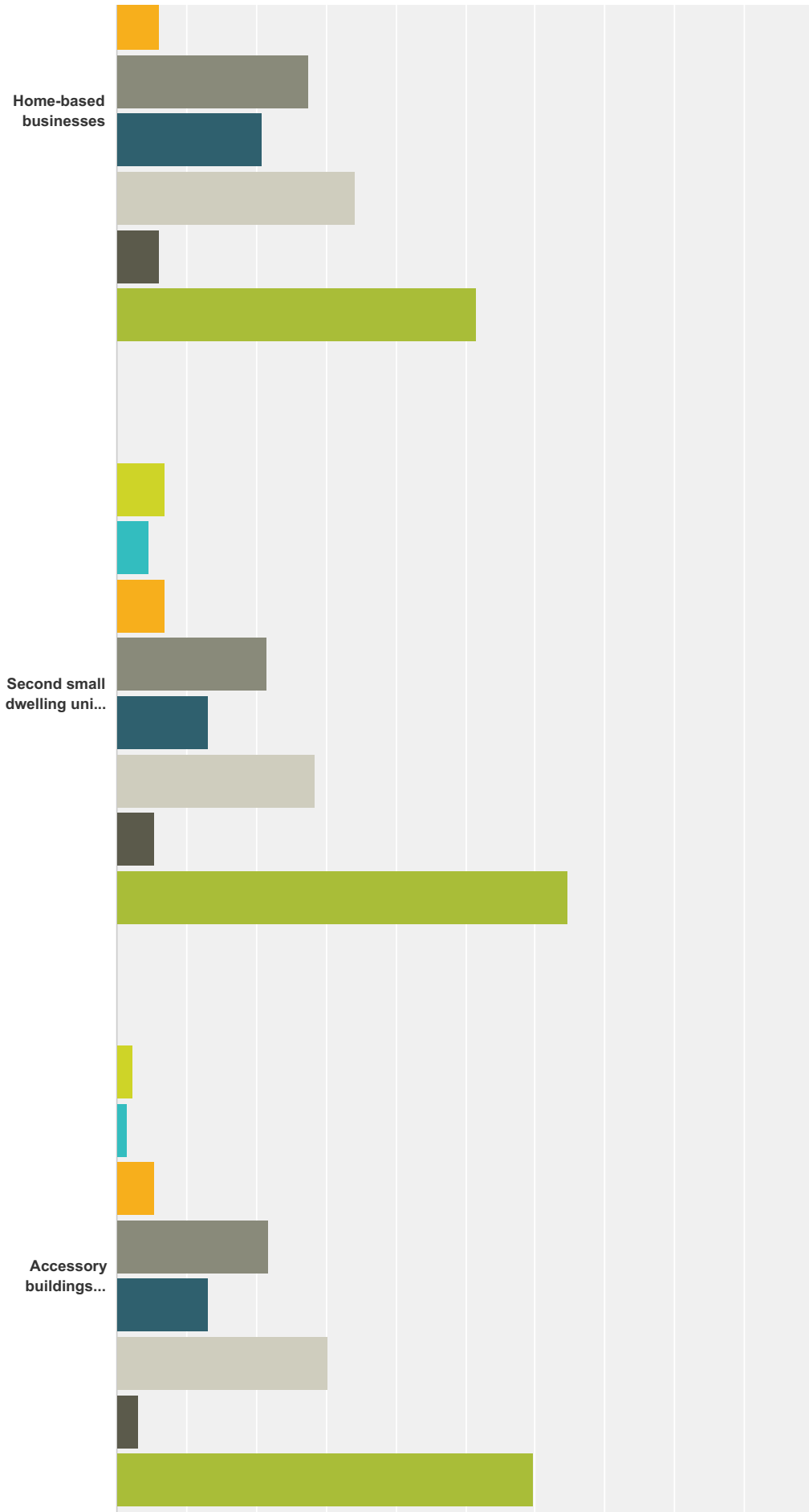
Q23 The following is a listing of uses and/or activities. Please choose from among the potential negative impacts that you believe may result from such uses and/or activities. You may choose multiple impacts.

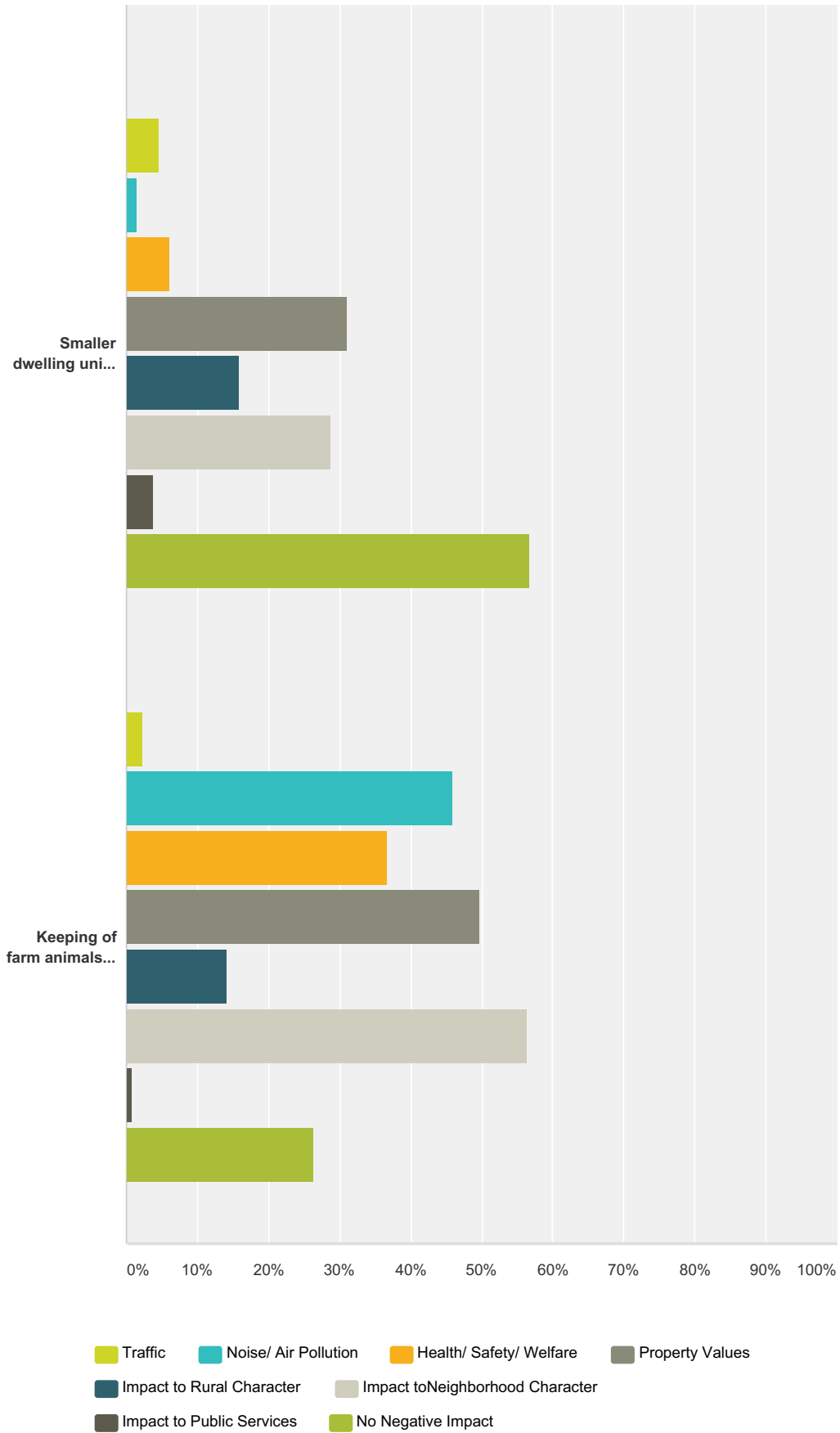
Answered: 140 Skipped: 101











	Traffic	Noise/ Air Pollution	Health/ Safety/ Welfare	Property Values	Impact to Rural Character	Impact toNeighborhood Character	Impact to Public Services	No Negative Impact	Total Respondents
Cellular phone towers/ antennae	2.24% 3	3.73% 5	11.19% 15	44.03% 59	38.06% 51	46.27% 62	2.99% 4	36.57% 49	134
Wireless internet towers/ antennae	1.50% 2	3.76% 5	12.03% 16	40.60% 54	37.59% 50	43.61% 58	3.01% 4	41.35% 55	133
Places of worship (i.e., churches)	29.41% 40	2.94% 4	0.00% 0	7.35% 10	4.41% 6	13.24% 18	2.94% 4	68.38% 93	136
Electronic message board signs	43.94% 58	9.09% 12	38.64% 51	36.36% 48	45.45% 60	53.79% 71	12.88% 17	22.73% 30	132
Sidewalks	8.59% 11	0.78% 1	15.63% 20	7.81% 10	24.22% 31	10.94% 14	3.91% 5	64.84% 83	128
Agri-businesses (i.e., seed supply, processing of farm products)	31.01% 40	35.66% 46	18.60% 24	29.46% 38	16.28% 21	31.78% 41	6.98% 9	46.51% 60	129
Agri-tourism uses (i.e., corn maze, hay rides, barn wedding)	41.35% 55	12.03% 16	8.27% 11	7.52% 10	9.02% 12	13.53% 18	4.51% 6	53.38% 71	133
Home-based businesses	34.33% 46	8.96% 12	5.97% 8	27.61% 37	20.90% 28	34.33% 46	5.97% 8	51.49% 69	134
Second small dwelling unit (i.e., guest house, granny flat) on same property as a primary dwelling unit	6.92% 9	4.62% 6	6.92% 9	21.54% 28	13.08% 17	28.46% 37	5.38% 7	64.62% 84	130
Accessory buildings (i.e., pole barn) on parcels with no primary dwelling	2.33% 3	1.55% 2	5.43% 7	21.71% 28	13.18% 17	30.23% 39	3.10% 4	59.69% 77	129
Smaller dwelling units (i.e., tiny houses)	4.55% 6	1.52% 2	6.06% 8	31.06% 41	15.91% 21	28.79% 38	3.79% 5	56.82% 75	132
Keeping of farm animals on residential properties (not part of a farming operation)	2.26% 3	45.86% 61	36.84% 49	49.62% 66	14.29% 19	56.39% 75	0.75% 1	26.32% 35	133

Q24 Is there anything else you would like to share regarding the potential negative impacts of particular uses and/or activities?

Answered: 28 Skipped: 213

#	Responses	Date
1	Too many people in one place for too long	8/23/2016 8:38 PM
2	no	8/8/2016 5:31 PM
3	again answered with comments prev pages, none available here-not good	8/3/2016 12:49 PM
4	STOP USING PRIVATE PROPERTY FOR MANY JUNK CARS, TRUCKS, TRAILERS SEMI'S ETC. OR PUT UP AN 8FOOT FENCE THAT CAN NOT BE SEEN THOUGH. BUT IT IS AN HEALTH HAZARD ALSO WE NEED A "HUGE" FINE ON PEOPLE THROWING TRASH ALONG THE ROADWAYS.. "EVERYWHERE" IN THE COUNTY. MY ROADWAY ALONG OUR WOODS FOR A QUARTER MILE IN TWO DIRECTIONS SEEM TO BE A DUMPING GROUND FOR TRASH FROM CARS PASSING BY AND THE NEIGHBORS JUNKS FLYING OVER.	8/3/2016 10:36 AM
5	No	8/2/2016 11:34 PM
6	Please stop telling people what they can and can't do. This is America and I believe that it is still a free country.	8/2/2016 6:58 PM
7	no	8/2/2016 6:20 PM
8	neighbors growing medical marijuana on property	8/2/2016 4:16 PM
9	Lack of sidewalks and bike trails currently makes for unsafe conditions.	8/2/2016 12:46 PM
10	Crazy all the different ways people live their lives and enjoy the property their own sometimes a little to much regulations on things that really do not affect anyone. thanks	8/2/2016 12:01 PM
11	no	8/2/2016 11:57 AM
12	No	8/1/2016 5:42 PM
13	No	7/27/2016 4:50 PM
14	Until we have ordinances in place to deal with blight and properties in disrepair we have no business considering tiny houses or guest houses.	7/27/2016 11:48 AM
15	Electronic boards are light pollution.	7/25/2016 12:13 PM
16	Farm animals can be kept in a variety of locations and have no impact. The property owner's stewardship of the animals, manure, etc. is the greatest determinant of how the neighborhood will react. If the pigs get out, chickens get out, flies, etc. there are problems. Horses are a problem on small lots--. While having your own animals is in fashion, and it should be allowed, Zoning can't legislate personal responsibility nor can or should it it legislate the specific caring of animals (like the GAAMPS) does. This is a difficult issue.	7/21/2016 4:47 PM
17	A tiny house with pet goats? Really? I would NOT want this next to my house	7/19/2016 9:24 AM
18	No	7/13/2016 4:57 PM
19	Quiet enjoyment of residential life is important and includes visual impact of deteriorated buildings or vehicles, etc on neighboring properties. Owner residents seem to be more cognizant of these than landlords. Enforcement of standards would help.	7/13/2016 4:08 PM
20	Electronic signs are distracting and dangerous.	7/13/2016 8:01 AM
21	Farm animals should be allowed with restrictions	7/12/2016 9:43 PM
22	Sidewalks are ugly and don't belong in old neighborhoods that do not already have them.	7/12/2016 3:38 PM
23	A number of the above items have the potential to create negative impacts, yet they also have the potential to create opportunity. It is important that, if permitted, they are appropriately implemented and regulated. For example, the second dwelling unit or tiny homes could create unsightly slums or shanty villages if not properly regulated. However, they both have the potential to positively impact the community as well. In the end, they must be appropriately regulated.	7/12/2016 2:41 PM

24	It is VERY disturbing that one of the impact columns is not "Impact to the Environment". You are not properly considering all the pollution potential by only considering traffic, air and noise, not water or light, for instance, or impacts to plants and animals (e.g. vital pollinator species). Impact to human health is different than impact to ecological health. I used the noise/air column because that is all I had.	7/12/2016 8:44 AM
25	No	7/11/2016 12:02 PM
26	No	7/11/2016 11:55 AM
27	N/A	7/10/2016 4:16 PM
28	Some of the negative impacts could be lessened with specific ordinances related to noise, traffic, health/safety issues. I admit I do not know what ordinances are already in place so I don't know if some ordinances are already in place to address these issues.	7/9/2016 7:35 PM