

ARTICLE 8

SP, SPECIAL PURPOSE DISTRICT

Preamble

The Special Purpose District (SP) is hereby established to provide for uses which are largely open space and/or recreational in character. The intent of this district is to accommodate low intensity use of large parcels of land. Special consideration is given to these lands in an attempt to meet the Township’s goal of preserving open space while providing for a range of reasonable uses of land.

SECTION 8.01. Principal Uses Permitted

In the SP Special Purpose District no building or land shall be used and no building shall be erected except for one or more of the following specified uses, unless otherwise provided for in this Ordinance:

- A. State-wide, regional, or municipal public recreation facilities such as the park areas provided by the Michigan Department of Natural Resources, the Huron-Clinton Metropolitan Authority, and the Charter Township of Commerce.
- B. Golf courses and ski areas which may be or may not be operated for profit, but specifically excluding miniature golf courses.
- C. Accessory buildings and accessory uses customarily incidental to any of the above principal permitted uses.
- D. Uses determined to be similar to the above principal permitted uses in accordance with the criteria set forth in Article 26 and which are not listed below as special land uses.
- E. Municipal buildings and uses.

SECTION 8.02. Special Land Uses Permitted

The following uses may be permitted by the Planning Commission under the purview of Article 34, after site plan review and a public hearing, and subject to other reasonable conditions, which in the opinion of the Planning Commission are necessary to provide adequate protection to the health, safety and general welfare of the abutting property owners:

- A. Overnight camping facilities subject to Article 26.
- B. Gun clubs subject to Article 26.
- C. Golf Course Open Space Housing Development subject to the criteria in Article 32.
- D. Retention ponds and treatment facilities as provided in Article 26 of this Ordinance.
- E. Accessory buildings and accessory uses customarily incidental to any of the above special land uses permitted.
- F. Special land uses determined to be similar to the above special land uses in accordance with the criteria set forth in Article 26.

SECTION 8.03. Area, Height and Bulk Requirements

See Article 6, Table of Dimensional Standards by District, limiting the height and bulk of buildings, the minimum size of lot permitted by land use, and the maximum density permitted.

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