# ARTICLE 4 OPEN SPACE DISTRICT (OS)

### SECTION 4.00 PURPOSE

The OS, Open Space District, as herein established, is designed to encourage recreational uses of an outdoor nature that will take full advantage of the land in its natural state. This district regulates both private and government-owned buildings.

## SECTION 4.01 PRINCIPAL USES PERMITTED

- 1. Public and private parks and open recreational uses.
- 2. General agriculture or farming.
- 3. Forest preserves.
- 4. Game refuges.
- 5. Public or private ponds.
- 6. Accessory buildings and uses customarily incidental to any of the above permitted uses.

## SECTION 4.02 USES PERMITTED SUBJECT TO SPECIAL CONDITIONS

The following Special Condition Uses shall be permitted subject to review and approval by the Township Board, and further subject to any and all reasonable conditions which maybe imposed in accordance with Section 504 of PA 110 of 2006 as amended, known as the "Michigan Zoning Enabling Act,". Discretionary approval shall be subject to the requirements and standards of Section 18.00, Review and Approval of Special Condition Uses, of the Zoning Ordinance.

- 1. Golf courses
- 2. Picnic grounds
- 3. Camping sites
- 4. Recreational oriented businesses
- 5. Community centers
- 6. Communication Towers

## SECTION 4.03 AREA AND BULK REQUIREMENTS

See Article 14, "Schedule of Regulations" limiting the height and bulk of buildings, the minimum size of lot by permitted land use, and providing minimum yard setback requirements.

### SECTION 4.04 SITE PLAN APPROVAL

A site plan shall be submitted for review and approval by the Planning Commission for any new use, addition to an existing use, structural alteration or substantial change in use. Site plan approval is required for all permitted uses and special land uses in this district. See Section 16.00, Site Development Requirements and Section 17.00, Site Plan Review, of the Zoning Ordinance.