

ARTICLE 7.00
RM-1, RM-2, RM-3,
Multiple Family Residential Districts

Section 7.01 Statement of Intent

The intent of the RM Districts is to address the various housing needs of the Township residents by providing locations for development of multiple family housing. These districts not only provide for the various housing needs of the Township, but may also act as a transitional area between single-family residential and nonresidential uses. Multiple-family housing within the Township should be designed in consideration of the following objectives:

- Multiple family housing should preserve significant natural features of the site. Accordingly, preservation of open space, protection of flood prone areas, protection of wooded areas, and preservation of other natural features is encouraged.
- Multiple family housing should be provided with necessary services and utilities, including usable outdoor recreation space and well designed internal road network.
- Multiple family housing should be designed to be compatible with surrounding or nearby single-family housing. Accordingly, multiple-family development generally should be located where it serves a transition zone between single-family residential uses and non-residential uses.
- Multiple-family developments should have direct access to a paved thoroughfare

Section 7.02 Permitted Uses and Structures

In all RM Multiple-Family Districts, no building or part thereof shall be erected, used or structurally altered, nor land or premises used in whole or in part, except for one or more of the following permitted uses or structures:

- A. Two-Family dwellings
- B. Multiple-Family dwellings
- C. Adult and child care facilities that provide care for up to six (6) individuals, including child day care and adult foster care facilities.
- D. Essential public services, provided there is no building or outdoor storage yard.
- E. Public, private and parochial educational institutions providing elementary, intermediate, and high school programs and under the jurisdiction of a public school district board of education or a similar body authorized by the State of Michigan to provide primary and secondary education services. (Subject to Section 17.02 EE)
- F. Churches or other buildings used for religious worship (Subject to Section 17.02.J).

- G. Museums, libraries, and municipal buildings.
- H. Cemeteries (Subject to 17.02.I).
- I. Publicly owned and operated parks, parkways, and recreational facilities (excluding Commercial Recreation and Indoor Recreation) (Subject to Section 17.02 CC).
- J. Single-family detached dwellings. (amended 04/08/08)

Section 7.03 Uses Permitted by Special Approval

- A. Housing for the elderly (subject to Section 17.03.M)
- B. Hospitals (subject to Section 17.02.U)
- C. Essential public service buildings when operating requirements necessitate the location of said building at the specific site within the residential zoning district to serve the immediate vicinity (excluding outdoor storage yards) (subject to Section 17.02.P)
- D. Adult care and child care facilities that provide care for seven (7) or more individuals (subject to Section 17.02.B)
- E. Churches and other buildings to be used for religious worship (subject to Section 17.02.J)
- F. Public, private and parochial elementary, intermediate or high schools licensed by the State of Michigan to offer courses in general education (subject to Section 17.02 EE)
- G. Home occupations.
- H. Nursery schools.
- I. Golf Courses.
- J. Hospitals.
- K. Farms.
- L. Public or private stables.
- M. Professional offices of physicians and/or dentists that benefit from being located adjacent to hospitals, provided that there is no parking in the required front yard and the site is adjacent to the hospital property.
- N. Domestic Center.

Section 7.04 Permitted Accessory Uses

- A. Accessory buildings, uses, and activities customarily incidental to any of the above named

principal permitted uses (subject to Section 5.03)

Section 7.05 Development Standards and Requirements

A. Site Plan Review

Site plan review and approval shall be required for all uses, in accordance with Article 17.00.

B. Area, Height, Bulk, and Placement Regulations

Buildings and uses within the RM, Multiple Family Residential Districts are subject to the applicable area, height, bulk, and placement requirements in Article 16.00, Schedule of Regulations.

C. Paved Access

All roads within a condominium, subdivision, or other multiple family development shall be hard surfaced. All access routes shall connect with publicly dedicated hard surfaced roads.

D. Other Provisions

All other applicable provisions of this Zoning Ordinance shall be complied with.