

**SECTION 301. SCHEDULE OF LAND USE. Amended 03.07.2022**

In all Districts, no building or land shall be used, and no building shall be erected except for one (1) or more of the following specified uses, unless otherwise provided in this Article.

The Schedule of Use Regulations identifies uses as follows:

“P” identifies uses permitted as of right.

“S” identifies uses requiring special approval.

“A” identifies accessory uses.

Uses	R-1 + R-2	R-M	RM-1	B-1A	B-1B	B-2	CC	M-1	M-2	NT	Special Provisions Section
<b>Residential</b>											
Accessory buildings and uses customarily incidental	P	P	P	P	P	P	P	P	P	P	Art. III
Adult foster care large group home (Nursing and Convalescent Homes, Foster Care Large Group Homes, and Assisted Living Facilities)		S	S								Sec. 401
Child and adult residential care facilities of the following nature or as licensed by the State of Michigan: a. Adult foster care family home [six (6) or fewer adults]. b. Foster family home [four (4) or fewer children per 24 hours per day]. c. Foster family group home [five (5) to six (6) children 24 hours per day]. d. Family daycare home [six (6) or fewer children less than 24 hours per day]	P	P	P								Art. III
Child and adult residential care facilities of the following nature or as licensed by the State of Michigan (Child Care Center, Group Day Care, Nursery Schools, Day Nurseries, Pre-Schools)	S	S	S								Sec. 401

Uses	R-1 + R-2	R-M	RM-1	B-1A	B-1B	B-2	CC	M-1	M-2	NT	Special Provisions Section
Dwelling, multiple-family		P	P				P			P	Sec. 401
Dwelling, multiple-family in excess of three (3) stories			P				P				Art. III
Dwelling, one-family detached	P									P	Sec. 401
Dwelling, one-family attached		P	P							P	Art. III
Dwelling, two-family		P	P							P	Sec. 401
Home occupations	P										Sec. 401
Manufactured housing parks		P	P								Sec. 401
Senior Assisted/Independent Living							P				Sec. 401
<b>Recreation</b>											
Commercially used indoor recreational space				S	S	P	P	P	P		Art. III
Commercially used outdoor recreational space					S	S	P				Sec. 402
Private noncommercial recreational areas, institutional or community recreation centers	S	S	S	S	S	P	P	P			Sec. 402
Publicly owned and operated parks, parkways, and recreational facilities	P	P	P	P	P	P	P	P	P	P	Art. III
<b>Institutional</b>											
Business schools or private schools operated for profit							P				Sec. 403
General hospitals			S								Sec. 403
Nursery schools, day nurseries and child care centers	S	S	S	S	P	P	S				Sec. 403

Uses	R-1 + R-2	R-M	RM-1	B-1A	B-1B	B-2	CC	M-1	M-2	NT	Special Provisions Section
Nursing and Convalescent Homes, Adult Foster Care Large Group Homes		S	S								Sec. 403
Place of Worship	S	S	S	S	P	P	P	P	P		Sec. 403
Public, parochial and private elementary, intermediate schools, and/or high schools offering courses in general education not operated for profit	S	S	S								Sec. 403
Substance abuse clinic					S	S		S	S		Sec. 403
<b>Retail, Entertainment, and Service</b>											
Adult Regulated Uses (Adult supply store, Adult motion picture theater, Arcades, Bar or lounge, Group "A" cabarets, Pool or billiard halls)						S		S	S		Sec. 404
Brewpub				P	P	P					Art. III
Bowling Alley					S	S					Art. III
Building Supply Store, Garden Center, Nursery retail only. No wholesale or contractors					P	P					Art. III
Consignment and second-hand retail shop				S	P	P					Art. III
Dance, music, art, and recreation studios				P	P	P	P				Art. III
Dry cleaners and laundry				P	P	P	P				Art. III
Funeral Homes, Mortuaries and Crematoriums				P	P	P					Sec. 404
General Retail			A	P	P	P	P				Art. III

Uses	R-1 + R-2	R-M	RM-1	B-1A	B-1B	B-2	CC	M-1	M-2	NT	Special Provisions Section
Health Club/Fitness Center			A				P				Art. III
Hotel					S	S	S				Art. III
Kennel, commercial						S		P	P		Art. III
Large Format Retail					P	S					Art. III
Microbrewery				S	S	S					Art. III
Motel						S					Sec. 404
Open air business					S	S					Sec. 404
Open front store				S	S	S					Art. III
Outdoor Sales or Display Area for Sales or Rentals of Motor Vehicles, Recreational Vehicles, Building Supplies, Equipment, Boats, Merchandise or Similar Items					S	S					Sec. 404
Outdoor sales space for sale of products not associated with the principal use permitted					S	P					Art. III
Outdoor Storage						S		S	S		Art. III

Uses	R-1 + R-2	R-M	RM-1	B-1A	B-1B	B-2	CC	M-1	M-2	NT	Special Provisions Section
Personal service			A	P	P	P	P				Art. III
Private clubs or lodges	S	S	S	S	P	P	P	P	P		Sec. 404
Restaurant, Drive-Through					S	S					Sec. 404
Restaurant, Fast Food				S	P	P	P				Art. III
Restaurant, Standard				P	P	P	P				Art. III
Shopping Center					P	S					Sec. 404
Small distiller				S	S	S					Art. III
Small wine maker				S	S	S					Art. III
Theaters/Places of Assembly				S	P	P	P				Art. III
<b>Office</b>											
Business Services				P	P		P				Art. III
Medical Clinic					P	S					Art. III
Municipal office buildings or libraries when in character with the neighborhood	S	S	P	P	P	P	P				Art. III
Office, general				P	P	P	P				Art. III
Office, medical				P	P	P	P				Art. III
Office, veterinary				P	P	P					Art. III
Veterinary Clinic/Hospital					S	S					Art. III

Uses	R-1 + R-2	R-M	RM-1	B-1A	B-1B	B-2	CC	M-1	M-2	NT	Special Provisions Section
<b>Industrial</b>											
Automobile or other machinery assembly plants								S	P		Art. III
Central Dry Cleaning/Laundry Plants								P	P		Art. III
Data Processing and Computing Centers								P	P		Art. III
Food Processing								P	P		Art. III
Hazardous Material Storage									P		Sec. 406
Heavy Manufacturing and Assembly									P		Art. III
Industrial Uses in Commercial Districts				A	A	A					Sec. 406
Laboratories						S		P	P		Art. III
Landscaper/Contractors Yard								P	P		Art. III
Light Manufacturing and Assembly								P	P		Art. III
Lumberyards, building material outlets, cabinet maker, upholsterer								P	P		Art. III
Material Distribution Facility								P	P		Art. III
Prototype or experimental product research and development								P	P		Art. III
Printing and Publishing								P	P		Art. III
Outdoor Storage, Dismantling or Recycling of Automobiles, Trucks, Recreational Vehicles, Boats and other Motor Vehicles, Manufactured Houses and Similar Items									P		Sec. 406
Outdoor Storage of Equipment, Products, Machinery, Landscaping or Building Supplies, or Similar Items								S	P		Sec. 406

Uses	R-1 + R-2	R-M	RM-1	B-1A	B-1B	B-2	CC	M-1	M-2	NT	Special Provisions Section
Recycling Collection Facilities and Composting Centers									P		Sec. 406
Self-Storage Facility						S		P	P		Sec. 406
Tool and Die/Plating Shops								P	P		Art. III
Trade Contractors, Home Service and Repair						S		P	P		Art. III
Warehousing and wholesale establishments, and trucking facilities								P	P		Sec. 406
<b>Automobile/Transportation</b>											
Automobile repair garages						S		P	P		Sec. 407
Automobile wash						S					Sec. 407
Bus Passenger Station				S	P	P					Art. III
Gasoline service station					S	P					Sec. 407
Pump Island Canopy					S	S					Sec. 407
New and used auto office, sales, or showroom					P	P					Art. III
Off-street parking lot or structure					S	P	P				Sec. 407
Outdoor boat and house trailer sale and storage						S		P	P		Art. III
Outdoor sales of new or used vehicles					S	S					Art. III
Vehicle rental						S	S	P	P		Art. III

Uses	R-1 + R-2	R-M	RM-1	B-1A	B-1B	B-2	CC	M-1	M-2	NT	Special Provisions Section
<b>Miscellaneous</b>											
Mixed-use commercial/office/residential buildings				P	P	P	P				Sec. 408
Temporary structures and uses	S	S	S								Sec. 408
Utility and public service buildings and facilities (without outdoor storage yards)	S	S	S	S	P	P	S	P	P	S	Sec. 408
Utility and public service buildings and facilities (with outdoor storage yards)								P	P		Sec. 408
Wireless Communication Facilities							S	S	S		Sec. 408

***Recommended for approval by the Planning Commission 2/24/2022***

***Amended by City Council 3/7/2022***

***Dennis Champine  
City Clerk***

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