

In a residential district it is prohibited to use the open space surrounding a dwelling for the open air parking, disposition, storage, wrecking, dismantling, accumulation or abandonment, either temporary or otherwise, of disused, discarded, wornout, wrecked, or dismantled vehicles, machinery, implements, apparatus, furniture, appliances, junk, or any other personal property unless said articles are completely and appropriately screened from all off-premise vantage points.

Section 408 Fences

(A) Requirements and Permits

It shall be unlawful for any person to construct or cause to have constructed any fence upon any property within the Township except in accordance with the regulations provided in this Ordinance.

Any person desiring to build or cause to be built a fence upon property in Districts R, LS/R, or TD shall first apply to the Zoning Administrator for a permit to do so. Application for such permit shall contain any and all information, including drawings, required and necessary to determine whether the erection of such fence would be contrary to the provisions of this Ordinance or the laws of the State of Michigan, including identification of official property survey stakes to show actual lot lines on affected property.

(B) Fence Regulations

1. The height of fences in the R, LS/R and TD Districts shall be limited to the following:

Front yard: No fence or hedge shall exceed four feet in height. Where front yards abut a water course, there shall be a setback of fifty (50) feet from the water course to allow for visual aesthetics.

Side and Rear Yards: No fence or hedge shall exceed six feet in height.

Corner Lot: No fence or hedge shall exceed four feet in height and shall not materially obstruct the vision of motorists on adjacent streets or vision of motorists entering any street or other public way open to vehicular traffic from an adjacent driveway.

2. Fences may be erected on the property line, provided official survey stakes are visible, including, if necessary, a property survey by a licensed surveyor or registered engineer in the State of Michigan.
3. Fences on residential lots shall not contain barbed wire, electric current, broken glass, or chain link type fences with sharp wire edges exposed.
4. Fences which enclose public or institutional parks, playgrounds, or public landscaped grounds will be appropriately designed both in terms of material and height for safety.
5. The design and construction materials for fences shall be of a type approved by the Zoning Administrator, or be in conformance with any official Township standards.

6. Maintenance of Fences:
 - a. Fences shall be maintained so as to not endanger life or property.
 - b. Any fence which, through lack of repair, type of construction or otherwise, endangers life or property, is hereby declared a nuisance.
 - c. If unsafe conditions exist in regard to a fence, the Zoning Administrator shall serve on the owner, agent, or person in control of the property upon which the fence is located a written notice describing the unsafe condition and specifying the required repairs or modifications to be made to render the fence safe, or requiring the unsafe fence or any portion thereof to be removed, and shall provide time limit for such repair, modification, or removal.
7. Fences within the Highway Overlay Zone must comply with the regulations set forth in Article IX of this ordinance.

Section 409 Off-Street Parking Requirements

There shall be provided off-street parking for motor vehicles, and the minimum number of parking spaces to be provided is shown in the following list:

<u>Use</u>	<u>Spaces Required</u>
Single and two-family dwellings, recreational structures	2 per dwelling unit
Rooming houses, fraternities, sororities, dormitories, convalescent homes, and housing for the elderly	.4 times maximum lawful number of occupants
Hotels and motels	1.2 per room in addition to spaces required for restaurant facilities
Apartments and townhouses	2 per dwelling unit
Churches, theaters, facilities for spectator sports, auditoriums, concert halls	.35 times the seating capacity
Golf courses	7 per hole
Barber shops and beauty parlors	2 plus 1.5 per chair
Bowling Alleys	5 per lane in addition to spaces required for restaurant facilities
Child-Care Facility	2 per dwelling unit plus .3 per child
Fast food take-out establishments and drive-in restaurants	1 per 50 sq. ft. of floor area