

ARTICLE VII
RURAL RESIDENTIAL DISTRICT (R-2)

Section 7.1 Intent - To accommodate the development of residential properties of a semi-rural character within the Township. Typically the district contains larger tracts, areas of environmental concern such as wetlands, bluffs, dunes, etc., which limit development and density, and will probably not be provided with public services in the foreseeable future.

Section 7.2 Permitted Uses

- Single Family Dwelling
- Two Family Dwelling
- Mobile Homes (See Section 3.36)
- Model Homes (See Section 3.38)
- Family Child Care Home
- Greenhouse
- Agricultural and Forestry Uses
- Accessory Uses Customarily Associated with the Above Uses
 - Antennas & Satellite Dishes (See Section 3.7)
 - Decks & Patios
 - Garage, Private
 - Solar Collector
 - Swimming Pool (See Section 3.52)
 - Tool Shed

Section 7.3 Permitted Uses with Site Plan Approval

- Multiple Family Dwellings
- Group Child Care Home
- Home Occupations (See Section 3.27)
- Home Based Business (See Section 3.27)
- Bed and Breakfast Establishment (See Section 3.27)
- Short Term Rental (See Section 3.27)
- Compatible Non-Commercial Recreational Facility
- Planned Residential Developments (See Section 3.43)
- Site Condominium Developments (See Section 3.50)
- Small Household WECS (See Section 3.57)
- Livestock and Pets (See Section 3.30)
- Non-commercial Storage (See Section 3.39)
- Roadside Stands

Section 7.4 Permitted Uses with Special Use Permit

- Institutional Structures (See Section 3.29)

Religious Institutions
Educational and Social Institutions
Public Buildings
Foster Care Facilities (See Section 3.21)
Golf Courses (See Section 3.24)
Gun and Skeet Clubs, Rifle Ranges
Kennels
Mass Gatherings (See Section 3.33)
Mineral Extraction (See Section 3.35)
Commercial WECS (See Section 3.57)
Wireless Communication Towers (See Section 3.58)

Section 7.5 Lot and Building Requirements

All buildings and structures in this district shall be located on a building lot or parcel of land having a width of not less than one hundred fifty (150) feet and contain not less than one acre (43,560 square feet) or area unbroken by a public road or right-of-way. However, this shall not prevent the use of a building lot or parcel of land of lesser size that was a lot of record prior to the adoption of this Ordinance. (See Sec. 3.31)

Any structure or part thereof shall have a minimum front yard setback of forty (40) feet from the front property line or seventy-three (73) feet from the centerline of the traveled surface of the roadway, whichever is less, or forty (40) feet from the edge of the traveled portion of a private road or access.

Minimum rear yard setback shall be fifteen (15) feet from the rear property line or twenty-five (25) feet when the property abuts a lake or stream. Minimum side yard setback shall be ten (10) feet.

No building or structure in this district shall be erected or altered or used so as to occupy more than thirty (30) percent of the lot area, and maximum building height is twenty-eight (28) feet.