

CHAPTER 11

V, Village Zoning District

117.1100 Purpose

The purpose of the V District is to offer pedestrian-oriented, mixed-use buildings that boast architecture complementary of the unique and cherished small-town character of Milton Township. Development within the V District will provide areas where people can live in close proximity to establishments offering commercial goods and professional and business services that serve the needs of the community and are designed to foster sense of community and walkability. A balanced mix of uses will generate low-impact retail activity as permitted in this District, while also providing for residential uses in upper stories of buildings or adjacent. The intent of the V District is to build upon the existing infrastructure of the Kewadin and Torch River Village communities while accommodating new development of a main street character. Heavy traffic-generating commercial enterprises are offered in nearby communities and, due to the limited road network locally, are not encouraged.

117.1101 PERMITTED USES. The following land uses shall be permitted in the V district, subject to the provisions of this Ordinance.

- ◆ Adult Family Day Care Home
- ◆ Adult Foster Care Family Home
- ◆ Barber & Beauty Shop (up to 4 chairs)
- ◆ Child Family Day Care Home
- ◆ Dwelling, one-family
- ◆ Dwelling, two-family
- ◆ Farm Stand
- ◆ Home Occupation, Minor
- ◆ Libraries, museums and art galleries
- ◆ Motel (up to 10 units)
- ◆ On Site Wind Energy System
- ◆ Parks and playgrounds
- ◆ Public Assembly Building, Small
- ◆ Subdivisions

117.1102 SPECIAL LAND USES. The following land uses shall be permitted in the V district only as special land uses subject to the provisions of Chapter 16, subject to the provisions of this Ordinance.

- ◆ Adult Group Day Care Home
- ◆ Adult Day Care Center
- ◆ Adult Foster Care Group Home, Small or Large
- ◆ Automotive, ORV or Small Engine Sales & Repair
- ◆ Bank
- ◆ Barber & Beauty Shop (5 or more chairs)
- ◆ Bed and breakfast establishments
- ◆ Boat Storage Facility

- ◆ Business College
- ◆ Business and Professional Office
- ◆ Car Wash
- ◆ Child Group Day Care Home
- ◆ Child Day Care Center
- ◆ Clothes Cleaning, Dry Cleaning
- ◆ Commercial Recreation Facility
- ◆ Convenience Store
- ◆ Drive-in or Drive-Through Facilities
- ◆ Drug Store
- ◆ Dwellings, multiple-family
- ◆ Farmers' market
- ◆ Food Store
- ◆ Foster Family Group Home
- ◆ Funeral Home, Mortuary
- ◆ Gas Station
- ◆ Hardware Store
- ◆ Home Occupation, Major
- ◆ Hospital, Medical Clinic
- ◆ Landscaping, Lawn Service Contractor
- ◆ Marine Sales, Service and Repair
- ◆ Motel (more than 10 units)
- ◆ Multi-Tenant Commercial Buildings
- ◆ Nursery
- ◆ Nursing Home
- ◆ Outside Sales and Display
- ◆ Pet Grooming Service
- ◆ Pet Shop
- ◆ Physical Fitness or Athletic Center
- ◆ Planned Residential Development
- ◆ Public Assembly Building, Large
- ◆ Recreational Vehicle Seasonal Park
- ◆ Research & Office Building
- ◆ Restaurants
- ◆ Retail Business
- ◆ Service stations including auto repair
- ◆ Sexually Oriented Business
- ◆ Veterinary hospitals and clinics
- ◆ Wholesale Business

117.1103 ADDITIONAL STANDARDS MAY APPLY

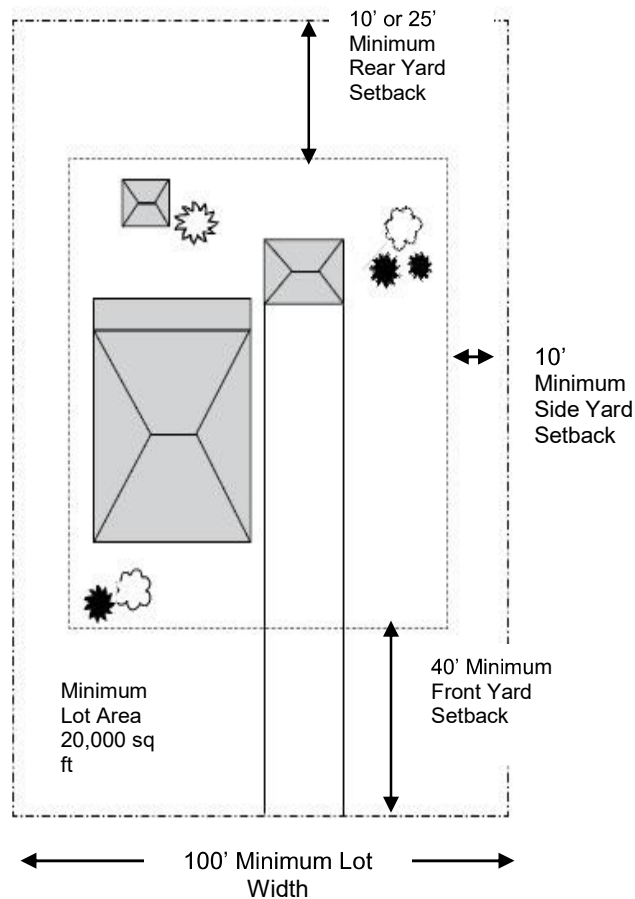
- ◆ Site plan requirements subject to Chapter 21
- ◆ Sign requirements subject to Chapter 17
- ◆ Special land use standards subject to Chapter 16
- ◆ Lighting requirements per Section 117.314
- ◆ Landscape requirements subject to Section 117.311
- ◆ Parking requirements subject to Chapter 18

117.1104 DISTRICT REGULATIONS

Minimum Lot Area	20,000 sq ft	Minimum Lot Width	100 ft
Minimum Building Setbacks		Maximum Building Height	3 stories, 40 ft
Front	40 ft, subject to Sect. 303, B	Maximum Lot Coverage	40%
Side	10 ft *	Minimum Dwelling Unit Width	20 ft
Rear	25 ft **	Minimum Floor Area	960 sq ft/480 sq ft mult. fam.
		Maximum Floor Area	per Sect. 117.1105, C
		Minimum Waterfront Setback	50 ft

*Required side yard may be waived by the Planning Commission for commercial buildings

** For commercial use abutting residential or agricultural use, otherwise 10 ft.



Road Right-of-Way

117.1105 Additional restrictions and use regulations.

- A. A greenbelt, as defined herein, shall be required for any retail or office use that abuts an existing residential land use or residentially zoned lands.
- B. Outside sales and displays of merchandise may be undertaken in conjunction with a business permitted by Special Land Use in the Village district, provided the Planning Commission determines that such outdoor sales and displays shall not pose a safety risk for either pedestrian or automotive traffic.
- C. In keeping with the small town, rural character of the Township and the Village district, commercial land uses that exceed the average floor area for similar existing uses in the district by more than 50% are found to be out of character and shall be prohibited.
- D. The required side yard in the Village District may be waived by the Planning Commission pursuant to site plan approval to permit common wall construction with no side yard setback.

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