

**ARTICLE VIII  
OS OFFICE SERVICE DISTRICT**

**Section 8.01 PURPOSE.**

This District is intended to provide the necessary professional, technical and personal office related services to the residents of the Township and the surrounding area. The areas are generally to function as transition uses between residential and all other types of land uses such as industrial and commercial and transportation facilities.

(Ord. No. 1 eff. Jan. 8, 1983)

**Section 8.02 PERMITTED PRINCIPAL USES.**

The following uses are permitted as long as they are conducted completely within a building:

- A. Offices for professionally, commercially or technically skilled persons who provide a personal or commercial service.
- B. Veterinary clinics and hospitals.
- C. General office buildings in which no manufacturing, trading or selling of goods is conducted on site, except those incidental to the principal use.
- D. Financial institutions.
- E. Photographic, art and graphic art studios.
- F. Educational and training facilities.
- G. Public, organizational or institutional office.
- H. Personal service establishments, such as barber shops, beauty shops and health salons.
- I. Churches.
- J. Other uses similar to the above.

(Ord. No. 1 eff. Jan. 8, 1983; amend. by Ord. No. 11 eff. Apr. 4, 1986; Ord. No. 62 eff. Oct. 8, 1997; Ord. No. 97 eff. Feb. 23, 2000)

**Section 8.03 PERMITTED PRINCIPAL SPECIAL USES WITH CONDITIONS.**

The following special uses of land, buildings and structures are permitted subject to the provisions of Article XVI, "Special Uses":

- A. Funeral Homes when adequate assembly area is provided off street for vehicles to be used in funeral procession provided further that such assembly area shall be provided in addition to any required off-street parking area. A caretaker's residence may be provided within the main building of funeral homes.

(Ord. No. 1 eff. Jan. 8, 1983; Ord. No. 62 eff. Oct. 8, 1997; Ord. No. 102 eff. Mar. 26, 2000)

**Section 8.04 PERMITTED ACCESSORY USES.**

- A. Normal accessory uses to "Permitted Principal Uses."
- B. Normal accessory uses to approved "Permitted Principal Special Uses."
- C. Incidental commercial services that serve only the occupants of the offices and have access only from inside the building in which the occupants are located.
- D. See Section 14.47.

(Ord. No. 1 eff. Jan. 8, 1983)

**Section 8.05 PERMITTED ACCESSORY USES WITH CONDITIONS.**

Private swimming pools for use as a part of an Office District used in conformance with the provisions of Section 14.25.

(Ord. No. 1 eff. Jan. 8, 1983)

**Section 8.06 DIMENSIONAL REQUIREMENTS EXCEPT AS OTHERWISE SPECIFIED IN THIS ORDINANCE.**

- A. **Lot area.** Minimally adequate to accommodate all of the specific requirements for lot area coverage, off-street parking, yards and setbacks, from roads and highways and other requirements specified for particular uses in this Ordinance.
- B. **Lot width.** Minimally adequate to accommodate the building width, yards and off-street parking.
- C. **Lot coverage.** Maximum of 50% for all principal and accessory buildings and structures.

D. **Yard and setback requirements:**

- 1) **Front yard.** Minimum of thirty (30) feet from the road or highway right-of-way line, or as specified in Section 26.05, whichever is greater.
- 2) **Side yards.** Minimum of ten (10) feet for one (1) side yard, but a minimum total of twenty-five (25) feet for both side yards.
- 3) **Rear yard.** Minimum of fifty (50) feet.

E. **Height limitations.** Maximum of five (5) stories and sixty (60) feet, except that a detached accessory structure shall not exceed twenty (20) feet.

F. **Locational and other requirements.**

- 1) The site shall have at least one (1) property line abutting a major road or highway arterial.
- 2) All vehicular access shall be from a Livingston County Road Commission or Michigan Department of Transportation approved driveway intersection with a road or highway, which may include the use of acceleration and/or deceleration lanes, tapered lanes, or a frontage access road located parallel and adjacent to a major road or highway arterial in conformance with Section 26.04.
- 3) No interior display shall be visible from the interior to the exterior for commercial purposes.
- 4) The outdoor storage of goods or materials is not permitted.

(Ord. No. 1 eff. Jan. 8, 1983; amend. Ord. No. 75 eff. Sept. 30, 1998; further amend. Ord. No. 97 eff. Feb. 23, 2000; Ord. No. 98 eff. Feb. 23, 2000; further amend. Ord. No. 119 eff. Dec. 27, 2000)