

10.5.5 MOBILE HOME PARK MH

10.5.5.1 Intent

This district is designed solely for mobile home parks and such accessory structures and uses normally associated thereto, in accordance with those regulations specified by the State of Michigan Mobile Home Park Act 243, Public Acts of 1959, as amended, and in accordance with the area requirements specified herein and shall further comply with all codes and ordinances of the Township.

10.5.5.2 Special Regulations

A. Mobile Home Park

1. Mobile homes used for habitation shall be confined to Mobile Home Parks or other designated districts.
2. Mobile Home Park Districts shall have access (Minimum 50 ft.) to a primary or major county street, or similarly adequate thoroughfare or state trunkline.
3. Mobile Home Park Districts shall not be less than five acres in size.
4. The owner of every mobile home park which lies immediately adjacent to a residential district shall provide a suitable screen. The screen shall be in the form of either a wall, fence, or evergreen planting which is compact and maintained in good condition at all times. The height of the screen shall not be less than five feet except where the screen would interfere with traffic safety, in which case it may be reduced in height to, but not less than three feet in height. Adequate landscaping shall also be provided by the owner of the Mobile Home Park, within the front yard setback area, between the mobile home sites and any public street so as to provide an attractive frontage upon said street.
5. Each mobile home site shall contain an area of not less than 2,000 square feet and have a width of not less than 30 feet.
6. No mobile home within a park shall be within 35 feet of a residential district boundary.

B. See Article 9 – Landscaping.