

	<p>Conservation Preservation Zoning District (CPD)</p> <p>The purpose of the Conservation Preservation District is protecting and conserving sensitive environmental areas, discouraging growth in areas which pose undue hazards to main, and maintaining open space. The district consists of all wetland areas delineated by SCORM and/or Army Corps of Engineers.</p> <p>Section 5.10, Town of Yemassee Zoning Ordinance</p>
Permitted Uses for the CPD District 5.10.4	
<ul style="list-style-type: none">• Government nature preserve• Breeding bird and endangered species habitat• Private dock or boathouse• Boat Marina• Bait House• Shoreline protection areas including permitted bulkhead and erosion control devices• Sites or Structures acknowledged by the applicable County Council to be of historic significance• Cemetery, with or without chapel, providing that such use includes no dwelling unit other than for a caretaker. A crematorium shall not be permitted if the abutting property within four hundred (400) feet is used for residential purposes or is zoned for residential use• Wildlife refuge, including one (1) family or two (2) family dwelling units limited to caretakers employed to maintain and protect the refuge.• Activities related to soil and water conservation, measurement, and control• Public utility line(s), fire or water tower, or substation• Publicly owned and/or operated park, open space, recreational facility or use, and equipment necessary for servicing such use• Temporary office and/or storage building during a project involving construction, but not to be used as a dwelling, with the removal of the same within thirty (30) days upon completion of the project	
Additional Standards for the CPD District 5.10.5	
<ul style="list-style-type: none">• No Conservation District parcel shall be disturbed or altered in any manner except as provided in Subsection B and C• No structures, which impede natural tidal flow and have the effect of reducing the quantity and frequency of water reaching marsh areas, will be permitted except as approved in conjunction with natural resources conservation and related uses.	