

**ARTICLE 7
USE REGULATIONS FOR SPECIALTY DISTRICTS**

**SECTION 701
A-1 AGRICULTURE DISTRICT**

701.01 Use Regulations. Within an A-1 Agriculture District, a building or land shall be used only for the following purposes:

- a. Single Family Dwelling.
- b. Apiary.
- c. Christmas tree farm.
- d. Dairy.
- e. Dog kennel with outside runs/no retail sales. AMENDED 5/8/84
- f. General farming
- g. Green house and nursery (wholesale only). AMENDED 5/8/84
- h. Home day care in accordance with Article 16, Section 1602 of this Resolution.
- i. Home occupations in accordance with Article 16, Section 1601 of this Resolution.
- j. Mobile Homes, provided that such uses meet the requirements of Article 11, Section 1114 of this Resolution.
- k. Poultry farm.
- l. Rabbit and other animal farms.
- m. Ranching.
- n. Removal of chert.
- o. Existing recreational camps, river camps, etc., plat to be approved by the Board of Zoning Adjustment.
- p. Sale and storage of farm products grown on the premises.
- q. Signs as permitted in, and only in accordance with the regulations of, Article 13 of this Resolution.

- r. Truck farming.
- s. Customary accessory buildings or structures in accordance with Article 10 of this Resolution, Sections 1001 and 1002; but further provided that, on lots or tracts containing one (1) acre or less, such customary accessory buildings or structures shall be limited to two (2) per parcel or lot, and shall not exceed a cumulative total floor area of 1,200 square feet.
- t. Gas wells (wells only, and only as may be permitted on appeal). ADOPTED 9/14/10

701.02 Area and Dimensional Regulations. In all the above permitted uses, the area and dimensional regulations set forth below shall be observed:

- a. Minimum Lot Area: 1 acre, or 43,560 square feet (or less)*
 *Any new or future division of land in an A-1 zoning district, whether by recorded subdivision or otherwise, shall have a minimum of 1 acre (43,560 square feet) per parcel or lot. However, in no case shall any lot, tract or parcel in an A-1 zoning district contain less than 15,000 square feet. ADOPTED 5/10/05
- b. Minimum Lot Width: 100 feet
- c. Minimum Yard Requirements: Front: 35 feet
 Rear: 35 feet
 Side: 15 feet
- d. Minimum Floor Area: 600 square feet
- e. Setbacks shall be measured in accordance with Article 10 of this Resolution, Sections 1001 through 1003.

701.03 Additional Setback Requirements for Livestock Barns and Similar Uses. The setback provisions of Section 1001.07, in Article 10 of this Resolution, shall apply to all livestock barns and other similar animal-related uses in an A-1 (Agriculture) District.

701.04 Additional Requirements for Gas Wells. The setback provisions of Section 1001.10, in Article 10 of this Resolution, shall apply to all gas wells located in an A-1 (Agriculture) District. ADOPTED 9/14/10

END SECTION 701