

## **SECTION 15. RURAL RESIDENTIAL OR RR DISTRICT**

Subject to the provisions of Section 30, none but the following uses, or uses which in the opinion of the Planning Commission are similar, will be allowed. See Section 30.A.

A. USES PERMITTED: (Ord No. 315-62)

One family dwellings.

Agricultural uses except those requiring a use permit as set out in part (B) of this section, provided that the number of animals per square feet of parcel area shall not exceed the following standards unless a use permit is first secured:

1. Horses, mules, cattle, similar livestock -- maximum one (1) animal per 20,000 square feet.
2. Goats, sheep, similar livestock -- maximum three (3) animals per 20,000 square feet.
3. Ratites (emus and related birds) -- maximum one (1) pair of ratties plus their offspring (maximum of 40 offspring) per 20,000 square feet. Offspring include chicks and/or pullets less than 13 months of age. (Board Resolution No. 66-96)
4. Chickens, ducks, geese, pigeons, pheasants, peafowl, guinea fowl, rabbits, mink, chinchilla, similar livestock -- maximum twenty-five (25) animals per 20,000 square feet.

For computational purposes only, square footage used in computing the allowable number of animals for one category of animals may not be used for any other category.

B. USES PERMITTED SUBJECT TO SECURING A USE PERMIT IN EACH CASE:

Frog farms, hog or turkey raising, poultry farms.

Keeping of more than one (1) pair of ratite and/or more than forty (40) of their offspring.

Cattle feed yards, animal sales yards, fertilizer plants or yards, dairies, agricultural processing plants.

Rental, storage, or sale of irrigation equipment.

Stands for sale of agricultural products grown on the premises.

Campgrounds & Resorts (See Natural Resource section of Land Use Element)

Airports, heliports, landing strips for aircraft.

Art galleries, tract offices. Country clubs, golf courses, practice fairways, provided the use is established on a minimum of ten (10) acres of land usable for said purpose.

Public stables, animal hospitals, the keeping of dog or cats for commercial purposes.

Public or quasi-public uses, including churches, fire-houses, parks, playgrounds, schools, public utility uses, and parking lots.

Labor camps.

C. ACCESSORY BUILDINGS AND ACCESSORY USES:

Accessory buildings and accessory uses including barns, stables and other farm buildings, quarters for farm labor and/or servants employed on the premises.

D. SIGNS: Signs not exceeding in the aggregate, ten (10) square feet in area for each building site, may be displayed for the purpose of advertising the sale or lease of property upon which it is displayed.

E. MINIMUM BUILDING SITE REQUIRED: 20,000 square feet except schools five (5) acres, private stables one (1) acre.

Minimum lot widths required - Corner lot and interior lot 100 feet except schools then 200 feet.

F. MAXIMUM LOT COVERAGE BY ALL STRUCTURES: Thirty-five (35) percent.

G. MAXIMUM ALLOWABLE HEIGHT: Forty (40) feet.

H. MINIMUM FRONT YARD REQUIRED: Twenty (20) feet.

I. MINIMUM SIDE YARD REQUIRED: Exterior or interior lot six (6) feet.

J. MINIMUM REAR YARD REQUIRED: Twenty (20) feet provided that a minimum of ten (10) feet may be permitted if 1500 square feet is maintained to the rear of the longest wall of the main building.

- K. FOR SUBDIVISION PURPOSES, THE MINIMUM PARCEL SIZE REQUIRED: Two acres (for one acre minimum), five acres (for two-and-one-half acre minimum), ten acres (for five acre minimum, 20 acres ( for ten acre minimum) or 40 acres (for twenty acre minimum).
- L. GENERAL REQUIREMENTS:
1. For parking requirements, see Section 30 I.
  2. Larger building site may be required.
  3. Optional Design and Development may be permitted if approved under the Subdivision Ordinance.
  4. Yards are minimum requirements unless building lines are established or unless standard street does not exist, see Section 30 F.
  5. One (1) acre minimum area for private stables provided; further provides that no such stables shall be located within fifty (50) feet of any property line. (Ord No. 315-14)
  6. Feed and water troughs and buildings used for the housing or maintenance of domestic livestock shall be located at least fifty (50) feet from all lot lines, and at least twenty (20) feet from dwellings, whether on the same or adjacent properties, provided that such troughs and buildings for the housing or maintenance of chickens, ducks, geese, pigeons, pheasants, peafowl, guinea fowl, rabbits, mink, chinchilla, and similar animals need be only at least ten (10) feet from side or rear lot lines.