

Zone District: A-3 and A-4 (Agricultural Three & Agricultural Four)

Purpose. The standards of these districts (A-3) and (A-4) are designed to provide and retain certain lands for orderly low density residential development in a rural atmosphere, with rights retained for limited agricultural activity for the exclusive use of the occupants.

Setbacks:	Front	25'	Side	15'	Rear	15'
Coverage:	50%					
Max. Height	35'					
Minimum Lot Width:	140'					
Minimum Lot Size:	A-3: 1 Acre		A-4: ½ Acre			

Single Family Homes **§ 17-4-11 Single-family home placement standards.**

Outdoor Lighting **§ 17-4-52 Outdoor Lighting Performance Standards.**

Off Street Parking **Section 17-4-42 Off-street parking residential.**

Landscape: Not required

Permitted Uses § 17-4-51(c)

Uses by right.

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|-------------------------------|----------------------------------|--------------------------------|
| 1. Accessory community garden | 3. Manufactured home, one-family | 5. Retail sales, garden center |
| 2. Home, Disabled | 4. Residence, one-family | |

Uses by review.

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|--------------------------------------|---------------------------------|-----------------------------------|
| 1. Accessory pigeon and dove keeping | 5. Commercial, established | 10. Public utilities |
| 2. Bed and breakfast home | 6. Community center | 11. Recreation facilities, indoor |
| 3. Cemetery | 7. Crematory | 12. Religious institution |
| 4. Child care center | 8. Nursery | 13. Wedding facility |
| | 9. Parks, trails and open space | 14. Wind Turbine |

Conditional uses:

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|---|------------------------------|---|
| 1. Accessory medical marijuana home cultivation | 4. Community garden | 8. Legal non-conforming uses |
| 2. Accessory solar array | 5. Development in floodplain | 9. Temporary construction yard |
| 3. Child care home | 6. Farming or ranching | 10. Temporary model home (sales office) |
| | 7. Home based business | |