

R Rural Concepts

Purpose Statement

This district is generally for areas that, due to public service limitations, inadequate public infrastructure, or a prevailing rural or agricultural character, should have very limited development activities. These areas will tend to include a mix of large acreages (ranches and farmsteads) and large-lot residential developments. Open space is the dominant feature of these areas.

Comprehensive Plan

This zoning is appropriate in areas designated Rural in the Comprehensive Plan.

Subdivision Design

Lot Area

Average minimum lot size: 3 acres

Absolute minimum lot size: 2 acres

Clustering is not permitted

Dimensional Standards

Minimum width: none

Minimum depth: none

Front setback: 50'

Side setback: 20'

Street side setback: 15'

Rear setback: 50'

Max. height: 35'*

Max du/acre: 1 unit/ 3 acres

**Public, civic, and institutional structures shall have a 50' maximum height*

Permitted Uses

Agricultural Use, Barn or Stable for Private Stock

Agricultural Use, Farm or Pasturage

Agricultural Use, Farm Product Processing

Animal Care Facility Outdoor (P*)

Commercial garden, Greenhouse, Landscape

Maintenance (P*)

Manufactured Home (P*)

Single-Family Detached

Educational Facility, Outdoor Instruction

Educational Facility, Primary & Secondary

Government Facilities (P*)

Parks

Places of Worship (P*)

Golf Course and /or driving range (C)

Hotel (C)

RV Park (C)

Country Club

SOB (P*)

Utility (P*)

WTF – Intermediate (P*)

WTF- Major (C)

WTF – Unregulated