

§ 150.05 AH - AGRICULTURE/HOLDING DISTRICT.

(A) *Purpose.* To allow suitable areas to be utilized for low density residential, open space and low intensity agricultural uses and holding back more dense development until city growth warrants more land needs and thereby providing economy in public expenditures for services.

(B) *Permitted uses.*

- (1) Agriculture, but not including feedlots.
- (2) Single-family dwellings;
- (3) Residential facilities serving six or fewer persons;
- (4) Daycare facilities serving ten or fewer persons;
- (5) Essential services;
- (6) Public parks, open space and wild life management;
- (7) One detached private garage per dwelling not over 1,200 square feet in floor area;
- (8) Accessory uses except private garages over 1,200 square feet in floor area;
- (9) Home occupations, level 1;
- (10) Identification, residential and temporary signs.

(C) *Conditional uses.*

- (1) Government and public related buildings and structures;
- (2) Public and semi-public recreational and institutional buildings;
- (3) Commercial recreation where the principal function is outdoor related;
- (4) Commercial riding stables, dog stables, animal hospitals and similar uses;
- (5) Cemeteries;
- (6) Bed and breakfast facilities;
- (7) New farm structures;
- (8) Home occupations, level 2;
- (9) Efficiency apartments;
- (10) Second private garage per dwelling;
- (11) Individual sewage treatment systems;
- (12) Directional signs;
- (13) Land alterations of 400 cubic yards or more;
- (14) Rental cabins.

(D) *Dimensional standards.*

- (1) Lot area: not less than one acre;
- (2) Lot width: not less than 100 feet;
- (3) Lot depth: not less than 150 feet;
- (4) Front yard setback: not less than 30 feet;
- (5) Side yard setback: not less than 20 feet;

(6) Rear yard setback: not less than 35 feet;

(7) Building height: not more than 35 feet;

(8) Accessory building height: not more than nine-foot side walls and the roof pitch shall be no greater than that of the principal dwelling except that new farm structures can have height as set through the conditional use process;

(9) Maximum sign sizes:

(a) Identification signs: 20 square feet;

(b) Residential signs: two square feet;

(c) Directional signs: six square feet;

(d) Temporary signs.

(Ord. passed 6-3-1997)