

Chapter 17.24 – AG URBAN AGRICULTURE

17.24.010 – Purpose.

The purpose of the AG district is to establish and preserve areas for semi-rural, low density residential, and related or compatible uses. It is also the intent to provide within this zone, an adequate amount of space for livestock and poultry, as is essential to meet appropriate health standards.

17.24.020 – Permitted uses.

In an AG district, no building, structure, or other land use shall be permitted or used except for the following:

1. The keeping and raising of food animals and pleasure animals; and the cultivation of gardens, orchards, and crops;
2. Conventional site-built single-family dwellings and manufactured homes with siding material consisting of wood or wood products, stucco, brick, rock, or horizontal lap wood, steel or vinyl siding;
3. Bed and breakfast;
4. Day-care, adult;
5. Family child care center – zoning review;
6. Family child care home;
7. Family child care home – zoning review;
8. Greenhouses and nurseries;
9. Reserved;
10. Parks, playgrounds, historical sites, golf courses, and other recreational facilities;
11. Tree farms, commercial;
12. Neighborhood assembly uses;
13. Group Home;
14. Church.

17.24.030 – Conditional uses.

The following shall be permitted as conditional uses within an AG district:

- A. Mortuaries;
- B. Reserved;
- C. Kennels;
- D. Lighted recreational facilities;
- E. Personal service shops;
- F. Public utility and public service installations and facilities, excluding business offices and repair and storage facilities;
- G. Riding academies;
- H. Stables;

- I. Other agricultural and nonagricultural uses compatible with this district and as approved by the commission, with the exception of gaming/gambling uses as defined in this title;
- J. Branch community facilities.

17.24.040 – Minimum standards.

A. Lot Area.

- 1. Single-family dwellings, where public water and sewer are not provided, two acres;
- 2. Single-family dwellings, where public water and sewer are provided, one acre;

B. Yard requirements.

- 1. Front and rear yard, thirty feet;
- 2. Side yard, thirty feet;

C. Space Requirements for Livestock. The following tables are minimum standards for dry lot confinement and pasture for various classifications of livestock:

- 1. Beef cattle: soil surfaced open shed floor area (dirt floor preferred), three hundred square feet for each cow or steer,
- 2. Horses, soil surfaced open shed floor area, dirt floor, three hundred square feet for each horse,
- 3. Chickens, controlled environment, two and one-half square feet for each chicken,
- 4. Sheep, lot soil, twenty-five square feet of open lot for each sheep,
- 5. Hogs, unsurfaced lot, one hundred square feet for each hog.