

**SEC. 13-1-24 A-1 AGRICULTURAL DISTRICT.**

- (a) **Purpose.** The A-1 Agricultural District is intended to provide for the continuation of general farming and related used in those areas of the City that are not yet committed to urban development. It is further intended for this district to protect lands contained therein from urban development until their orderly transition into urban-oriented districts is required.
- (b) **Permitted Uses.**
  - (1) General farming, including agriculture, dairying, floriculture, forestry, grazing, hay, orchards, truck farming and viticulture (grape growing), except farms operated for the disposal of garbage and rubbish, offal or sewage.
  - (2) Single-family dwelling units.
  - (3) Stands for the sale of agricultural products, provided said products are at least in part raised on the premises.
  - (4) Commercial greenhouses and nurseries.
- (c) **Permitted Accessory Uses.**
  - (1) Attached or detached private garages and carports accessory to permitted or permitted accessory uses.
  - (2) General farm buildings including barns, silos, sheds, storage bins and including not more than one (1) roadside stand for the sale of farm products produced on the premises. Any such stand shall conform to the setback, sign and other provisions of this Chapter.
  - (3) One (1) farm dwelling.
  - (4) Any use permitted as accessory in the R-1 Residential District.
- (d) **Conditional Uses.**
  - (1) Home occupations and professional offices.
  - (2) Housing for farm laborers and seasonal or migratory farm workers.
  - (3) Transmitting towers, receiving towers, relay and microwave towers without broadcast facilities or studios.
  - (4) Utilities.
  - (5) Veterinary clinics.
- (e) **Lot Requirements.**
  - (1) Minimum Lot Area: Two (2) acres.
  - (2) Minimum Lot Frontage: No minimum.
  - (3) Yards:
    - a. Front – One hundred (100) feet.
    - b. Rear – Fifty (50) feet.
    - c. Side – Fifty (50) each side.
  - (4) Building Height: Fifty (50) feet.
  - (5) See Schedule of Regulations following this Article for additional details.