

A-6 Agricultural Estate Land District

A. Intent:

1. The intent of the A-6 Agricultural Estate Zoning District is to preserve the spirit of A-1 Agricultural Land District. When any A-1 parcel of real estate shall become a nonconforming parcel that parcel of real estate shall be rezoned A-6 by default.

B. Purpose:

1. The primary purpose of A-6 Agricultural Estate Zoning District is to maintain, preserve and enhance agricultural lands utilized for crop production but which are not included within the A-1 Agricultural Land District & which are generally best suited for smaller farm units including truck farming, horse farming, hobby farming, orchards & other similar agricultural related farming activities.

C. Principle Uses:

1. All principal uses permitted in the A-1 Agricultural Land District are permitted in the A-6 Agricultural Estate Land District.
2. One single-family dwelling.

D. Conditional Uses:

1. All conditional uses permitted in the A-1 District are permitted in the A-6 District.

E. Area, Height and Yard Requirements:

Farm	Size	Minimum sufficient area for the principal structure, accessory buildings, and septic system, all required yards, and off street parking as required by Section 23 of this Ordinance
Building	Height	Maximum 35 feet
Yard	Rear	Minimum 75 feet
	Side	Minimum 75 feet
	Street	Minimum 75 feet from center line of Town and County Roads and 75 feet from right-of-way of State Roads