

RRS-1 RURAL RESIDENTIAL SUBDIVISION

Intent:

The existence of this district is solely to recognize and accommodate lots presently zoned RRS-1. No lots will be rezoned as RRS-1 after the adoption of this regulation.

Permitted Principal Uses:

The following principal uses are permitted in the RRS-1 Rural Residential Subdivision District:

1. Single family dwellings
2. Churches, seminaries and convents, including residences for pastors and teachers
3. Public and parochial schools, colleges
4. Publicly owned and operated buildings and facilities such as community centers, auditoriums, libraries,
5. museums
6. Seasonal dwellings
7. Fire stations
8. Public parks and recreation areas, playgrounds, forest and conservation areas, including commercial
9. uses and campgrounds under franchise of the County or State government agencies
10. Public overhead and underground local distribution utilities
11. Railroads
12. Irrigation facilities
13. Hospitals and eleemosynary institutions
14. Approved home

Conditional Uses:

The following uses are subject to any conditions listed in this Regulation and any other conditions as recommended by the Commission and approved by the Board.

1. Radio and television towers and transmitters as provided for elsewhere in this Regulation
2. Overhead and underground utilities main transmission lines, including but not limited to, power, telephone, gas, fuel, or fertilizer lines, substations, terminal facilities, and reservoirs
3. Airport
4. Extraction and processing of rock, gravel, or sand, clay, and dirt as provided for elsewhere in this Regulation
5. Sanitary landfill
6. Commercial recreational areas and camping areas including fishing lakes, gun clubs, rifle ranges, trap shoots and similar uses
7. Privately owned and operated parks, playgrounds, fire stations, community centers, libraries and auditoriums
8. Day care home, group day care home, day care center
9. Temporary buildings and uses incidental to construction work that shall be removed upon the completion or abandonment of the construction work.
10. Temporary buildings and uses incidental to an emergency, as determined by the Board, which shall be removed upon the completion or abandonment of the construction work.
11. Golf courses, country clubs and related buildings and incidental uses
12. Private recreation areas and facilities including lakes, ponds and swimming pools
13. Ratio of animals per acre exceeding those listed in the Accessory Uses.

Permitted Accessory Uses:

The following accessory uses are permitted in the RRS-1 Rural Residential Subdivision District:

1. Buildings and uses customarily incidental to the permitted and conditional uses
2. Home occupations
3. Private swimming pools, tennis courts, and other recreational facilities in conjunction with a residence
4. Residential Animal Keeping Regulations

Ratio of Animals Per Acre

Rabbits	Domestic/Exotic Birds	Sheep	Goat	Horse
10	10	1	1	1

Additional Requirements:

- a. Fencing shall be adequate to keep the animal(s) from infringing in any way on adjacent property, and selected and maintained for safety according to generally accepted standards, with lockable gates and appropriate to the animal(s) and the conditions under which they are being kept. PREVIOUS ZONING DISTRICTS
- b. Manure, urine and other organic wastes shall be disposed of and sanitized so as to preclude the presence of flies, and to prevent the presence of odors and noises offensive to neighboring residences. Such disposal shall also avoid pollution of ground water or any lake or stream.
- c. Animal housing or stabling shall be safe, humane and generally consistent with the appearance of other structures appurtenant to residences in the same area.