

## CHAPTER 5 AG AGRICULTURAL DISTRICT

**Section 5.01. Description and Purpose.** This district is intended primarily for farming, animal husbandry, dairying, and other agricultural activities.

**Section 5.02. Permitted Uses.** Land, buildings and structures in this district may be used for the following purposes only:

- (a) Farms and farming activities, on parcels of land not less than ten acres in area, conducted in accordance with generally accepted agricultural and management practices approved by the Michigan Commission of Agriculture, except intensive livestock operations.
- (b) Single family dwellings.
- (c) Orchards, vineyards, apiaries, kennels, stables and the processing and sale of livestock and farm produce produced on the premises.
- (d) Greenhouses and nurseries, including the outdoor display and sale of products grown on the premises.
- (e) Seasonal roadside stands not exceeding 200 square feet for produce grown on the premises.
- (f) Accessory buildings, structures and uses customarily incidental to any permitted use or special land use.
- (g) Family daycare homes for not more than six minor children.
- (h) State licensed adult foster care family homes for not more than six adults.

**Section 5.03. Special Land Uses.** The following uses may be permitted as special land uses subject to the requirements of Chapter 15:

- (a) Private and public schools, libraries, museums, and similar uses, when owned and operated by a governmental agency or nonprofit organization.
- (b) Parks; camps, campgrounds, playgrounds, community centers, churches, governmental, administration, or service buildings which are owned and operated by a governmental agency or a nonprofit organization.
- (c) Golf courses, country clubs, commercial riding stables, private recreation areas and publicly-owned athletic grounds.
- (d) Bed and breakfast establishments.
- (e) Family daycare homes for more than six minor children.

- (f) State licensed adult foster care family homes for more than six adults.
- (g) Junk yards; recycling stations; salvage yards; and solid waste disposal.
- (h) Roadside stands with more than 200 square feet of sales area for the sale of produce grown on the premises and for the limited sale of other related and incidental items.
- (i) Removal and processing of sand, gravel and other mineral resources.
- (j) Utility and public service buildings, but essential public services such as poles, wires and underground utility systems shall not require special land use approval.
- (k) Farm markets which have an area greater than 800 square feet.
- (l) Intensive livestock operations complying with generally accepted agricultural and management practices approved by the Michigan Commission of Agriculture.
- (m) Private airfields and private landing strips.
- (n) Wind energy systems
- (o) Geothermal energy systems

**Section 5.04. District Regulations.** Buildings and structures shall not be erected or enlarged unless the following requirements are satisfied:

- (a) Minimum Lot Area and Minimum Lot Width. Two and one-half acres with 200 feet of lot width, except that the minimum lot area for a farm shall be ten acres.
- (b) Minimum Required Building Setbacks.
  - (1) Front Yard. Fifty feet.
  - (2) Side Yard. A total of 20 feet, provided that no side yard shall be less than ten feet.
  - (3) Rear Yard. Twenty five feet.
  - (4) No building shall exceed a height of 35 feet, except that barns, silos, windmills and other agriculturally-related buildings and structures shall not exceed 100 feet in height; provided, however, that windmills and wind-generating towers may exceed 100 feet in height if approved as a special land use under Section 15.46.

**Section 5.05. Minimum Floor Area.** Each dwelling shall have a minimum of 980 square feet of usable floor area.