

Section 3.1 Uses Permitted in Any Zone

The following uses are compatible with any class of uses and are permitted in any zone. All such permitted uses shall comply with the appropriate height, area and site plan requirements of these regulations.

- 3.1.3 Farms, to include animal husbandry or horticultural uses, under the following conditions:
- A. All structures, except dwellings shall hereafter be located not less than 100 feet from any street line and 100 feet from any dwelling on an adjacent lot, except that this requirement shall not restrict fencing for pastures for horses and cows.
 - B. Roadside farm stands must be set back at least 20 feet from the street line and only produce grown on the premises may be sold. **The Commission may approve one or more vehicle selling food items not made or grown on the premises, such as ice cream.**
 - C. Commercial slaughtering, except animals raised on the premises, is prohibited. The keeping of any animal(s) other than house pets requires at least five (5) acres for such purpose.
 - D. None of these uses shall create offensive odors, noise or unsightly appearance noticeable off the premises.
 - E. A free standing sign not exceeding nine (9) square feet per side and not more than 8 feet maximum height advertising farm products grown or raised on the property may be permitted by Special Exception from the Commission.