

10-7B-2: PERMITTED USES:

The following uses are permitted:

Accessory uses and buildings.

Church.

Cluster development in the R-1-40 zone as per regulations in subsection [10-7B-6F](#) of this article.

Guesthouses.

Home gardens and fruit trees, keeping of household pets, etc., but not agricultural industry or business or the keeping of domestic animals and fowl for business purposes.

"Home occupations", as defined in section [10-2-1](#) of this title and prescribed in the city home occupation ordinance set forth in [title 3, chapter 7](#) of this code.

Keeping of chickens (hens only) and rabbits, as an accessory use to a single-family dwelling on lots of ten thousand (10,000) square feet or larger, to produce food for the family residing on the subject property, but limited in any event to the following:

A. No roosters shall be allowed.

B. Not more than six (6) chickens (hens) and four (4) rabbits for the first ten thousand (10,000) square feet of lot area, with one additional chicken or rabbit for each additional one thousand (1,000) square feet of lot area, not to exceed a combined total of sixteen (16) chickens or rabbits on any lot, except that the maximum number of rabbits shall be ten (10) on any lot. No chickens or rabbits are allowed on lots of less than ten thousand (10,000) square feet. Newborn offspring may be excluded from the above limitations until reaching the age of four (4) months at which time they shall be included in the number limitation.

C. The coop, pen, or cage shall be restricted to the rear or back yard of a dwelling and shall be located not less than twenty feet (20') from any property line, unless there is a solid masonry wall or solid fence of not less than six feet (6') tall along the property line, in which case no setback is required. No coop, pen, or cage shall exceed eight feet (8') in height nor be larger than one hundred twenty (120) square feet in area, except that the area of the coop, pen or cage may increase by ten (10) square feet for each additional animal allowed on the lot up to two hundred (200) square feet maximum area. All animals must be kept in an area enclosed by a fence sufficient to prohibit escape. No rabbit cages or pens shall be placed on or below the ground but shall be constructed at a reasonable height above the ground to prevent burrowing and escape by rabbits.

D. All coops, pens, and cages shall be kept clean and free from objectionable odor and waste. Waste and debris must be kept from becoming offensive or a health hazard.

Neighborhood city park.

School, public or charter.

Single-family dwellings. (Ord. 2010-01-002, 1-7-2010; amd. Ord. 2010-09-001, 9-23-2010)