

PERMITTED USES IN RA (RESIDENTIAL AGRICULTURAL) ZONING IN IREDELL COUNTY

Agricultural & Residential Uses:

- Accessory buildings & structures. **See R 1**
- Agricultural Tourism. Special Use Permit required. **See R 2**
- Airstrips, private. Special Use Permit required. **See R 3**
- Bed & Breakfast. **See R 4**
- Bona-fide farm building
- Cluster subdivisions. **See R 5**
- Dwelling, accessory dwelling unit. **See R 6**
- Dwelling, single-family detached
- Dwelling, two-family (duplex). **See R 7**
- Dwelling, accessory mobile home. **See R 8**
- Dwelling, mobile home, doublewide. Class A **See R 9**
- Dwelling, mobile home, singlewide. Class B **See R 10**
- Temporary family healthcare structure. **See R 11**
- Facilities on or adjacent to Lake Norman/Piers. **See R 12**
- Family care home (6 or less). **See R 13**
- Family daycare home (8 or less). **See R 13**
- Farm building. **See R 14**
- Fences and walls. **See R 15**
- Kennel, private
- Home Occupation, Customary. **See R 16**
- Home Occupation, Grading, Contractors, & Automotive operations. Special Use Permit required. **See R 17**
- Home Occupation, rural. **See R 18**
- Major subdivisions. **See R 5**
- Mobile home park. Special Use Permit required. **See R 19**
- Planned Unit Developments. Conditional Rezoning required. **See R 20**
- Septage or sludge disposal sites. Special Use Permit required. **See R 21**
- Swimming pools, residential accessory. **See R 22**
- Temporary buildings. **See R 23**
- Temporary events. **See R 24**
- Yard sales, residential (limit 4 per year).

Recreational, Educational, & Institutional Uses:

- Ambulance services
- Cemetery. **See R 26**
- Churches, synagogues & other associated activities. **See R 26**
- Colleges or universities. **See R 27**

- Correctional institutions
- Cruise boats. Special Use Permit required. **See R 28**
- Daycare centers, nursery, kindergarten (6 or more). Special Use Permit required. **See R 29**
- Event center. Special Use Permit required. **See R 66**
- Fraternal & social associations or organizations. Special Use Permit required. **See R 30**
- Golf course, including pro shop. **See R 30**
- Golf driving ranges. **See R 25**
- Governmental offices and facilities
- Hospitals, public & private. **See R 27**
- Lake access lot. Open to public. **See R 32**
- Libraries
- Marinas, commercial. Special Use Permit required. **See R 33**
- Nursing and convalescent homes, congregate and group care. Special Use Permit required. **See R 27**
- Orphanages and similar philanthropic institutions
- Post offices
- Private recreational vehicle campsites. **See R 34**
- Public parks
- Recreation facilities, private; including country clubs, private neighborhood parks & multi-family recreation areas where the principle use is permitted in a zone
- Recreation facilities, public
- Retreat centers. Special Use Permit required. **See R 66**
- Rural commercial recreational facilities. Rural commercial educational facilities. Special Use Permit required. **See R 66**
- Saddle, hunting, fishing, boating, & similar clubs. Special Use Permit required. **See R 30**
- Schools, including public & private, having a curriculum similar to those given in public schools. **See R 35**
- Shooting ranges, indoor. Special Use Permit required. **See R 36**
- Shooting ranges, outdoor. Special Use Permit required. **See R 36**
- Swim & tennis clubs. **See R 37**
- Swimming pool, private. **See R 37**

Commercial Uses:

- Animal clinics & hospitals; including totally enclosed kennels operated in connection with animal clinics or hospitals, veterinary offices. Special Use Permit required. **See R 45**
- Animal shelter. **See R 40**
- Automobile parking lots & facilities for permitted uses in the district
- Composting facility. Special Use Permit required. **See R 43**
- Farm machinery sales & service. Special Use Permit required. **See R 45**

- Farm type enterprises (services). **See R 45**
- Kennels, commercial. **See R 47**
- Recreational vehicle parks or campsites. Special Use Permit required. **See R 49**
- Rural commercial. **See R 50**
- Signs as regulated by Article XI

Manufacturing, Industrial, & other High Intensity Uses:

- Landfill, building debris, private. Special Use Permit required. **See R 54**
- Rural Sawmill or planing mills. Special Use Permit required. **See R 59**
- Source Reduction Facility (processing & wholesale). Special Use Permit required. **See R 67**
- Winery. Special Use Permit required. **See R 60**

Public Works Facilities, Utilities, & Infrastructure Uses:

- Electric transmission distribution poles, towers supporting cable, lines, & related appurtenances
- Governmental public works facilities, utilities, infrastructure & appurtenances
- Natural gas distribution lines & related appurtenances
- Radio, television & similar transmitting towers but not including wireless telecommunication towers. Special Use Permit required. **See R 61**
- Sewage collection lines, pump stations & appurtenances
- Sewage treatment plants, non-governmental public. **See R 62**
- Solar Energy Systems. Rezoning to ACCD or RACD (see Section 11.6). **See R 65**
- Telephone & television cable poles, towers supporting cable, lines, & related appurtenances
- Water distribution lines, booster pumps, storage facilities & appurtenances
- Water treatment plants, non-governmental public. **See R 62**
- Wind energy structure. Special Use Permit required. **See R 63**
- Wireless telecommunications towers & facilities. **See R 64**

The regulations of this district are intended to encourage the continuance of agricultural uses as well as to ensure that residential development NOT having access to public water supplies and dependent upon septic tanks for sewage disposal will occur at a sufficiently low density to provide a healthful environment.

*Please visit our website at <http://www.co.iredell.nc.us/236/Planning-Development> and click on County Codes and Plans tab and select Land Development Code under Chapter 3 for more information, or call the Iredell County Planning & Development Department for information on R (performance requirement) numbers, special use permits, or any other questions.