

ZONING

Township of Raccoon

Lot, Area and Dimensional Requirements

A-1 and A-2 Agricultural Districts

[Amended 11-14-2017 by Ord. No. 2017-5]

Use Category	Area (Acres)Minimum Lot	Minimum Lot Width (Feet)	Minimum Front Setback (Feet from ROW)Minimum Front Setback	Minimum Side Yard (Feet)	Minimum Rear Yard (Feet)	Maximum Bldg. Height (Feet)	Maximum Lot Coverage
Permitted uses							
Agriculture	10	150	35	20	20	35	NA
Single-Family	2	120	35	20	20	35	15%
Mobile Home	2	120	35	20	20	35	15%
Municipal/Fire Bldg.	2	120	50	40	50	35	40%
Municipal Recreation	NA	NA	35	20	20	35	NA
Churches/Educational Facilities	2	150	50	40	50	35	40%
Cemeteries	NA	150	35	20	20	35	NA
Greenhouse/Nursery	2	150	50	40	50	35	40%
Kennels	2	120	35	40	40	35	NA
Specialized Animal Raising	2	120	#	#	#	35	15%
Stables	5	150	50	40	50	35	NA
Garden Center	2	150	50	40	50	35	NA
Veterinary	2	150	50	40	40	35	15%
Conditional Uses							
Cellular Communication Tower/Antenna	See Article XIII, § 185-58						
Adult Daily Living Home Facility	See Article VI, § 185-13G						
Adult Daily Living Center	See Article VI, § 185-13H						
Day Care – Family	*	*	*	*	*	*	*
Day Care – Center	2	150	50	40	50	35	40%
Institutional Facility	See Article VIII, § 185-21C						
Mobile Home Park	See Ch. 161, Article XVII, Mobile Home Parks, as amended						
Recreation, Public/Private	2	150	50	40	50	35	NA
Recreational Vehicle Campground	See Ch. 80, Campgrounds and Recreational Vehicles						
Home Occupation	*	*	*	*	*	*	*
Special Exceptions							
Conversion Apartment	*	*	*	*	*	*	*

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Junkyard	5	150	100	50	50	35	NA
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Notes:

* Standard for principal use shall apply

NA - Not Applicable

Refer to § 185-13E