

2.801 A - Agricultural

(1) Purpose

The A district is intended to provide for farming, dairying, pasturage, horticulture, animal husbandry, and the necessary accessory uses for the packing, treating, or storing of produce. It is anticipated that all A districts will be changed to other zoning classifications as the city proceeds toward full development.

(2) Permitted Uses

See Subsection 2.502, Schedule of Permitted Uses, for a complete listing.

(3) Area, Yard, and Bulk Requirements

Description	Requirement
Minimum Lot Area	85,000 square feet
Minimum Lot Width	150 feet
Minimum Lot Depth	150 feet
Minimum Front Yard	40 feet (See Section 3.500.)
Minimum Side Yard	15 feet or ten percent of lot width, whichever is greater (See Section 3.600.)
--of Corner Lot	25 feet on street side
Maximum Side Yard	25 feet
Minimum Rear Yard	Ten feet (See Section 3.700.)
Minimum Floor Area per Dwelling Unit	800 square feet
Maximum Height	Three story provided the third story may not exceed ten percent of the total floor area of the building, 45 feet (See Section 3.800.)
Maximum Coverage	20%, plus ten percent additional coverage permitted for accessory buildings (See Subsection 3.701.)
Parking Requirements	Two parking spaces per dwelling unit (See Section 3.1100.)

Disclaimer - Uses listed by zoning district are provided as a convenience but should not be relied upon as the most current and accurate source of information. Please contact the City of Plano Planning Department to verify a specific use.

A - Agricultural Permitted Uses

Accessory and Incidental Uses	
Accessory Building or Use (8)*	P
Caretaker's/Guard's Residence	S
Construction Yard (Temporary) (9)*	35
Field Office (9)*	35
Home Occupation (11)*	P
Homebuilder Marketing Center (10)*	S
* = (8) - See Section 3.200 of the Zoning Ordinance; (9) - For construction yard, field offices, and other temporary buildings, see Subsection 3.103 of the Zoning Ordinance; (10) - See Subsection 3.103 of the Zoning Ordinance; (11) - See Subsection 3.110 of the Zoning Ordinance	

Commercial, Manufacturing, and Industrial Uses	
Concrete/Asphalt Batching Plant (Temporary)	36

Educational, Institutional, Public, and Special Uses	
Airport/Heliport (4)*	S
Animal Exhibition (ZC 04-55)	S
Cemetery/Mausoleum	S
Church and Rectory (5)*	P
College/University (5)*	S
Community Center (ZC 98-101)	S
Farm, Ranch, Garden, or Orchard	P
Fire Station/Public Safety Building	P
Fraternal Organization, Lodge, or Civic Club	S
Golf Course/Country Club (Private)	S
Educational, Institutional, Public, and Special Uses	
Household Care Facility (ZC 04-15, ZC 91-07, ZC 90-57)	S
Park/Playground	P

P = Permitted Use; **S** = Specific Use Permit Required; **35** = Subject to temporary permit and removal at completion of project; **36** = Concrete Plant: Issuance of temporary permit by City Engineer and removal as directed and Asphalt Plant: Issuance of temporary permit by resolution of City Council

Private Recreation Facility	S
Rehabilitation Care Facility	S
School - Primary or Secondary (Private) (5)*	S
School - Primary or Secondary (Public or Parochial) (5)*	P
Stable (ZC 04-55)	S
* = (4) - See Subsection 3.106 of the Zoning Ordinance; (5) - See Subsection 3.401 of the Zoning Ordinance	

Primary Residential Uses

Single-Family Residence Detached	P
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Retail Uses

Flea Market (Inside) (ZC 02-37)	S
Flea Market (Outside)	S
Nursery (ZC 96-50)	S

Service Uses

Commercial Pet Sitting/Kennel (Indoor Pens) (ZC 05-04)	S
Day Care Center (ZC 01-51, ZC 96-32, ZC 93-45) (13)*	S
Day Care (In-Home) (16)*	P
Fairgrounds/Exhibition Area (ZC 99-46)	S
Kennel (Outdoor Pens)	P
Veterinary Clinic	S
Winery (ZC 05-24)	S
* = (13) - See Section 1.600 and Subsections 3.102, 3.1107, and 3.1114 of the Zoning Ordinance; (16) - See Section 1.600 of the Zoning Ordinance for specific use permit requirements for certain in-home day care operations	

Transportation, Utility, and Communications Uses	
Antenna	34
Antenna Support Structure (Commercial and Amateur) (ZC 99-43)	34
Electrical Power Generating Plant	S
Electrical Substation	P
Private Utility (other than listed)	S
Service Yard of Governmental Agency	S
Sewage Treatment Plant	S
Shops, Office, and Storage Area for Public/Private Utility	S
Transportation and Utility Structures/Facility	P
Utility Distribution/Transmission Line	P
Water Treatment Plant	S