

Planning and Development Department

234 Northwest Corridor Boulevard, Jacksonville NC 28540

(910) 455-3661



<h1>RA</h1> <h2>Rural Agriculture</h2>	Principal Structure Requirements		
	Minimum Lot Area	20,000 square feet	
District Purpose	Front Setback Minimum	30 feet	
<p>The purpose of this district is to maintain a rural development pattern that preserves the agricultural character of the county while accommodating limited low density single-family residential development and limited commercial uses that service the surrounding community. This district is also designed to protect rural areas from the intrusion of non-agricultural land uses that could create a nuisance, detract from the quality of life, and/or present a danger to the natural environment.</p> <ol style="list-style-type: none"> Two principal structures or non-residential uses are allowed for lots of at least two acres provided all setbacks can be met. For corner lots, applicant may designate the front and street side yards irrespective of the orientation of the home or driveway location. 	Side Setback ² Minimum	8 feet	
	Street (Corner lot) ² Minimum	20 feet	
	Rear Setback Minimum	15 feet	
	Lot Width Minimum	60 feet	
	Structure Height Maximum	45 feet	
	Types of Permitted Residential Uses		
1 Single Family Residence – Stick Built, Manufactured, or Modular; 1 Duplex, 1 RV (per Parcel)			
Accessory Structure Requirements			
<ul style="list-style-type: none"> Open carports may be placed forward of the home if they meet the front setback requirement above and the side and rear setbacks below. Enclosed structures may be placed forward of the home on lots of at least 2 acres by right and on waterfront lots by Special Use Permit. The structures must meet required front setbacks. Pools may not be located forward of the home. 			
Lot Type	Structure Size	Side Setback	Rear Setback
Interior Lot	Less than 400sf	5 feet	5 feet
	400 sf and greater	8 feet	8 feet
		Interior Setback	Side Street Setback
Corner Lot	Less than 400sf	5 feet	10 feet
	400sf and greater	8 feet	15 feet
Double Frontage Lot	Less than 400sf	5 feet	10 feet
	400sf and greater	8 feet	15 feet
Structures cannot be located within any easement or right-of-way.		RVs, trailers, boats, manufactured homes cannot be used as an accessory structure.	
See Back for Uses Permitted with Additional Required Standards			

Uses with Additional Required Standards

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- Accessory Dwelling Unit
- Accessory Structures
- Airstrip, Private (Special Use)
- Animal Services
- Bed and Breakfast Inns
- Campgrounds (Special Use), Campsites (Permitted)
- Cemetery, Private
- Construction Office and Construction Equipment Sheds
- Contractor's Office
- Craftsman Shop
- Crematorium (Special Use)
- Disaster Relief Housing
- Dwelling, Manufactured Home (Individual Lot)
- Event Venue, Indoor (5 Acres or More Permitted, Less Than 5 Acres Special Use)
- Event Venue, Outdoor
- Family Care Home
- Home Occupation
- Horse Stable (Residential Use)
- Indoor and Outdoor Event Venue
- Junkyard/Salvage Yard (Special Use)
- Landfill (Construction & Demolition or Land Clearing & Inert)
- Mining and Quarrying (Under an Acre Permitted, An Acre or More Special Use)
- Motor Vehicle and Boat Services (Without Outdoor Storage Permitted, With Outdoor Storage Special Use)
- Motor Vehicle and/or Boat Storage Yard (Special Use)
- Outdoor Adventure Operations
- Outdoor Advertising Sign (Special Use)
- Personal Structure
- Recreation Facilities Associated with a Residential Development
- Recycling Facility (Special Use)
- Septic Tank Service and Repair
- Shooting Range Facility (Special Use)
- Small Engine Repair
- Small, Large, and Utility-Scale Wind Energy Facility (Special Use)
- Solar Electricity System Ground Mounted
- Solid Waste Transfer Station (Special Use)
- Special Events
- Taxidermy
- Temporary Health Care Structure
- Temporary Mining Operation
- Warehousing, Self-Storage (Special Use)
- Wireless Telecommunication and Broadcast Tower
- Wildlife Sanctuary and Rehabilitation Center

The zoning summary provides an overview of a zoning district. See the Ordinance for all standards and requirements such as the Additional Required Standards for the above uses.