

**DC-11-0003: Agricultural Amendments**  
**Small Group Meetings – Farm Stands**  
Boulder County Parks and Open Space Department  
January 30, 2012 – 10:00 am

## Agenda

- Introductions
  - Purpose of the meeting
  - Current regulations and why
  - Discussion:
    - How many customers does your farm stand serve on an average day?
    - Are customers inside or outside?
    - Staff is talking about coming up with a standard farm stand design that would be acceptable on private property or POS property.
      - Do you think this is a good idea or unnecessary?
      - What size structure is desirable?
      - Would you need water or electricity?
    - Does the 90%/10% split make sense?
  - Next Steps
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## Existing Land Use Code Regulations

### 4-502 Agricultural Uses

#### C. Farm Stand

1. Definition: A location for the sale of agricultural and horticultural products for more than 42 days in a calendar year. The products for sale may include, but are not limited to, the sale of seasonal produce, which does not have to be grown on-site.
2. Districts Permitted: By right in B, C, and GI; by limited impact special review in A, and in RR on unsubdivided land.
3. Parking Requirements: One space per 200 square feet of floor area.
4. Loading Requirements: One loading space for 10,000 or more square feet of floor area.
5. Additional Provisions:
  - a. One single family dwelling, occupied by the owner, operator, or manager of the business will be considered customary and incidental as a part of this use.
  - b. No more than ten percent of the Farm Stand sales may be of nonagricultural or nonhorticultural products.
  - c. This use requires a building lot.

### 4-516 Accessory Uses

#### A. Accessory Agricultural Sales

1. Definition: A location for the retail sale or wholesale of agricultural or horticultural products which are grown on-site. Nonagricultural and nonhorticultural products and products which are not grown on-site may comprise no more than ten percent of sales.

2. Districts Permitted: By right in F, A, RR on unsubdivided land, ER, LI, GI, and MI
3. Parking Requirements: None
4. Loading Requirements: None
5. Additional Provisions:
  - a. For purposes of this use, the term "on-site" means agricultural and horticultural products that are grown on parcels under the same ownership, lease or control as the parcel where the Accessory Agricultural Sales use is located.

#### 4-517 Temporary Uses

##### G. Temporary Farm Stand

1. Definition: A location for the sale of agricultural and horticultural products, for a period not to exceed 42 days in any calendar year. Nonagricultural and nonhorticultural products and products which are not grown on-site may comprise no more than ten percent of sales.
2. Districts Permitted: By right in B, C, and GI; by limited impact special review in A, and in RR on unsubdivided land.
3. Parking Requirements: One space per 200 square feet of floor area.
4. Loading Requirements: One loading space for 10,000 or more square feet of floor area.
5. Additional Provisions:
  - a. The Temporary Farm Stand may include agriculturally based recreation activities.