



Planning Commission Staff Report

Agenda Item #	Community Development Department	Date: 4/03/25										
Statement of Issue:	Consider initiating the process to review and amend Sec. 30-564 (23) Farm Animals of the Zoning Ordinance.											
Background:	<p>Section 30.564 (23) establishes uses with restrictions specifically farm animals within established zoning districts.</p> <p>(23) Farm animals (within AG, RR, SRR zone) provided:</p> <p>“a. All farm and permitted non-domestic animals must be so contained to prevent the animals from escaping onto neighboring properties or injuring the public.</p> <p>b. Enclosed pens, corrals, feed lots, and structures used to house farm and permitted non-domestic animals shall be setback a minimum of 25 feet from the nearest lot line or the applicable accessory structure setback, whichever is greater (said setback shall not apply to open grazing or pasture areas).”</p> <p>It has come to the Departments attention that standards for lots size and number of animal units were not incorporated in the Ordinance. Staff have researched other ordinances and have found the below additional language would address the matter.</p> <p>“Recognizing that residential uses and the keeping of farm animals may be incompatible, the following limits apply:</p> <p>c. On parcels of less than five acres, keeping of farm animals is not permitted.</p> <p>d. On parcels five to nine acres, three animal units are permitted.</p> <p>e. On parcels or contiguous parcels larger than nine acres, three animal units plus one animal unit for every two acres beyond nine acres are allowed.</p> <p>f. On all public waters, farm animal uses shall be setback 150’ from the ordinary high-water level. Farm animals shall not be contained in shore impact zones, bluff impact zones or steep slopes.</p> <p>g. Farm animal units shall be determined according to below.</p> <table style="margin-left: 40px; margin-top: 10px;"> <thead> <tr> <th style="text-align: left;">Animal</th> <th style="text-align: left;">Animal Units</th> </tr> </thead> <tbody> <tr> <td>1 dairy cow</td> <td>1.4 units</td> </tr> <tr> <td>1 steer, heifer, horse</td> <td>1.0 units (each)</td> </tr> <tr> <td>1 swine</td> <td>.4 units</td> </tr> <tr> <td>1 sheep</td> <td>.2 units”</td> </tr> </tbody> </table>		Animal	Animal Units	1 dairy cow	1.4 units	1 steer, heifer, horse	1.0 units (each)	1 swine	.4 units	1 sheep	.2 units”
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	<p>Staff would like the Planning Commission to consider initiating the review and consideration of an amendment to section 30.564, changing the language to account for lot size and animal units as additional restrictions to section 30.564 (23).</p>
Considerations:	
Recommendation:	<p>Pass a motion initiating the review of an amendment to Section 30-564 (23).</p>
Required Action:	<p>Pass a motion initiating the review of an amendment to Section 30-564 (23) to the Zoning Ordinance.</p> <p><u>Example Motion:</u></p> <p>Motion by _____, second by _____ Motion by _____, second by _____ that, to (approve) (not approve) to initiate the review of an amendment to Section 30-564(23), adding additional language that restricts lot size and animal units.</p>
Attachments:	