

**SEC. 51-4.215.**

**ANIMAL RELATED USES.**

Animal related uses are subject to the following regulations:

(1) Farm or ranch.

(A) Definition: An area which is used for growing farm products or keeping farm poultry and farm livestock.

(B) Districts permitted: Residential districts except MH; nonresidential districts except NO, LO, MO, and GO districts.

(C) Required off-street parking: A minimum of two spaces.

(D) Required off-street loading: None.

(E) Additional provisions:

(i) A person shall not operate a farm or ranch upon an area less than three acres.

(ii) Farm products include vegetables, fruits, trees, and grain.

(iii) Farm poultry and farm livestock include but are not limited to pigs, chickens, turkeys, cows, sheep, goats, and horses.

(iv) A structure may be erected for a private stable, pen, barn, shed, or silo for raising, treating, and storing products raised on the premises. This structure may not include a dwelling unit.

(v) Standings under roofed stables must be made of a material that provides for proper drainage so as not to create offensive odors, fly breeding, or other nuisances.

(vi) The keeping of horses is subject to the requirements under the private stable use.

(vii) Fences for pens, corrals, or similar enclosures must be of sufficient height and strength to retain the animals. No pen, corral, fence, or similar enclosure may be closer than 20 feet to an adjacent property line. The widths of alleys, street rights-of-way, or other public rights-of-way may be used to calculate the 20-foot requirement.

(viii) Manure must be collected at least once a day and placed in concrete or metal fly-proof containers. Manure must be removed from the premises at least once a week.

(ix) The regulations under this use do not apply to government agencies, governmentally supported organizations, or educational agencies that keep and maintain animals for health research or similar purposes, nor do these regulations apply to special events such as circuses and livestock exhibits which are otherwise regulated by the city.

(2) Veterinarian's office.

(A) Definition: A facility for the prevention, treatment, cure, or alleviation of disease and injury in animals.

(B) Districts permitted: O-2, LO, MO, GO, SC, GR, LC, HC, central area, and industrial districts.

(C) Required off-street parking: One space for each 300 square feet of floor area.

(D) Required off-street loading:

<u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u>	<u>TOTAL REQUIRED SPACES OR BERTHS</u>
0 to 10,000	NONE
10,000 to 60,000	1
Each additional 60,000 or fraction thereof	1 additional

(E) Additional provisions:

(i) This use includes outpatient treatment only, and no boarding is permitted.

(3) Animal clinic without outside runs.

(A) Definition: A facility for the diagnosis, treatment, or hospitalization of household pets including but not limited to dogs, cats, birds, and horses.

(B) Districts permitted: SC, GR, LC, HC, central area, and industrial districts.

(C) Required off-street parking: One space for each 300 square feet of floor area.

(D) Required off-street loading:

<u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u>	<u>TOTAL REQUIRED SPACES OR BERTHS</u>
0 to 10,000	NONE
10,000 to 60,000	1
Each additional 60,000 or fraction thereof	1 additional

(E) Additional provisions:

(i) Outside runs are not permitted under this use.

(4) Animal clinic with outside runs.

(A) Definition: An animal clinic as defined in Subsection (3) above that has outside enclosures for the animals.

(B) Districts permitted: Industrial districts when located at least 1,000 feet from residential districts; otherwise by SUP only in the same districts. Specific use permit required in the HC district.

(C) Required off-street parking: One space for each 300 square feet of floor area.

(D) Required off-street loading:

<u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u>	<u>TOTAL REQUIRED SPACES OR BERTHS</u>
0 to 10,000	NONE
10,000 to 60,000	1
Each additional 60,000 or fraction thereof	1 additional

(5) Kennel with outside run.

(A) Definition: A facility for the breeding or boarding of animals that has outside enclosures for the animals.

(B) Districts permitted: I-3; specific use permit required in I-1 and I-2 districts.

(C) Required off-street parking: One space for each 300 square feet of floor area.

(D) Required off-street loading:

<b><u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u></b>	<b><u>TOTAL REQUIRED SPACES OR BERTHS</u></b>
0 to 10,000	NONE
10,000 to 60,000	1
Each additional 60,000 or fraction thereof	1 additional

(6) Animal pound.

- (A) Definition: A facility for the keeping of animals, especially stray or unlicensed pets.
- (B) Districts permitted: I-3; specific use permit required in HC, I-1, and I-2 districts.
- (C) Required off-street parking: One space for each 500 square feet of floor area.
- (D) Required off-street loading:

<b><u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u></b>	<b><u>TOTAL REQUIRED SPACES OR BERTHS</u></b>
0 to 10,000	NONE
10,000 to 50,000	1
50,000 to 100,000	2
Each additional 100,000 or fraction thereof	1 additional

- (E) Additional provisions:
- (i) An animal pound may have outside enclosures for the animals.

(7) Commercial stable.

- (A) Definition: A facility for the business of boarding horses or renting horses to the public.
- (B) Districts permitted: I-2 and I-3 districts.
- (C) Required off-street parking: One space for each two stalls.
- (D) Required off-street loading:

<u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u>	<u>TOTAL REQUIRED SPACES OR BERTHS</u>
0 to 10,000	NONE
10,000 to 50,000	1
50,000 to 100,000	2
Each additional 100,000 or fraction thereof	1 additional

(E) Additional provisions:

(i) This use does not include sales, auction, or similar trading activity.

(8) Zoo.

(A) Definition: A facility consisting of a zoological garden or a collection of animals for display to the public.

(B) Districts permitted: Specific use permit required in I-2 and I-3 districts.

(C) Required off-street parking: One space for each 600 square feet of site area.

(D) Required off-street loading:

<u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u>	<u>TOTAL REQUIRED SPACES OR BERTHS</u>
0 to 10,000	NONE
10,000 to 50,000	1
50,000 to 100,000	2
Each additional 100,000 or fraction thereof	1 additional

(E) Additional provisions:

(i) The city council must specially approve a public zoo.

(9) Hatchery and breeding operation.

(A) Definition: A facility for hatching eggs or breeding of animals.

(B) Districts permitted: I-2 and I-3 districts.

(C) Required off-street parking: One space for each 600 square feet of site area; a minimum of five spaces required.

(D) Required off-street loading:

<u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u>	<u>TOTAL REQUIRED SPACES OR BERTHS</u>
0 to 10,000	NONE
10,000 to 50,000	1
50,000 to 100,000	2
Each additional 100,000 or fraction thereof	1 additional

(10) Livestock auction pens or sheds.

(A) Definition: A facility for the public sale of animals to the highest bidder.

(B) Districts permitted: I-3; specific use permit required in I-2 district.

(C) Required off-street parking: One space for each four seats plus one space for each 600 square feet of sales area.

(D) Required off-street loading:

<u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u>	<u>TOTAL REQUIRED SPACES OR BERTHS</u>
0 to 10,000	NONE
10,000 to 50,000	1
50,000 to 100,000	2
Each additional 100,000 or fraction thereof	1 additional

(11) Slaughterhouse.

(A) Definition: A facility for butchering animals or poultry.

(B) Districts permitted: I-3 district; specific use permit required in I-2 district.

(C) Required off-street parking: One space for each 1,000 square feet of site area if the use is conducted outdoors; one space for each 500 square feet of floor area with a minimum of five spaces required if the use is conducted inside.

(D) Required off-street loading:

<b><u>SQUARE FEET OF FLOOR AREA IN STRUCTURE</u></b>	<b><u>TOTAL REQUIRED SPACES OR BERTHS</u></b>
<b>0 to 10,000</b>	<b>NONE</b>
<b>10,000 to 50,000</b>	<b>1</b>
<b>50,000 to 100,000</b>	<b>2</b>
<b>Each additional 100,000 or fraction thereof</b>	<b>1 additional</b>

(Ord. Nos. 18849; 26269; 27404)

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