

ORDINANCE No. 11-11 (10-18-11)

**AN ORDINANCE ADOPTING AMENDMENTS
TO THE CITY OF SARATOGA SPRINGS LAND
DEVELOPMENT CODE AND ESTABLISHING
AN EFFECTIVE DATE.**

WHEREAS, the City of Saratoga Springs City Council has found that certain provisions in the City of Saratoga Springs Land Development Code require a revision; and,

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SARATOGA SPRINGS THAT:

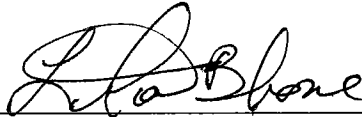
1. The City of Saratoga Springs Land Development Code is hereby amended and such amendments include changes to the following chapter:

- a. 19.04.240-Keeping Chickens

These amendments are described in Exhibit "A" attached to this ordinance.

2. This Ordinance shall become effective upon passage by the Governing Body and publication by the City Recorder as required by the Utah Code.

ADOPTED AND PASSED by the Governing Body of the City of Saratoga Springs, Utah, this 18th day of October, 2011.

Signed: 
Mia B. Love, Mayor

Attest: 
City Recorder

10-19-11
Date



EXHIBIT "A"

Chapter 19.02 Definitions

“Chicken”: A domestic fowl, usually with brown or black feathers and a fleshy crest on its head. The male is a rooster and the female is a hen. Offspring are chicks and may be of any gender.

19.04.240. Keeping Chickens.

Residents may keep and maintain chickens on their property subject to the requirements of this Section and any other applicable provision of this Code. This Section prohibits the keeping of other fowl (e.g. pheasants, turkeys, peacocks, etc.). Keeping of chickens shall be permitted within the Low Density Residential (R-3) Zoning District or larger lot Zoning Districts; however, this ordinance does not supersede any CC&R's or protective covenants of any subdivision. This Section shall not affect Section 19.04.230, as currently amended, in any manner.

1. The guidelines and requirements of this section are intended to:
 - a. Minimize nuisance to neighboring property owners;
 - b. Prevent rodent, insect, vermin, and pest proliferation;
 - c. Prevent the spread of disease; and
 - d. Allow residents to provide for themselves and produce food for the exclusive benefit of their families.

2. The following standards of care are required where the provisions of this Section apply:
 - a. Hen chickens (no roosters) may be kept on a non-nuisance basis for the sole purpose of producing eggs, with no sale or income resulting from the keeping of chickens. For purposes of the subsection only, chickens adversely affecting the physical health, which physical health condition must be documented, of an individual of an adjacent lot owner shall be considered a nuisance.
 - b. Up to ten (10) hen chickens may be kept on any one lot or parcel.
 - c. Chickens may be kept on properties containing a single family detached dwelling unit only.
 - d. Chickens shall be confined within a secure outdoor enclosed area. A fenced backyard does not meet this requirement.
 - e. All enclosures, pens, coops, and run areas shall be maintained in good condition so as to keep it rodent and predator resistant from all sides, including burrowing.
 - f. Manure and odor producing excrement shall be removed from all enclosures, pens, coops and run areas as necessary to prevent any odor detectable at a property line. Furthermore, such manure and excrement shall be bagged and disposed of properly, and onsite composting of such shall be prohibited.
 - g. All enclosures, pens, coops, and run areas shall be kept and maintained in a clean and sanitary condition.
 - h. All enclosures, pens, coops, and run areas shall be located to the rear of the main dwelling or in an interior side yard. There shall be no visible evidence of chickens from neighboring properties from ground level. All enclosures, pens, coops, run areas, or compost piles which may contain chicken waste shall be located at least ten (10) feet from any property line, six (6) feet from the main dwelling on the property, and at least thirty (30)

feet from the nearest residential dwelling on adjoining properties.

- i. All animal food storage shall be completely secured from insects, rodents, and other vermin.
 - j. Clean water shall be available to the chickens at all times.
 - k. Dead birds or rotting eggs shall be removed within 10 hours and in accordance with Title 9 of the City Code.
 - l. Slaughtering of chickens shall not be visible to adjoining property owners or the public. Section 9.01.090 of the City Code shall not be applicable to the slaughtering of chickens as long as such slaughtering is done in a humane manner.
3. The following standards for Runs, Structures and Coops shall apply:
- a. Keeping of chickens shall require construction and utilization of a run area and a coop. The coop shall be constructed to provide adequate shelter and space for chickens to roost. Run areas shall be connected to the coop and provide some method by which chickens are not allowed to roam freely beyond the run area. This would include the possibility of flying out of the run area. Run areas must also prevent intrusion, including burrowing, from predatory animals.
 - b. Structures and coops used for keeping and feeding chickens shall be designed and constructed as follows:
 - i. With solid walls on all sides, exclusive of openings for animals and access to animals;
 - ii. With a solid roof;
 - iii. So as to prevent intrusion, including burrowing from all types of rodents, vermin, and predatory animals;
 - iv. That they resemble typical accessory buildings and are not unsightly;
 - v. Using building materials and coloration compliant with requirements within subdivision CC&Rs or, if there are no such CC&Rs, consistent with the materials used for the primary residence; and
 - vi. That they be appropriately secured and/or anchored to the ground.
 - c. Structures or coops of large enough size, or those being altered, that would require a building permit shall apply for and be issued a permit by the City prior to construction or alteration.
 - d. That any electrical installation for a structures or coop must comply with current electrical codes.