

August 17, 2021

Proposed 2021 Zoning Revisions to TOC Ordinance

Revised- Article II, WORD TERMS AND DEFINITIONS

New - RIDING STABLE, TRACK, OR ARENA . An equestrian facility created and maintained for the purpose of accommodating, training or competing horses. May include commercial operations such as boarding. farriers, tack shops, or equipment repair.

New - TURNOUT AREA - An area consisting of pens, runs, corrals and paddocks. oftentimes attached to shelters, allowing for exercise, socialization and stress relief of animals.

Justification- clarity

Revised- Article III, Section 301- Application Procedures for Building permits - 301- C - **Remove the word “he” in line four (4) and replace it with “the applicant”.**

Justification- clarity

301 F- Change from one (1) copy to two (2) copies for the number of required drawings.

Justification- procedural correction

301-G - Remove “Clerk's office” and replace it with “maintains one copy of the approve permit in the Ordinance Inspection Officer (OIO) files”.

Justification- Clarifies clerical requirements

Revised - Article V, section 500-4 - Uses Allowed by Special Permit (RH)

J. Riding Stable, Boarding, Track or Arena

Justification- clarity

Revised - Article V, Section 510-6 - Minimum Specifications for Agricultural Structures **RA in all Zoning Districts.**

Minimum lot size - ~~Three (3) acres~~ 120,000 square feet (may include owner residence).

Justification - consistency

Article VI, Section 607 - Residential Driveways - NEW - A.-7 - The driveway setback from any neighboring lot line shall be a minimum of five (5) feet.

Justification - will eliminate potential boundary encroachment

Article VI, Section 610 - FENCES - REVISE A-3 to read; It shall be the owner's sole responsibility to ensure that Any any fence erected along a property line shall be erected wholly on the property of the owner and neither the fence nor any supporting accessory components thereof shall encroach upon adjoining properties.

Justification - will eliminate potential boundary encroachment.

