

## **Section 025-050      Agricultural Uses**

- A. Farming: The following agricultural uses: farming, forestry, truck gardening, nursery gardening, and the display and sale of farm and garden produce are permitted in any residential zone subject to the following conditions and issuance of a zoning permit by the Zoning Enforcement Officer:
1. Any parcel of land intended for the above noted permitted agricultural uses must contain at least three-fourths (3/4) of an acre.
  2. Any buildings, temporary and permanent, to be erected associated with said agricultural uses must be located in conformance with the minimum yard setbacks for the zone.
  3. A minimum of one (1) off-street parking space, consisting of a dustless surface shall be provided for each 50 square feet of farm stand sales area. All parking areas must be located in conformance with the minimum yard setbacks for the zone.
  4. All products sold from the property must be locally grown or raised. Locally for the purposes of this section of the regulations shall include all Connecticut counties as well as Dutchess and Putnam counties in New York.
- B. Farm Products Stand: In a commercial zone a temporary, moveable table, tent, or stand setup for the sale of locally grown produce in season may be permitted as an incidental use to the principal commercial use of the lot subject to the site plan approval in accordance with Chapter 175 of these regulations. Such a stand may be permitted where there is sufficient parking and circulation for both the principal and incidental use.
- C. Slaughterhouse and Animal Processing Facility: The incidental use of a facility located on a farm for slaughtering and/or processing of animals, may be permitted subject to acquisition of a Special Permit, in accordance with the following standards.
1. Slaughterhouses and animal processing facilities shall be located on a parcel with a lot size of not less than twenty (20) acres.
  2. All structures associated with the slaughter and/or processing of animals shall be set back from property lines a minimum distance of 100 feet and shall be located at least 200 feet from any existing dwelling located on a neighboring property.

3. The waste produced from the animal slaughter and processing shall not be buried on site but shall be stored in accordance with USDA requirements and transported from the site by a rendering company.
4. Slaughter and animal processing facilities shall not exceed 4,000 square feet of floor area dedicated to the slaughter and processing use. The floor area of a slaughter and animal processing facility shall include indoor animal chutes and pens, killing room, chiller, processing room, freezer and inspector office, whether these are in a single structure or are composed of adjacent or detached structures, but are used in the slaughter process. Areas used for animal shelter, feed, pre-mortem animal inspection and storage equipment shall not be included in the floor area calculation of a slaughter and animal processing facility. Temporary, moveable structures and/or vehicles shall not be permitted to be used for any slaughter and animal processing activities.
5. Slaughter and animal processing facilities are permitted to produce a maximum yield of 50,000 pounds of meat per year. The following estimated meat yields shall be used for each animal slaughtered when determining compliance with these regulations:
  - Cattle: 400 pounds
  - Pig: 120 pounds
  - Lamb: 30 poundsThe meat yield of any animal not listed shall be determined in each case by the Zoning Commission.
6. Slaughter and/or animal processing activities including loading and unloading of animals shall be conducted between the hours of 7:30 a.m. and 4:00 p.m., Monday through Friday, inclusive. No slaughter and/or processing activities shall take place on Federal Holidays as outlined by the U.S. Office of Personnel Management.
7. Slaughterhouses and animal processing facilities shall be USDA Certified.
8. Personal Slaughter: Nothing in these regulations shall be construed to limit the rights of a farmer, resident or property owner to slaughter or process animals for his/her own consumption.
9. Facilities for slaughtering and processing of animals shall not be permitted as a primary use of land under this section.
10. Quarterly written certification shall be provided within 30 days of the end of each quarter by the owner of the property where an animal slaughter and

processing facility is located, certifying that farming is the primary use of the property and certifying the number and types of animals processed and the weight of meat produced during the previous quarter. The quarterly certification shall also include a log of all animals processed and slaughtered.

*(Section Amended Effective: November 15, 2008; June 8, 2018)*