

AN ORDINANCE

AN ORDINANCE TO AMEND TABLE 6.1 USES PERMITTED AND SECTION 6:2 USE CONDITIONS OF THE GREENVILLE COUNTY ZONING ORDINANCE, RELATING TO PERMITTED CONDITIONAL USES.

BE IT ORDAINED BY THE GREENVILLE COUNTY COUNCIL:

Section 1. Findings. Greenville County Council finds that the citizens of Greenville County wish to include limited agricultural tasks within their communities; in particular, those activities pertaining to raising chickens. Improving economic activity and furthering community partnerships are consistent with the goals and objectives of the Comprehensive Plan of the County. And further, in order to implement this community agricultural activity and to allow for this use, it is necessary to amend the Greenville County Zoning Ordinance.

Section 2. Amendment. Table 6.1 and Section 6:2 of the Greenville County Zoning Ordinance, as amended, is hereby amended to read as follows:

PART 1 (Text Changes):

Amendment to Section 6.2:
Add Condition (29) to read:

“(29) Chickens on Properties Containing Single-Family Detached and Two-Family (Duplex) Dwellings

Chickens are permitted on properties containing single-family detached and two-family dwellings in the specified zoning districts subject to the following conditions:

- A. No more than eight chickens shall be permitted on a single property.
- B. Roosters are prohibited.
- C. Chickens may not be allowed to roam free and must be enclosed in pens/coops/enclosures as follows:
 - a. A minimum of four square feet of floor space must be provided for each chicken if allowed access to a larger enclosure.
 - b. A minimum of ten square feet of floor space must be provided for each chicken if not allowed access to a larger enclosure.
- D. Owners must properly maintain pens/coops/enclosures to avoid potential health hazards or offensive odors.
- E. Pens/coops/enclosures shall be considered accessory structures and shall meet the provisions of Section 7:3.4 of the Zoning Ordinance relating to accessory structures.
- F. Pens/coops/enclosures must be located in the rear or side yard not to extend beyond a line parallel with the rear of the primary dwelling.

- G. Pens/coops/enclosures must be screened from adjacent residential zoning districts and/or uses using the materials set forth in Section 12.9 of the Zoning Ordinance unless the pen/coop/enclosure is located a minimum of one-hundred feet from the property line or where such property abuts a railroad or watercourse at least one-hundred feet in width.
- H. Accessory structures for the purpose of this section shall not exceed eighteen feet in height.
- I. On-site slaughter of chickens is prohibited.
- J. Chickens may not be raised for commercial purposes and eggs may not be sold for profit.
- K. A permit fee of \$50.00 shall be administered to include the accessory building permit and an initial inspection to ensure compliance with the aforementioned requirements.”

PART 2 (Table Changes):

Amendment to Table 6.1:

Amend Table 6:1 Use Table to reflect the conditional use (C²⁹) for the use entitled “Farm Animals” as indicated in the specified districts.

R-6, R-7.5, R-10, R-12, R-15, and R-20, Single-Family Residential; R-M2 through R-M20, Multifamily Residential; R-MA, Multifamily Residential; O-D, Office District; C-1, C-2, and C-3, Commercial; S-1, Services; I-1, Industrial; ESD-PM, Environmentally Sensitive District-Paris Mountain

PART 3:

The changes set forth in this amendment shall be reflected in all applicable and affected sections of the GCZO.

Section 3. Effective Date. This ordinance shall become effective on the date of its adoption.

DONE IN REGULAR MEETING THIS _____ DAY OF _____, 2012.

Herman G. Kirven, Jr., Chairman
Greenville County Council

ATTEST:

Joseph Kernell
County Administrator

Theresa B. Kizer
Clerk to Council
First Reading _____
Second Reading _____

Third Reading _____
Public Hearing _____