



HILLTOWN TOWNSHIP

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How many horses or other livestock are allowed on a residential property?

The minimum acreage for keeping horses in Hilltown Township is three (3) acres.

Simplified, you are allowed to have two (2) horses or head of livestock (goats, cattle, donkeys, llamas, alpacas, etc.) or fifty (50) fowl (chickens, turkeys, ducks, etc.) for the first three (3) full acres that you own. All acreage must be part of the same legal lot.

For each additional full acre, you are entitled an additional two (2) head of livestock or horses or fifty (50) fowl, up to 25 acres.

Any shelters for your animals (and manure repositories) must meet the following setbacks:

- 50' from all street lines (rights-of-way),
- 50' from any property line, and
- 100' from any existing neighboring dwelling.

Additionally, the above setbacks are minimums, if your animal shelter is greater than 250 square feet, you are also obligated to meet the required setbacks for an accessory building in a given zoning district, per Zoning Ordinance section 160-23.I2 (see the FAQ sheet on residential setbacks).

Residential accessory agricultural buildings greater than 1250 square feet require submission of a Land Development application, or Land Development Waiver Request.

Boarding Stables, Riding Academies and Dog Kennels are not included under this explanation and may be subject to additional requirements and restrictions.

The full text of Zoning Ordinance section 160-23.I17 follows:

I17 Residential Agricultural Use. Residential agricultural use involves farming as an accessory use occurring on the same lot as a single-family dwelling and includes tilling of the soil and raising of livestock, horses, fur-bearing animals (animals raised for the sale of their fur) or poultry. The keeping or raising of livestock, horses, fur-bearing animals or poultry shall be limited to lots of at least three acres and shall be limited to two head of livestock or horses, or 50 fowl. Lots of four acres up to 25 acres shall allow two additional head of livestock or horses per acre, or 50 fowl per acre. Maximum lot size is 25 acres. Livestock shall be considered those animals commonly raised on farms in this area, such as cows, sheep, goats, and pigs. Any building used for the keeping or raising of livestock, horses, fur-bearing animals, or poultry shall be situated not less than 50 feet from any street line or residential property line, or 100 feet from any existing neighboring dwelling. Not more than 9% of the total lot area shall be in impervious surfaces. Riding academies, livery or boarding stables and commercial dog kennels are not included in this provision. All buildings associated with this use, i.e., barns, sheds, silos and the like, shall also be permitted. In addition, buildings with a first-floor area of up to 1,250 square feet shall be exempt from land development procedures. Adequate provisions shall be made for the control of noise and odor and the confinement of the animals to the property. This agricultural use is to be used in conjunction with the single-family dwelling only and does not conflict with use A1 Agricultural Use. [Added 7-22-2002 by Ord. No. 2002-6]