

1 THE TOWN OF COVENTRY

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3  
4 **ORDINANCE OF THE TOWN COUNCIL**

5  
6 IN AMENDMENT OF THE TOWN OF COVENTRY CODE OF ORDINANCES,  
7 2008 PART II – GENERAL LEGISLATION,  
8 CHAPTER 255, ARTICLE VI Zoning District Use and Dimensional Regulations, and  
9 ARTICLE IX – Supplementary Regulations  
10

11 **Ordinance No. 2026-17**

12  
13 *The Town Council of the Town of Coventry hereby ordains as follows:*

14  
15 **Section 1.** The Town of Coventry Code of Ordinance, Part II General Legislation is hereby  
16 amended by amending the following Chapter and Sections of Article II:

17  
18 **Article II, Chapter 255 – Definitions**

19  
20 **§255-9110 Standard interpretations.**

21  
22 ~~Kennel – An establishment licensed to operate a facility housing dogs, cats, or other household~~  
23 ~~pets and where grooming, breeding, boarding, training, or selling of animals is conducted as a~~  
24 ~~business.~~

25  
26  
27 **Section 2.** The Town of Coventry Code of Ordinance, Part II General Legislation is hereby  
28 amended by amending the following Chapter and Sections of Article IX:

29  
30 **Article IX, Chapter 255 — Zoning (Supplementary Regulations)**

31 [Insert entire amendment below as a new section to Zoning Ordinance at §255-9110]

32  
33 **§255-9110 Kennels.**

34  
35 **A. Definitions.**

36  
37 Kennel – Any structure and/or outdoor enclosure in which the housing, breeding, boarding, or  
38 selling of up to twenty (20) dogs over six months of age is conducted as a business.

39  
40 **B. Minimum Lot Size.**

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42 1. The minimum lot area for kennel structures and/or outdoor enclosures shall conform to the  
43 following standards according to the applicable zone, as follows:

44  
45 a. RR-5 zone: five (5) acres

- b. RR-3 zone: three (3) acres
- c. RR-2 zone: three (3) acres
- d. R-20 zone: two (2) acres
- e. GB zone: 15,000 square feet
- f. I-1 zone: 60,000 square feet

C. Proximity to Other Land Uses. The separation distances noted below shall be measured from the nearest portion of the property dedicated to the kennel, including the outdoor enclosure, to the following nearby uses.

1. For the purposes of this section, "residential property" shall be defined as a parcel of land that contains one (1) or more residential dwelling units.

2. Kennel structures and/or outdoor enclosures that are sited in residential zoning districts shall not be located within three hundred (300) feet from any other residential property.

3. Kennel structures and/or outdoor enclosures that are sited in commercial or industrial districts shall not be located within one hundred (100) feet from any other residential property.

4. Kennel structures and/or outdoor enclosures in any zone shall not be located within fifty (50) feet for any other non-residential property.

5. Kennel structures and/or outdoor enclosures in any zone shall not be located within one hundred (100) feet from the land uses listed below:

- a. School property;
- b. Commercial day care;
- c. Library;
- d. Municipal Park/playground;
- e. Outdoor sports field;
- f. Youth center;
- g. Public athletic and recreational facilities; or
- h. Places of religious worship.

E. Restrictions.

1. Kennel structures and/or outdoor enclosures shall be subject to the standards and procedures of Minor or Major Land Development Applications consistent with the Town of Coventry Subdivision and Land Development Regulations. For the purposes of such Applications, the outdoor enclosure area shall be calculated as part of the floor area.

2. Kennel structures and/or outdoor enclosures shall adhere to the minimum front setback requirements established in Section 255-610 for the applicable zoning district.

3. Kennel outdoor enclosures shall be placed in the rear yard. Kennel outdoor enclosures shall not be placed in front yard or side yard areas.

4. A stockade fence of at least six (6) feet in height may be required along the perimeter of the kennel outdoor enclosure at the discretion of the Administrative Officer and/or the Planning Commission.

5. Kennel structures and/or outdoor enclosures shall have on-site waste facilities designed to accommodate all animal waste. The storage and disposal of animal waste shall comply with federal, state, and local laws.

6. The hours of operation for the outdoor use of kennel structures and/outdoor enclosures shall be between 7:00 a.m. – 7:00 p.m. This provision shall not be construed to prohibit individual dogs from being able to go outside for brief periods of time outside of the hours of operation.

**Section 2.** The Town of Coventry Code of Ordinance, Part II General Legislation is hereby amended by amending the following Chapter and Sections of Article VI:

**Article VI, Chapter 255 — Zoning (Zoning District Use and Dimensional Regulations)**

**§ 255-600 Zoning District Use and Dimensional Regulations.**

A. The following Schedule of District Use Regulations, attached to this Chapter as Table 6-1, is designed to regulate the uses in the various zoning districts in the Town. Specific uses are listed for each zoning district.

B. For uses not specifically listed in Table 6-1, the property owner may submit a written request to the Zoning Official for an evaluation and determination of whether the proposed use is of similar type, character, and intensity as a listed use.

C. The following uses are permitted only in the zoning district marked with a " P." Uses permitted in the zoning district as a special use permit under the provisions of Article IV of this chapter are marked with an " S." Where the letter "N" appears, the uses are prohibited. Note that Article XII, regarding parking, Article XVI (Development Plan Review), Article XIV (Land Development Projects), and Article XVII (Landscaping), will likely apply to some residential and agricultural uses, as well as most commercial and industrial uses.

**[Amended 1-13-2026 by Ord. No. 2025-23]**

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[Table 6-1 is a separate document containing amendments]

**Section 3.** This ordinance shall take effect upon its passage and final adoption.

## Town of Coventry Schedule of District Use Regulations

The following uses are permitted only in the zoning district marked with a “P.” Uses permitted in the zoning district as a special use permit under the provisions of Article IV of this chapter are marked with an “S.” Where an “N” appears, the uses are prohibited. Note that Article XII (regarding parking), Article XVI (Development Plan Review), Article XIV (Land Development Projects), and Article XVII (Landscaping) will likely apply to some residential and agricultural uses, as well as most commercial and industrial uses.

### 2. Personal services.

|    | Use                                                                               | RR5                   | RR3                   | RR2                   | R20                   | VRC | VMC | GB                    | BP                    | I1                    | I2 | Comments                                                        |
|----|-----------------------------------------------------------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----|-----|-----------------------|-----------------------|-----------------------|----|-----------------------------------------------------------------|
| 01 | Laundry or dry cleaners (pick-up) and self-service laundromat                     | N                     | N                     | N                     | N                     | P   | P   | P                     | P                     | N                     | N  | In BP Zone, these uses allowed only in multioccupant structures |
| 02 | Photo studio, taxidermist and similar specialty shops                             | N                     | N                     | N                     | N                     | P   | P   | P                     | P                     | N                     | N  | See comments under 01                                           |
| 03 | Beautician and barber shops, shoe repair, tattoo shop and similar specialty shops | N                     | N                     | N                     | N                     | P   | P   | P                     | P                     | N                     | N  | See comments under 01                                           |
| 04 | Mortuary or funeral home                                                          | N                     | N                     | N                     | N                     | N   | N   | P                     | N                     | N                     | N  | See comments under 01                                           |
| 05 | Caterer                                                                           | N                     | N                     | N                     | N                     | P   | P   | P                     | N                     | N                     | N  | See comments under 01                                           |
| 07 | Kennels, or the boarding of animals (including retail sales)                      | <del>P</del> <u>N</u> | <del>P</del> <u>N</u> | <del>P</del> <u>N</u> | <del>P</del> <u>N</u> | N   | N   | <del>P</del> <u>N</u> | <del>P</del> <u>N</u> | <del>P</del> <u>N</u> | N  | Annual kennel license required from Town Council                |
| 08 | Pet grooming                                                                      | N                     | N                     | N                     | N                     | P   | P   | P                     | P                     | P                     | P  |                                                                 |

[Amended 1-13-2026 by Ord. No. 2025-23]

Approved as to Form:

Town Solicitor

Date

Introduced by/Pursuant to:

Council



Referred to/for: First Reading of the Ordinance on \_\_\_\_\_, 2026

Planning Commission for recommendation on \_\_\_\_\_, 2026

Public Hearing before the Town Council on \_\_\_\_\_, 2026

Passed or Denied on a vote of \_\_\_\_\_

John-Paul A. Verducci – Town Council President

Approved:

Daniel O. Parrillo – Town Manager

Certification Actions by Town Clerk: