

1 THE TOWN OF COVENTRY
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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 II, Definitions, ARTICLE VI Zoning District Use and
9 Dimensional Regulations, and ARTICLE IX – Supplementary Regulations
10

11 **Ordinance No. 2026-17 – Sub A**
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 **§255-200 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.~~
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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 Small boarding kennel – any establishment that provides daytime care, overnight care, and/or
38 training of up to five (5) dogs.
39

40 Medium boarding kennel – any establishment that provides daytime care, overnight care, and/or
41 training of up to ten (10) dogs.
42

43 Large boarding kennel – any establishment that provides daytime care, overnight care, and/or
44 training of up to twenty (20) dogs.
45

Small day care kennel – any establishment that provides daytime care and/or training of up to five (5) dogs, and does not board dogs overnight.

Medium day care kennel – any establishment that provides daytime care and/or training of up to ten (10) dogs, and does not board dogs overnight.

Large day care kennel – any establishment that provides daytime care and/or training of up to twenty (20) dogs, and does not board dogs overnight.

Breeding kennel – any establishment engaged in breeding, whelping, or raising up to twenty (20) dogs for sale or distribution, and may also provide daytime care, overnight care, and/or training of dogs. For breeding kennels, dogs under the age of six (6) months shall not count against the 20 dog limit.

C. Minimum lot size.

1. Any kennel allowed in the VRC, VMC, GB, and I-1 shall be subject to the minimum lot area standards for the applicable zone as set forth in § 255-610, Table 6-2. All kennels allowed in the BP zone shall be subject to the minimum lot area standards for the GB zone.

2. The minimum lot area for each kennel type in residential zones shall conform to the following standards according to the applicable zone, as follows:

<u>Kennel type</u>	<u>RR-5</u>	<u>RR-3</u>	<u>RR-2</u>	<u>R-20</u>
<u>Small day care kennel</u>	<u>2 acres</u>	<u>1 acre</u>	<u>25,000 sq. ft.</u>	<u>10,000 sq. ft.</u>
<u>Small boarding kennel</u>	<u>3 acres</u>	<u>2 acres</u>	<u>35,000 sq. ft.</u>	<u>20,000 sq. ft.</u>
<u>Medium day care kennel</u>	<u>4 acres</u>	<u>3 acres</u>	<u>n/a</u>	<u>n/a</u>
<u>Medium boarding kennel</u>	<u>5 acres</u>	<u>5 acres</u>	<u>n/a</u>	<u>n/a</u>
<u>Large day care kennel</u>	<u>5 acres</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>
<u>Large boarding kennel</u>	<u>5 acres</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>
<u>Breeding kennel</u>	<u>5 acres</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

D. 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. Small kennels (both boarding and day care) that are sited in commercial or industrial zoning districts shall not be subject to an additional separation distance from any other property.

3. Medium kennels (both boarding and day care) that are sited in commercial or industrial zoning districts shall not be located within one hundred (100) feet of any other residential property.

4. Large kennels (both boarding and day care) and breeding kennels that are sited in commercial or industrial districts shall not be located within one hundred and fifty (150) feet of any other residential property.

5. Small kennels (both boarding and day care) sited in residential zoning districts shall not be subject to an additional separation distance from any other residential property.

6. Medium day care kennels that are sited in residential zoning districts shall not be located within one hundred and fifty (150) feet of any other residential property.

7. Medium boarding kennels, including outdoor enclosures, that are sited in residential zoning districts shall not be located within two hundred (200) feet of any other residential property.

8. Large day care kennels that are sited in residential zoning districts shall not be located within two hundred and fifty (250) feet of any other residential property.

9. Large boarding kennels and breeding kennels that are sited in residential zoning districts shall not be located within three hundred (300) feet of any other residential property.

10. Any medium or large kennel, or any breeding kennel, in any zone shall not be located within fifty (50) feet for any other non-residential property.

11. Any medium or large kennel, or any breeding kennel, 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. All medium and large kennels, and breeding kennels, 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. All medium kennels, including outdoor enclosures, shall be placed in the rear yard and may be placed in the side yard at the discretion of the Administrative Officer and/or the Planning Commission. Medium kennels, including outdoor enclosures, shall not be placed in the front yard.

3. All large kennels and breeding kennels, including outdoor enclosures, shall be placed in the rear yard. Large kennels and breeding kennels, including outdoor enclosures, shall not be placed in the front or side yard.

4. A stockade fence of at least six (6) feet in height shall be required along the perimeter of the outdoor enclosure for all large and medium kennels and breeding kennels.

5. Medium boarding kennels, large boarding kennels, and breeding kennels 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 all overnight boarding kennels and breeding kennels, including outdoor enclosures, shall be between 7:00 a.m. – 6:00 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.

7. The hours of operation for the full use of day care kennels, including outdoor enclosures, shall be between 7:00 am – 6:00 pm. No more than three (3) dogs shall be kept on the property outside of these operating hours.

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.

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:

§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
<u>06</u>	<u>Small day care kennel</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>This use is subject to the restrictions within § 255-9110</u>
<u>07</u>	<u>Medium day care kennel</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>N</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>This use is subject to the restrictions within § 255-9110</u>
<u>08</u>	<u>Large day care kennel</u>	<u>P</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>This use is subject to the restrictions within § 255-9110</u>

<u>09</u>	<u>Small boarding kennel</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>This use is subject to the restrictions within § 255-9110</u>
<u>10</u>	<u>Medium boarding kennel</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>N</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>This use is subject to the restrictions within § 255-9110</u>
<u>11</u>	<u>Large boarding kennel</u>	<u>P</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>This use is subject to the restrictions within § 255-9110</u>
<u>12</u>	<u>Breeding kennel</u>	<u>P</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>N</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>N</u>	<u>This use is subject to the restrictions within § 255-9110</u>
07	Kennels, or the boarding of animals (including retail sales)	N	N	N	N	N	N	N	N	N	N	Annual kennel license required from Town Council
13 08	Pet grooming	N	N	N	N	P	P	P	P	P	P	

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