



## Community Development Division

200 W. Oak Street - 3<sup>rd</sup> Floor

P.O. Box 1190

Fort Collins, CO 80521

970-498-7683

[www.larimer.org](http://www.larimer.org)

# LAND USE REGULATIONS

## Accessory Horsekeeping

Accessory uses and structures are intended to allow property owners the full use of their property while maintaining the integrity and character of the neighborhood. To accomplish these goals, accessory uses and buildings must be erected and used only for purposes that are clearly secondary and incidental to the principal use of the property and must be located on the same lot with the principal use.

Section 4.3.10.K of the Land Use Code defines an

**Accessory Horsekeeping** as:

**The keeping of boarded horses conducted as a customary, incidental, and accessory use to a farm, ranch or single-family dwelling unit.**



Lot size	Boarded Horses allowed	Equestrian Trainee Visits allowed	Additional Boarded Horses allowed		Additional Trainee Visits allowed
10 acres or less	4	15	None		2 additional visits allowed with the reduction of each boarded horse
More than 10 acres	4 for first 10 acres	15	1 horse for each additional 2.5 acres Maximum: 20 total boarded horses	OR	2 trainee visits for each additional 2.5 acres Maximum: 55 total equestrian visits
<b>Zoning</b>	Allowed in the FA-Farming, FA-1 Farming, FO-Forestry, FO-1 Forestry, O-Open, RE-Rural Estate and AP-Airport zoning districts				
<b>Total Horses</b>	The total number of personal and boarded horses on property can not exceed 1/half acre.				
<b>Lights and amplified noise</b>	Lights and amplified noise devices associated with outdoor arenas must be turned off by 9:00 p.m. if the arena is located within 250' of a neighboring residence.				
<b>Outdoor storage of horse trailers</b>	Outdoor storage of horse trailers is allowed as follows: a. Only those trailers that are for use by owners of the property and/or boarded horses may be stored. b. No more than one trailer per horse residing on the property is allowed. c. All horse trailers shall be licensed and operable.				
<b>Best management practices</b>	Property owners conducting accessory horse keeping activities are encouraged to prepare a Resource Stewardship Plan and utilize appropriate best management practices to address potential environmental and compatibility impacts of the use. A Resource Stewardship Plan may include best management practices for the management of water quality, storm water, soil erosion, manure, dust, pasture vegetation, pests, wildlife, and weeds.				
<b>Optional Registration Certificate</b>	Any property owner who establishes accessory horse keeping may complete and sign an Accessory Horse Keeping Registration Certificate. The Accessory Horse Keeping Registration Certificate helps to ensure a public record that will support the property owner in the event of a complaint.				



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970-498-7711 (fax)

Accessory Horsekeeping Registration Certificate

Date [ ] Parcel No. [ ] (10 digit number, property identification number on tax record)

Property Address [ ]

Property Owner(s) - Please include all property owners and phone numbers
Property Owner Name [ ] Phone Number [ ]

Business Name [ ] Email Address [ ]



Zoning: [ ]
Lot Size (Acres): [ ]
Number of Boarded Horses: [ ]
Number of Equestrian Training Visits: [ ]
Number of Personal Horses: [ ]

CERTIFICATION STATEMENT

I, owner(s) of said property stated above, certify that:

- I have read and understand the accessory horsekeeping land use regulations as set forth in Sec 4.3.10.K of the Larimer County Land Use Code.
The accessory horsekeeping to be located at this address will be operated in compliance with Land Use Code standards and requirements at all times.
I acknowledge receipt of the resource stewardship guide.
I acknowledge that I have legal access to the property.
I acknowledge that the water serving the property is legal for the accessory horsekeeping.

[ ]
[ ]

All Property Owner's Signature(s)

[ ]
[ ]

Date

County Planning Staff Use Only:

Certification accepted by [ ]

Date: [ ]