



Town of Greenwich
Planning & Zoning Department
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ADMINISTRATIVE PROVISIONS AND GUIDELINES FOR THE DEVELOPMENT OF HORSE-RELATED ACTIVITIES IN GREENWICH, CONNECTICUT

A. Specific Information Requirements:

The following information shall be submitted to the staff of the Department of Environmental Health, Inland Wetlands and Watercourses Agency and the Planning and Zoning Commission prior to the initiation of any new construction or site alteration on any property in Greenwich on which horses will be temporarily or permanently kept.

1. Site Data: A drawing, at 1 inch equals 50 feet scale shall be submitted that show the following:

- topography four foot intervals
- location and extent of paddocks and pastures and their size in acres
- soil type
- septic location
- well location
- boundaries of wetlands and watercourses
- all building locations
- location of manure storage facilities
- 100 foot setbacks from all wetlands and watercourses

2. Horse Management Plan: A written document shall be submitted which describes in detail the following items:

- the number of horses proposed.
- proposed stable sanitation procedure
- kind of horses (thoroughbred race, polo, etc.)
- schedule of paddock/pasture use (when horses will be on what paddock/pasture on a seasonal basis)

3. Manure Removal Plan: A written document shall be submitted which describes in detail the following items:

- proposed paddock/pasture sanitation schedule including removal schedule
- a statement as to the proposed final disposition of the manure
- description of the proposed manure storage facility

B. Development Guidelines:

The following guidelines are provided to assist the lot owner who proposes to conduct horse-related activities on his lot. For the purposes of these guidelines, a paddock is defined as an enclosed field or open area with a density of two or more horses per acre of enclosed field or open area. Similarly, a pasture is defined as an enclosed field or open area with less than two horses per acre of enclosed area, provided the area is adequately maintained with a vegetated cover and has no sedimentation or erosion problems.

1. No paddock should be proposed for an area with a slope in excess of 8%, assuming suitable soils. The following chart sets forth criteria for establishing paddocks and pastures:

<u>Enclosure Type</u>	<u>Average Horses Per Acre</u>	<u>Maximum Slope</u>	<u>Minimum Depth To Groundwater</u>
Paddock	Greater than 2	8 percent	24 inches
Pasture I	Less than 2	10 percent	12 inches
Pasture II	Less than 1	15 percent	6 inches

2. Permanent sedimentation, erosion and run-off controls will be needed for all paddock areas and shall be designed utilizing 10 year storm design.
3. Manure stockpile and storage facilities shall be covered and constructed of impermeable material. Said facilities shall be appropriately set back from wetlands, watercourses and wells. Arrangements shall be made for the regular removal of manure from said facilities.
4. Meet appropriate wetland, watercourse and well setbacks as specified by relevant deed restrictions, IWWA guidelines and Health Department regulations.

HORSE FARM REVIEW PROCEDURE

1. Developer appeals to Planning and Zoning Board of Appeals for a special exception to permit construction of a stable and for care and housing of more than six horses.
2. Developer submits "Site Data" and "Horse Management Plan" to Inland Wetlands and Watercourses Agency, Conservation Coordinator and Director of Environmental Health. The submittal should fulfill information requirements of the "Administrative Provisions and Guidelines for the Development of Horse-Related Activities in Greenwich, Connecticut" and should be site specific for each proposed horse farm.
3. Inland Wetlands and Watercourses Agency reviews the proposal according to standard Agency protocol. Comments on the proposal submitted to the Agency by Conservation Coordinator and/or Director of Environmental Health.
4. Unresolved questions and issues referred to the Planning and Zoning Commission by the Conservation Coordinator and/or Director of Environment Health.

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