

**Rural Concerns Advisory Committee Meeting**  
**July 15, 2025**

**Information for**

**Agenda Item 3.1 Proposed Changes to Alachua County Unified Land Development Code (ULDC)**

**3.1.2. Poultry on Single-family Parcels less than Five Acres**

Earlier this year, residents' concerns regarding County code limitations for the number of chickens in single family zoning districts in the unincorporated area were brought up to the County Commission and to Rural Concerns Advisory Committee (two members of the public commented on the issue at the March 18<sup>th</sup> RCAC meeting). At their special policy meeting on June 3<sup>rd</sup>, the County Commission discussed the issue and approved a motion to allow 10 hens or ducks within the urban cluster on lots of 1 acre or less and to identify BMP's for stocking rates on a lot of an acre or more in the agricultural/rural areas with the focus on best management stock rates for fowl.

The draft code revisions (attached) proposed under existing *ULDC Section Sec. 404.13. - Poultry or livestock on parcels less than five (5) acres* and *Chapter 410 Definitions* address permitted and prohibited activities, setbacks and enclosures, nuisances, limitations on numbers of poultry, and definition of poultry. A request to the County Commission to advertise public hearings is tentatively planned for August 26<sup>th</sup>.

**Urban Cluster and Rural Area**

The County's urban cluster is the area within the unincorporated urban growth boundary generally surrounding the City of Gainesville. It is designated on the County Future Land Use Map for urban development and is generally served by urban services. The unincorporated area outside the urban cluster is generally considered rural.

## ALACHUA COUNTY UNIFIED LAND DEVELOPMENT CODE

Proposed additions are underlined; proposed deletions are ~~struck through~~

### CHAPTER 404. - USE REGULATIONS

#### ARTICLE III. - AGRICULTURE

##### Sec. 404.13. Poultry or livestock on parcels less than five (5) acres.

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(b) *Poultry on parcels less than five (5) acres.* The keeping of poultry on less than five acres is allowed only as an accessory use to any legal single-family residence subject to the following standards:

(1) *Permitted ~~uses~~ activities.*

- a. Poultry permitted in this section shall be for personal use only, except youth projects such as 4-H/FFA activities.
- b. The harvesting of poultry and poultry byproducts raised onsite may occur only in accordance with applicable federal and state regulations.
- a. ~~The keeping of up to six (6) laying hens is allowed as accessory to any legal single-family residence for personal use, regardless of the zoning designation of the property.~~
- b. ~~The keeping of chickens and other poultry and fowl is allowed on parcels one (1) acre or greater in the A, A-RB, RE, and RE-1 districts at a density of forty (40) per acre. Commercial raising of chickens and other poultry is only permitted in the A and A-RB districts.~~
- c. ~~The harvesting of poultry raised onsite may occur only in accordance with applicable federal and state regulations.~~

(2) *~~Prohibitions~~ Prohibited activities.*

- a. The commercial raising of poultry shall be prohibited on parcels less than five (5) acres.
- a. ~~The raising of all chickens and other poultry shall be done in such a manner as to control noxious odors and the breeding of rodents, flies or other insects, so as not to create a nuisance of any kind, including keeping feed in enclosed containers and disposing of waste regularly.~~
- b. Roosters are prohibited in residential zoning districts (RE, RE-1, R1-a, R-1aa, R-1c, R-1b).
- c. ~~Poultry and poultry byproducts shall not be sold on the premises, except as an accessory to commercial raising in the A and A-RB districts in accordance with federal and state regulations.~~

(3) Setbacks and enclosures ~~Enclosures and setbacks~~.

- a. All ~~chickens~~ poultry raised for ~~personal use~~ shall be housed within covered and fenced enclosures, either movable or stationary.
- b. ~~Chickens~~ Poultry may ~~be permitted to~~ roam freely within fenced areas ~~of lots~~ during daylight hours.
- c. Covered or fenced enclosures for housing ~~the chickens~~ poultry shall be subject to the accessory setbacks established in Chapter 403 for the zoning district or in Article VII of Chapter 407 for a traditional neighborhood or transit oriented developments ~~TOD~~.

(4) Nuisance prohibited. The keeping of all poultry on parcels less than five (5) acres shall be done in such a manner as to control sound, noxious odors and the breeding of rodents, flies or other insects, so as not to create a nuisance of any kind.

(5) Poultry limitations. The number of poultry permitted on parcels less than five (5) acres in size shall comply with Table 404.13.2 below.

**Table 404.13.2 Poultry Limits**

<u>Location</u>	<u>Parcel Size</u>	<u>Limit</u>	<u>Poultry Types</u>
<u>Urban Cluster</u>	<u>&lt; 5 acres</u>	<u>10</u>	<u>Only hens and ducks</u>
<u>Outside Urban Cluster</u>	<u>&lt; 1 acre</u>	<u>10</u>	
	<u>1 acre to &lt; 5 acres</u>	<u>15 per acre</u>	<u>Any poultry</u>

**CHAPTER 410. – DEFINITIONS**

**ARTICLE III. - DEFINED TERMS**

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Poultry. Poultry is any domesticated bird used for food. Varieties include chicken, turkey, goose, duck, Rock Cornish hens, and game birds such as pheasant, squab and guinea fowl. Poultry does not include huge birds such as ostrich, emu, and rhea (ratites).