



Uintah City

2191 East 6550 South
Uintah, UT 84405

Phone: 801-479-4130
FAX: 801-476-7269

CONDITIONAL USE APPLICATION KENNELS AND HOBBY KENNELS

\$50.00 Application Fee

CUP fee paid _____

Date Received		Zone		Application No.	
PROPERTY OWNER(S):				Phone:	
Property Address:				Cell:	
City:	State:	Zip:	Fax:		
Email Address:					
<p>You may have up to 2 adult dogs in the City. To have additional dogs you are required to obtain a Condition Use Permit. Dogs must be licensed and animals may not roam. Dogs must be under your control when off your personal property. You must also clean up after your pet. Ownership of wild and exotic animals is not permitted. Animals are not allowed in the City Parks.</p>					
Number of dogs on property					
What is the acreage of your property?					
List the breed, age, and registration (AKC, UKC, Field) of each dog that you own.					
Are the dogs used as show dogs in formally recognized dog shows, the training of dogs for field trials, obedience, tracking, and other purposes or for recreational and sporting purposes?				Yes	No
Is the kennel or hobby kennel located on the same lot as the residence of the dog owner(s)?				Yes	No

Are the dogs used for breeding?	Yes	No
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Breeding:

What is the number and age of all puppies located on the property?
 (All puppies born of breeding activities in a kennel or hobby kennel may be kept until they reach four months of age. When the puppies reach four months, they shall be considered adult dogs and shall be removed if the owner of the kennel or hobby kennel already has his or her full complement of adult dogs, unless the owner removes an existing adult dog to make room for the new adult dog.)

KENNELS AND HOBBY KENNELS CONCERNS	YES	NO	COMMENTS
<u>Shelter:</u> Does the dog run provide shelter to protect the animals from foul weather and excessive exposure to natural elements?			
Are runs designed to prevent the escape of any dog contained therein?			
<u>Distance To Adjacent Residence:</u> Are the dog runs located a minimum of one hundred feet (100') from a residence on an adjacent lot?			
<u>Screening; Setbacks:</u> Will the kennel or hobby kennel pose a nuisance to neighboring property owners?			
Has screening from adjacent neighboring properties been provided?			
Is the kennel or hobby kennel located more than ten feet (10') from any side or rear lot line?			

APPLICANT'S AFFIDAVIT

State of Utah _____)
 County of _____)

I (we) _____, being duly sworn, depose and say I (we) am (are)
 Property Owner(s)

the sole owner(s)/agent of the owner(s), of the property involved in this application, to-wit,
 _____ and that the statements and answers contained herein, in the

Property Address _____
 attached plans, and other exhibits, thoroughly and to the best of my ability, present the argument in behalf of the application. Also, all statements and information are in all respects true and correct, to the best of your knowledge and belief.

Dated this ____ day of _____, 20____

Signed _____
 Property Owner

 Property Owner

**STOP HERE:
THE REMAINING SECTIONS ARE TO BE FILLED OUT BY THE PLANNING COMMISSION**

Issues Addressed:

In order to guarantee that the Conditional Use, once authorized, will not become a nuisance to the neighbors, the PC may impose other reasonable conditions initially and subsequently to protect the public health, safety, peace, and welfare of the residents of the surrounding area.

Issue	Conditions
A. <u>Number of dogs.</u>	
B. <u>Use Of Dogs:</u> a. The dogs kept in the kennel or hobby kennel are to be used for the showing of dogs in formally recognized dog shows, the training of dogs for field trials, obedience, tracking, and other purposes or for recreational and sporting purposes. b. The owner of a kennel or a hobby kennel may breed dogs in compliance with paragraph H. below.	
C. <u>Lot Requirements:</u> a. The kennel and hobby kennel must be located on the same lot as the residence of the dog owner(s) and said lot must be at least one acre in size.	
D. <u>Distance To Adjacent Residence:</u> a. The dog runs shall be located a minimum of one hundred feet (100') from a residence on an adjacent lot.	
E. <u>Registration Of Dogs:</u> a. Dogs must be registered with AKC, UKC, or be a Field dog.	
F. <u>Screening; Setbacks:</u> a. The kennel or hobby kennel will not pose a nuisance to neighboring property owners and may be given special consideration as to screening and setbacks. b. In no case shall any kennel be located less than one hundred feet (100') from any public street or dwelling on adjacent property and not less than ten feet (10') from any side or rear lot line.	
G. <u>Breeding:</u> a. All puppies born of breeding activities in a kennel or hobby kennel may be kept until they reach four months of age. When the puppies reach four months, they shall be considered adult dogs and shall be removed if the owner of the kennel or hobby kennel already has his or her full complement of adult dogs, unless the owner removes an existing adult dog to make room for the new adult dog.	

BASIS FOR ISSUING CONDITIONAL USE PERMIT

Based on the answers to the above questions, and any additional conditions for certain conditional uses as allowed in each zone with special requirements relating to the individual type of use, a Conditional Use Permit shall not be granted unless evidence is presented which establishes the following:

	YES	NO	COMMENTS
<p><u>Necessity:</u> Is the proposed use necessary or desirable to provide a service or facility which will contribute to the general well-being of the community?</p>			
<p><u>Compliance With Regulations And Conditions:</u> Will the proposed use, under the circumstances of the particular case and the conditions imposed, be detrimental to the health, welfare, and safety and of persons or injurious to property and improvements in the area?</p>			
<p><u>Conformance To General Plan:</u> Will the proposed use conform to the intent of the General Plan?</p>			
<p><u>Use Not Detrimental:</u> Will the proposed use be compatible with and complimentary to the existing surroundings uses, buildings, and structures after consideration of the above conditions?</p>			