



MEMO TO: Mayor Vandernail and the Board of Trustees  
FROM: Ed Cannon, Town Manager  
DATE: August 4, 2021  
SUBJECT: Livestock operations and keeping of fowl

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**MATTER BEFORE BOARD:**

Discussion on livestock operations and keeping fowl within Town limits.

**BACKGROUND:**

Fraser Municipal Code provides the following guidance:

§19-2-350. - Unlisted uses.

(a) Uses not listed in a zone district are prohibited except that such uses may be approved by the Town Staff provided such uses are found to be similar to a permitted use. The following uses are expressly prohibited in any zoning district or Planned Development:

- (1) Mineral extraction and processing operations.
- (2) Salvage yards of any variety.
- (3) Rendering plants and operations.
- (4) Livestock operations, excluding small horse or cattle boarding lots, or pastures currently located within the Town.
- (5) Chemical manufacturing or storage.
- (6) Hazardous waste operations.
- (7) Mechanical, domestic or industrial wastewater treatment facilities.

(b) Any person aggrieved by a decision of the Town Staff pursuant to this Section may appeal that decision to the Planning Commission.

(Ord. 452 §1(Exh. A), 2018)

**§ 7-6-185. - Keeping of fowl.**

Property owners may keep fowl within Town limits provided the following conditions are met:

- (1) Roosters and male turkeys are prohibited.
- (2) No more than twelve (12) fowl may be kept on any property at any time.
- (3) Fowl must be kept on the property and fencing must be provided to prevent fowl from leaving the property.
- (4) The property must be maintained in a sanitary condition and all waste disposed of properly.

(Ord. 431, § 1, 3-16-2016)

Cattle: As identified in the Town Code, livestock operations are prohibited, but this prohibition excludes “*small horse or cattle boarding lots, or pastures currently located within the Town.*” The question is whether Cozens Meadow qualifies as a pasture currently located within the Town. The definition of a meadow is “a piece of grassland, especially one used for hay”, while pasture is defined as “land covered with grass and other low plants suitable for grazing animals, especially cattle or sheep”. Additionally, the 2003 and 2005 PDD does not mention areas for livestock operations; however, the Grand County Assessor office shows Cozens Meadow as Agricultural Land.

Clarity is needed from the Town Attorney as to whether Cozens Meadow is considered a pasture currently located within the Town, and therefore suitable for livestock operations. If not, then notice should be sent to Grand Park Development to remove the cattle.

Fowl: Staff is unaware of issues involving the keeping of fowl within the Town Limits.

**ALTERNATIVES:**

1. Prohibit (or allow) cattle in Cozens Meadow under §19-2-350(a)(4)
2. Address cattle and livestock operations in Cozens Meadow under the Conservation Easement.

**RECOMMENDATION:**

Due to the historic use of Cozens Meadows and the County’s assessment of Cozens Meadow as Agricultural Land, Staff recommends addressing livestock operation under the proposed Conservation Easement.