

Limerick TOWNSHIP

646 West Ridge Pike, Limerick, PA 19468

Planning & Zoning Department

Planning@LimerickPA.org

610.495.6432

www.LimerickPA.org

EN

To: Property Owners with Animals

From: Emily Niskala
GIS Administrator & Zoning Coordinator

Date: January 5, 2026

RE: Amendment to Residential Animal Ordinance

Dear Property Owner:

Limerick Township has amended the Accessory and Livestock Uses Ordinance, Section 184-71B.(4)(c), which states, "a person shall register the maximum number of animals kept on a lot annually with the Zoning Officer. Acreage required to keep one classification of animals shall not be permitted to be reused to satisfy the acreage to keep another classification of animals."

The keeping of livestock or domestic pets is dependent on the size of your property. Please reference the enclosed table for more information. You can also find zoning code on the Limerick Township website at www.LimerickPA.org.

Please fill out the enclosed Registration for Livestock or Pets as Accessory to Dwelling form and return it to the Planning and Zoning Office. The completed form can be emailed to Planning@LimerickPA.org, submitted in-person to the Township building, or mailed via USPS.

If you have any questions or concerns, please contact Emily Niskala at 610-495-6432, ext. 175, or via email at Planning@LimerickPA.org. Your prompt attention to this matter is greatly appreciated.

Attachments: Registration for Livestock or Pets as Accessory to Dwelling
Limerick Township Zoning Ordinance, Section 184-71.B(4)
Limerick Township Zoning Ordinance - Keeping Livestock or Pets as Accessory to Dwelling



Administration 610.495.6432
Police 610.495.7909
FAX 610.495.0353

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www.LimerickPA.org

Year of Registration 2026

REGISTRATION FOR LIVESTOCK OR PETS AS ACCESSORY TO DWELLING

PER ZONING ORDINANCE 184-71.B(4)(c), A PERSON SHALL REGISTER THE MAXIMUM NUMBER OF ANIMALS KEPT ON A LOT ANNUALLY WITH THE ZONING OFFICER. ACREAGE REQUIRED TO KEEP ONE CLASIFICATION OF ANIMALS SHALL NOT BE PERMITTED TO BE REUSED TO SATISFY THE ACREAGE TO KEEP ANOTHER CLASSIFICATION OF ANIMALS.

1. OWNER OF PROPERTY

NAME _____
ADDRESS _____
PHONE # _____ EMAIL _____
 HOME CELL

2. PROPERTY DETAILS

TPN # _____
PARCEL ADDRESS _____
LOT SIZE / ACREAGE _____
ZONING DISTRICT _____

	HORSE / COW / PIG	SHEEP / GOAT	POULTRY
TOTAL NUMBER OF LIVESTOCK / PETS			

3. DO YOU CONSENT TO FUTURE ELECTRONIC COMMUNICATIONS REGARDING LIVESTOCK/PETS REGISTERED TO YOUR PROPERTY?

YES – PREFERRED EMAIL ADDRESS (IF DIFFERENT FROM ABOVE): _____
 NO

4. AFFIDAVIT

I HAVE BEEN GIVEN A COPY OF SECTION 184-71.B(4)(C) OF THE LIMERICK TOWNSHIP ZONING ORDINANCE REGARDING REGULATIONS FOR KEEPING OF LIVESTOCK OR PETS NOT IN CONJUNCTION WITH A PRINCIPAL AGRICULTURAL USE. I HEREBY AFFIRM THAT THE ABOVE FACTS AND STATEMENTS, INCLUDING ANY ATTACHMENTS, ARE TRUE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF. I FURTHER UNDERSTAND THAT ANY FALSIFICATION OF INFORMATION HEREIN IS MADE SUBJECT TO THE PENALTIES OF PA CONS. STAT. 4904 RELATING TO UN-SWORN FALSIFICATION TO AUTHORITIES.

SIGNATURE _____ DATE _____
PROPERTY OWNER

Chapter 184. Zoning

Article IX. Supplemental Regulations

§ 184-71. Accessory and livestock uses.

[Amended 9-6-1994 by Ord. No. 165; 6-2-1998 by Ord. No. 196; 11-13-2008 by Ord. No. 301; 12-20-2011 by Ord. No. 327; 6-19-2012 by Ord. No. 330; 6-16-2015 by Ord. No. 360; 8-15-2017 by Ord. No. 379; 12-15-2020 by Ord. No. 404; 4-6-2021 by Ord. No. 405; 11-19-2024 by Ord. No. 432; 6-3-2025 by Ord. No. 434]

The following accessory uses shall be permitted, subject to the additional requirements herein:

A. Uses accessory to agriculture.

(1) Greenhouses.

(2) Roadside stands for display and sale of farm products, in accordance with the following:

(a) A minimum of 50% of the total products offered for sale shall have been produced by the operator of the market, by his/her relatives. A maximum of 1,500 square feet of building floor area shall be occupied by such use.

(b) At least three off-street parking spaces shall be provided on the lot. Where building area exceeds 600 square feet, one additional parking space shall be provided for each additional 200 square feet of building area.

(c) Sale of farm products shall be conducted either from a temporary stand, dismantled at the end of the growing season, or from a permanent building, sited in compliance with all setback requirements for the zoning district in which it is located. Any temporary structure shall be set back at least 25 feet from the edge of the cartway of the adjacent road.

(d) See sign provisions in § **184-92G(7)**.

(3) Other agricultural buildings used for storage or preparation of products produced on the premises.

(4) Keeping of livestock is permitted in conjunction with a principal agricultural use, provided that the following requirements are met:

(a) No maximum number of animals shall apply if there is a ten-acre minimum lot area. If the lot area is less than 10 acres, then the requirements of § **184-71B(4)** below shall also apply.

(b) All feed lots and structures used for housing the animals shall be placed a minimum of 150 feet from any lot line of any other property, unless a written waiver is provided by all owners of record of such other property.

(c) The keeping of 15 or more pigs or hogs that involves the feeding of garbage shall:

[1] Only be permitted in the HI district;

[2] Require a fifty-acre minimum lot area;

[3] Be set back a minimum of 300 feet from all lot lines; and

[4] Be completely enclosed by fencing.

(d) Height. See § **184-64B**.

(e) A grass strip at least eight feet wide should be provided between a field and any street cartway or shoulder.

(f) New or expanded manure storage areas shall be set back the following minimum distances:

- [1] One hundred feet from a perennial stream, river, spring, lake, pond or reservoir.
- [2] One hundred feet from a private water well or an open sinkhole.
- [3] One hundred feet from an active public water drinking well or water source surface intake, unless a larger distance is required by federal or state regulation.
- [4] Two hundred feet from each property line, unless landowners within such distance execute a written waiver of the setback, or unless a wider setback is established by state regulations.

- (g) A person owning or having in his/her custody livestock or poultry shall maintain the livestock or poultry so as to minimize health or safety hazards and noxious odors to persons occupying other properties and to properly control rodents and vectors, except as this provision may be preempted by the State Right to Farm Act, the State Agricultural Security Areas Act or other applicable state law.
- (h) A person owning or having in his/her custody livestock or poultry shall not permit the animals to enter other property without advance permission from the owner or appropriate authority. Such lack of control of animals is hereby declared to be a nuisance and dangerous to the public health and safety.

B. Uses accessory to dwellings.

- (1) Private garages, private parking spaces, barns, shelters for pets.
- (2) Noncommercial swimming pools or other recreational facilities.
 - (a) All aboveground and in-ground pools as well as all filters, pumps and other mechanical equipment and associated pool decking shall conform to a ten-foot side yard setback and ten-foot rear yard setback.
 - (b) Any floodlighting or other illumination used in conjunction with the pool shall be shielded and directed away from adjoining properties.
 - (c) Fencing.
 - [1] In-ground pools shall be completely enclosed by a fence or wall not less than four feet in height. If a fence is used, the vertical and horizontal interfaces shall be no more than two inches. All gates or doors shall be equipped with locks.
 - [2] Aboveground pools four feet or higher need not be enclosed by a fence or wall, but the ladder serving the pool shall be locked in an inaccessible position at least four feet above the ground or removed and locked up elsewhere.
- (3) Private greenhouses and garden sheds.
- (4) Keeping of livestock or pets, not in conjunction with a principal agricultural use, shall meet the following requirements:
 - (a) A person owning or having in his/her custody animals shall maintain them so as to minimize health or safety hazards and noxious odors to persons occupying other properties and to properly control rodents and vectors. Only animals that are domesticated and do not represent a known safety hazard to humans shall be permitted as pets. Intentional feeding of wild or feral animals, other than the placement of bird feeders, is not permitted.
 - (b) A person owning or having in his/her custody animals shall not permit the animals to enter other property without advance permission from the owner.
 - (c) A person shall register the maximum number of animals kept on a lot annually with the Zoning Officer. Acreage required to keep one classification of animals shall not be permitted to be reused to satisfy the acreage to keep another classification of animals. The following maximum numbers of animals shall be kept on a lot:
 - [1] A minimum lot area of two acres shall be required to keep one cow, horse, pig, hog or similar-sized animal. One additional animal of such size may be kept for each acre of lot area in excess of two acres.
 - [2] A minimum lot area of one acre shall be required to keep one sheep, goat or similar-sized animal. Three additional animals of such size may be kept for each acre of lot area in excess of one acre.
 - [3] A minimum lot area of 10,000 square feet shall be required to keep poultry or similar-sized animals. A maximum of four such animals shall apply, except that an average of four such animals shall be permitted for each acre of lot area.

- (d) A maximum of six dogs, cats or similar domesticated small animals over the age of one year shall be permitted to be kept as accessory to a dwelling. A maximum of six rabbits or similar-sized animals shall be kept as accessory to a dwelling. A "kennel," as defined by § 184-10, shall only be allowed where specifically permitted by the applicable district regulations.
- (e) A pasture shall be setback 25 feet from the street line and 25 feet from any other lot line.
- (f) If manure stockpiles are utilized, they shall be setback 75 feet from the street line and 50 feet from all other lot lines. Additionally, manure stockpiles shall be located on the property in a manner that prevents runoff from the stockpile. All manure storage must comply with any applicable Pennsylvania Department of Environmental Protection (DEP) or Montgomery County Conservation District regulations.
- (g) In the event that any section, sentence, clause, phrase or word of § 184-71 is found to have violated the Pennsylvania Right-to-Farm Law or the Agricultural, Communities and Rural Environment Act, said section, sentence, clause, phrase or word is specifically null and void to the extent of said inconsistencies or conflicts, with all other provisions remaining in full force and effect.

(5) Home occupations, as listed in § 184-72A herein, subject to the regulations in § 184-72B.

(6) Temporary unit for relative. A temporary dwelling unit may be established as accessory to a principal single-family dwelling unit if the following requirements are met:

- (a) The unit shall be totally enclosed within the principal building.
- (b) The principal dwelling unit shall be owner-occupied.
- (c) An internal connection shall be maintained as a means of access between the principal and accessory dwelling units, such as a stairway or corridor.
- (d) The owners shall file a written covenant in the Montgomery County Recorder of Deeds office that prohibits the use of the property as two or more dwelling units. The covenant must be approved by the Township Solicitor. It must run with the land and require the removal of cooking facilities in one of the dwelling units within six months after the dwelling unit is no longer occupied by a member of the owner's immediate family.
- (e) The applicant must agree to annually renew the permit by proving that the unit is still occupied by immediate family members of the owner and make the property available for Township inspection if requested.
- (f) If an on-lot septic system will be utilized, it shall be found adequate by the County Health Department for the expanded use.
- (g) Any exterior changes to the principal building to incorporate an attached accessory unit shall not decrease its appearance as a single-family detached dwelling as viewed from a street or another property.
- (h) Immediate family members are limited to parents, grandparents, children, grandchildren, sisters, brothers, aunts, uncles, stepparents and stepchildren.
- (i) Detached temporary dwellings are specifically prohibited.
- (j) Access to the temporary dwelling unit shall be through the principal dwelling unit unless the building code requires additional access.

(7) No-impact home-based business, as defined in Chapter 184, Zoning, Article II, § 184-10.

C. Setback requirements for detached buildings and structures accessory to dwellings.

(1) Front yard:

- (a) For lots less than three acres, accessory buildings and/or structures shall not be permitted in the front yard (that minimum setback area where the principal building cannot be placed, as defined). An accessory structure shall not be located between the principal building and the street on the principal facade of the building (the side of the building that has the front door). (Note: For the setback line for an accessory structure of a house that sits on an angle facing the corner and not in line with either street, the principal facade line would be extended along the building line until it intersects the two front yard lines.)
- (b) For lot sizes of three acres or more, accessory buildings and/or structures shall not be permitted in the front yard (that minimum setback area where the principal building cannot be placed, as defined). If a

structure is located between a principal building and the street as defined in Subsection **C(1)(a)** above, street trees shall be planted along the existing street in accordance with the requirements listed in § 155-**27C** unless it is determined by the Zoning Officer that the existing vegetation is sufficient.

(2) Rear yard:

- (a) A detached structure that has a floor area less than 250 square feet, has a maximum height of 12 feet and is accessory to a dwelling shall have a minimum rear yard of five feet, if such rear yard is not adjacent to a street.
- (b) A detached structure that has a gross floor area of 1,200 square feet or less including interior vehicle parking and is accessory to a dwelling shall have a minimum rear yard of 10 feet, if such rear yard is not adjacent to a street.
- (c) A detached structure that has a gross floor area over 1,200 square feet including interior vehicular parking and is accessory to a dwelling shall have a minimum rear yard of 20 feet, if such rear yard is not adjacent to a street.

(3) Side yard:

- (a) A detached structure that has a floor area less than 250 square feet, has a maximum height of 12 feet and is accessory to a dwelling shall have a minimum side yard of five feet, if such side yard is not adjacent to a street.
- (b) A detached structure that has a gross floor area of 1,200 square feet or less including interior vehicle parking and is accessory to a dwelling shall have a minimum side yard of 10 feet, if such side yard is not adjacent to a street.
- (c) A detached structure that has a gross floor area over 1,200 square feet including interior vehicular parking and is accessory to a dwelling shall have a minimum side yard of 20 feet, if such side yard is not adjacent to a street.

(4) Setback between buildings: If an applicant proposes to have two accessory buildings that if added together in floor area would not comply with the setbacks of this section, then five-foot minimum setbacks shall apply between each such accessory building and between the principal and each accessory building.

(5) Any accessory structure constructed to serve a home occupation shall be reviewed and approved under the standards of § 184-72.

(6) See Subsection **D** below for structures greater than 1,200 gross square feet.

(7) Measurement. In measuring the floor area of accessory buildings, the square footage shall be those areas with a clear height of six feet or greater.

D. Size limit for accessory buildings.

- (1) For lots less than three acres, any accessory building (with the exception of agricultural buildings) which exceeds 1,200 square feet in gross floor area including interior vehicular parking or 25 feet in height may be permitted by the Zoning Hearing Board as a special exception subject to the following standards:
 - (a) The Zoning Hearing Board may impose additional setback requirements from property boundaries, in addition to the requirements of Subsection **C** above.
 - (b) The visual impact of the building on neighboring properties shall be considered.
 - (c) Compatibility of the building with the size and scale of surrounding buildings shall be considered.
 - (d) The Zoning Hearing Board may place conditions on a special exception approval to ensure compatibility with neighboring properties, such as requiring additional landscaping or driveway and parking improvements.
- (2) For lot sizes of three acres or more, any accessory building (with the exception of agricultural buildings) which exceeds 3,000 square feet in gross floor area including interior vehicular parking or 25 feet in height may be permitted by the Zoning Hearing Board as a special exception subject to the following standards:
 - (a) The Zoning Hearing Board may impose additional setback requirements from property boundaries, in addition to the requirements of Subsection **C** above.
 - (b) The visual impact of the building on neighboring properties shall be considered.
 - (c) Compatibility of the building with the size and scale of surrounding buildings shall be considered.

- (d) The Zoning Hearing Board may place conditions on a special exception approval to ensure compatibility with neighboring properties, such as requiring additional landscaping or driveway and parking improvements.
- E. Uses accessory to noncommercial recreational use. Customary recreation, refreshment and service uses and buildings in any noncommercial recreational area.
- F. Parking of commercial vehicles in residential districts.
 - (1) Routine parking of not more than two commercially registered vehicles of no more than two axles which are used regularly or frequently for business purposes shall be permitted. Routine parking of more than two such vehicles shall constitute a business operation and shall not be permitted in a residential district.
 - (2) Routine parking of one commercially registered vehicle of three or more axles which is used regularly or frequently for business purposes shall be permitted; more than one shall constitute a business operation and shall not be permitted in a residential district.
- G. Other accessory uses. Accessory uses other than those listed above may be permitted in compliance with the requirements for principal uses in the district in which they are located and which they are accessory to.
- H. Temporary sales uses. See § **184-60**.
- I. Setbacks for fences, walls and other obstructions. For any fence, wall or other obstruction located in the front yard of a property or a property line which abuts a street or other public way, the following shall apply:
 - (1) The fence or wall shall be located outside the ultimate roadway right-of-way.
 - (2) No wall, fence or other obstruction shall be erected, allowed or maintained or exist which obscures the view of approaching traffic along street or at intersections.
 - (3) On a corner lot, no fence, wall or other obstruction shall be erected or placed which obscures the view within a clear sight triangle in accordance with AASHTO A Policy on Geometric Design of Highways and Streets for intersection sight distance.

Keeping of Livestock or Pets as Accessory to Dwelling

Limerick Township Zoning 184-71.B(4)(c)

<https://ecode360.com/11207410>

Property Size	<i>WILL need to be registered</i>					<i>WILL NOT need to be registered</i>	
	Horse, Cow, Pig	OR	Sheep, Goat	OR	Poultry	Rabbits	Domestic Pets
<10,000 SF	0		0		0	6	6
10,000 SF	0		0		4	6	6
1 Ac	0		1		4	6	6
2 Ac	1		4		8	6	6
3 Ac	2		7		12	6	6
4 Ac	3		10		16	6	6
5 Ac	4		13		20	6	6
6 Ac	5		16		24	6	6
7 Ac	6		19		28	6	6
8 Ac	7		21		32	6	6
9 Ac	8		24		36	6	6
10 Ac	9		27		40	6	6