Ordinance 250008
CD-CPC-2024-00122

Zoning Code Text Amendment

January 14, 2025

NPD Committee

- **Zoning and Development Code Text Amendments make changes to Chapter 88.**
  - These amendments can be periodic to "clean up" components of the Zoning and Development Code or address policy and urban planning best practices.
- **This is a request to amend Chapter 88-335-01-B, Detention and Correctional Facilities, for the purpose of amending required separation distances.**

Detention and Correction facilities are permitted:

- **in the R-80 (Residential) and Manufacturing districts**
- **subject to obtaining an SUP from the BZA**
- **subject to the standards of Chapter 88-335-01.**

- **88-335-01-B. No such facility may be on property located within 1,000 feet of R zoning district or within 1,000 feet of any residential dwelling unit; school; library, museum, or cultural exhibit; community center; park, boulevard, or parkway; religious assembly; or day care use, with separation measured in accordance with 88-820-15.**

- 88-335-01-B. No such facility may be on property located within 1,000 feet of R zoning district or within 1,000 feet of any residential dwelling unit; school; library, museum, or cultural exhibit; community center; park, boulevard, or parkway; religious assembly; or day care use, with separation measured in accordance with 88-820-15. **Notwithstanding the foregoing, when such facility is located or proposed to be located on property that abuts the Missouri River, Kansas River, or Blue River, the separation distance required by this subsection shall be 400 feet only for that portion of the property abutting such rivers.**

- The amendment to reduce the separation distance under special circumstances.
- Will still require an SUP subject to 88-335-01.
- Distance can only be reduced to 400 feet if it is located next to a river.
  - ✓ The Missouri River.
  - ✓ The Kansas River.
  - ✓ The Blue River.
  - ✓ Creeks, streams, tributaries and other waterways will not qualify for this reduction.

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RECOMMENDATION:

Approval