

**ORDINANCE NO. 2918**

**AN ORDINANCE AMENDING THE PAOLA LAND DEVELOPMENT ORDINANCE, INCLUDING: AMENDING TABLE 3.110A “GENERAL USE TABLE” TO INCLUDE PET GROOMING SERVICES; SECTION 23.210 “AGRICULTURAL USES” SUBSECTION F “KENNELS AND COMMERCIAL STABLES”; AND THE ADDITION OF SECTIONS 23.210 “AGRICULTURAL USES” SUBSECTION G “PET GROOMING SERVICES AND SECTION 03.317 “PET GROOMING SERVICES”**

**BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF PAOLA, KANSAS:**

**SECTION 1.** That the Conditional/Miscellaneous Uses section of Table 3.110 A. ‘General Use Table’ is hereby amended to read as shown:

TABLE 3.110 A. GENERAL USE TABLE											
Permitted Land Use									Parking	Loading	Exterior Storage (% of Building Area)
Land Use	E	S	NC	SC	TA	D	BP	I			
<b>Conditional/Miscellaneous Uses</b>											
Airports	N	N	N	N	N	N	C	N	Special study, see Section 06.321.	special study	10% excluding aircraft
Crematories	N	N	C	N	C	N	C	C			
Commercial Communications Towers	L	L	L	L	L	L	L	L	2 per tower	1	not permitted
Dangerous Animals (includes zoos)	C	N	N	N	N	N	N	N			
<i>Pet Grooming Services</i>	<i>L</i>	<i>N</i>	<i>N</i>	<i>N</i>	<i>Y</i>	<i>C</i>	<i>N</i>	<i>N</i>	<i>4 spaces/1000s.f.</i>	<i>none</i>	<i>not permitted</i>
Domestic Exotic/Farm Animals as Pets	L	L	L	N	N	N	L	N			

*The remainder of Table 3.110A General Use Table is unchanged.*

(Remainder of this page intentionally left blank)

**SECTION 2.** That the Commercial section of Table 3.110A ‘General Use Table --- Limited and Conditional Use Standards’ is hereby amended to read as shown:

<b>Table 3.110 A. General Use Table -- Limited and Conditional Use Standards</b>											
<b>Land Use</b>	<b>Bufferyards</b>			<b>Separation</b>		<b>Minimum</b>			<b>Maximum</b>		<b>Other</b>
	<b>Location</b>	<b>Increase Opacity</b>	<b>Fence</b>	<b>Use Protected</b>	<b>Distance from Use</b>	<b>Spacing</b>	<b>Site Area</b>	<b>Road Access</b>	<b>Lot Area</b>	<b>Height</b>	
<b>Commercial</b>											
Office											
Shopping Center											
Commercial Retail								entrance	20% building		See Section 03.326. Area limited to ground floor of multi-story office
Home Furnishing & Appliances											
Light Auto Services (TA)	residential		8 ft.					collector			See Section 03.328
Light Auto Services (BP)	street yards	0.2	6 ft.				1 ac.	entrance	2,000 sf FA		See Section 03.328. No more than 4% of total park area.
Services									25%		Total Service Floor Area Limited.
Crematories											
Drive-In Facility	residential	0.4						See Section 03.326			See Section 03.228. Permitted for financial institutions only.
Commercial Lodging											
Bed and Breakfast											See Section 03.329.
Heavy Retail and Service	storage	0.4	variable					BP interior			Fence height should screen activities or be 8 ft. whichever is less.
Agricultural Support Services										25 ft.	No grain or other product storage. Minimum site for large animal hospital in TA and BP is 3 acres. In D district, small animals only with no outdoor activity.
Pet Grooming Services											See Section 03.317
Mixed Use											

*(Remainder of Table 3.110A General Use Table – Limited and Conditional Use Standards remains unchanged)*

**SECTION 3.** That Section 03.317 “Pet Grooming Services” is hereby added to the Paola Land Development Ordinance and shall read as follows:

*SECTION 03.317            PET GROOMING SERVICES*

*Pet Grooming Services shall meet the following standards:*

- A)    Adequate ventilation shall be provided between adjoining structures.*
- B)    Prior to receiving a permit, the applicant must submit copies of approvals from all regulatory agencies having jurisdiction over pet grooming services.*
- C)    All pet waste shall be disposed of in an approved manner.*
- D)    Noise levels shall be limited so as not to disturb surrounding properties.*
- E)    All chemicals used in the grooming process shall be non-destructive to the public sanitary sewer system.*

**SECTION 4.** That Section 23.210, Subsection F, is hereby amended to read as follows:

- F.    Kennels and Commercial Stables.** The boarding, breeding, training, or selling of domestic dogs or cats. This shall include the keeping of more than four (4) dogs or six (6) cats over the age of four (4) months, or the keeping of a total of more than five (5) dogs and cats. Also, the stabling, training, feeding, of horses or the provision of riding facilities for other than the use of the resident of the property - *excluding ‘Pet Grooming Services (SIC 0752 part and 0273 part).*

**SECTION 5.** That Section 23.210 “Agricultural Uses”, Subsection G. “Pet Grooming Services” is hereby added to the Paola Land Development Ordinance and shall read as follows:

- G.    Pet Grooming Services.** *Establishments primarily engaged in providing ‘pet grooming services’ where animals are not boarded overnight (SIC 0752 part).*

**SECTION 6.** That all ordinances or parts of ordinances in conflict herewith are hereby repealed.

**SECTION 7.** That this ordinance shall take effect and be in force from and after its passage, approval, and publication in the official city newspaper, as provided by law.

PASSED By the Council this 23<sup>rd</sup> day of May, 2006

APPROVED By the Mayor this 23<sup>rd</sup> day of May, 2006.

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Artie Stuteville, Mayor

ATTEST: (SEAL)

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Daniel G. Droste, City Clerk