

BILL NO. 24-069  
ORDINANCE NO. 19585

AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE, CHAPTER 14, OF THE CITY CODE PERTAINING TO POLICE FACILITIES.

WHEREAS, the Unified Development Ordinance was approved by the City Council on June 15, 2009, by Ordinance No. 17339 and became effective on July 1, 2009; and,

WHEREAS, after its adoption, policy issues to be addressed were discovered, and it was decided to revise these items; and,

WHEREAS, after due public notice in the manner prescribed by law, the Planning Commission held a public hearing for the consideration of the request on June 25, 2024, and rendered a report to the City Council recommending the text amendment to the UDO be approved by a vote of 7-0; and,

WHEREAS, City Council has authority under RSMo. Ch. 89.020 to enact and amend zoning ordinances to promote health, safety, morals, and the general welfare of the community; and,

WHEREAS, after due public notice in the manner prescribed by law, the City Council held a public hearing, and rendered a decision to approve the changes to the Unified Development Ordinance; and,

WHEREAS, in accordance with the Unified Development Ordinance, it was determined that the request is consistent with the review criteria in Section 14-701-01-F.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF INDEPENDENCE, MISSOURI, AS FOLLOWS:

SECTION 1. That Section 14-200-04 of Chapter 14, Unified Development Ordinance, is hereby amended to read as follows:

**“14-200 USE GROUPS AND CATEGORIES**

**14-200-04 Public and civic use group**

The public and civic use group includes uses that provide public or quasi-public services. The public and civic use group includes the following use categories:

**14-200-04-C. Detention and Correctional Facilities, Other.** Facilities for the **judicially required detention or incarceration of people. Inmates and detainees are under 24-hour supervision by peace officers, except when on an approved leave. confinement of persons charged with or convicted of a crime or otherwise confined under a court order and includes but is not limited to Examples include** prisons, jails, probation centers and juvenile detention homes.

**14-200-04-K. Government Buildings/Facilities.** Government buildings and related facilities utilized for its operations. Typical uses include City halls, courthouses, animal shelters, maintenance garages, **police buildings, detention and facilities**, and training facilities but exclude facilities relating to utility services and parks and recreation.”

SECTION 2. That Section 14-302-03 of Chapter 14, Unified Development Ordinance, is hereby amended to read as follows:

**“14-302 INDUSTRIAL DISTRICTS**

**14-302-03 Uses**

**14-302-03-A. Use Table.** Uses are allowed in I zoning districts in accordance with Table 302-1, below.

**14-302-03-B. Use Classification System.** For the purpose of this development ordinance, uses are classified into "use groups," "use categories," and "specific use types." These are described and defined in Article 14-200. The first column of Table 302-1 lists the groups, categories and types allowed in one or more I districts.

**14-302-03-C. Permitted Uses.** Uses identified with a "P" in Table 302-1 are permitted as-of-right in the subject zoning district, subject to compliance with all other applicable standards of this development ordinance.

**14-302-03-D. Permitted Uses with Minimum Use Standards.** Uses identified with a "C" in Table 302-1 are permitted as-of-right in the subject zoning district, subject to compliance with the Use Standards referenced in the right column of Table 302-1, and all other applicable standards of this development ordinance.

**14-302-03-E. Special Uses.** Uses identified with an "S" in Table 302-1 may be allowed if reviewed and approved in accordance with the special use procedures of Article 14-704.

**14-302-03-F. Prohibited Uses.** Uses not listed and those identified with a "—" are expressly prohibited.

**14-302-03-G. Use Standards.** The "use standards" column of Table 302-1 identifies use-specific standards that apply to some uses. Compliance with such standards is required. Variances to use standards are prohibited.”

Table 302-1 Industrial Districts Use Table					
P: Permitted		S: Special Use Permit Required		C: Conditional Uses	—: Not Allowed
Use Category Specific use type	Zoning District			Use Standards	
	B-P/PUD	I-1	I-2		
<b>PUBLIC/CIVIC</b>					
Detention/Correctional Facility, <u>Other</u>	—	—	S	<del>14-407</del> , 14-415	

SECTION 3. That Section 14-415 of Chapter 14, Unified Development Ordinance, is hereby amended to read as follows:

**“14-415 DETENTION AND CORRECTIONAL FACILITIES, OTHER**

**14-415-01 Standards**

Detention and correctional facilities, and recovery centers are subject to the following minimum standards:

**14-415-01-A.** The property must have a minimum lot area of two acres.

**14-415-01-B.** No such facility may be located on property located within 1,000 feet of residential zoning district or within 1,000 feet of any residential dwelling unit; school; library, museum, community center; park; religious assembly; or day care use.

**14-415-01-C.** All outdoor recreation areas and all structures to be occupied by inmates must be set back a minimum of 50 feet from all property lines.

**14-415-01-D.** The property on which the facility is to be located must provide a minimum lot area of 350 square feet per occupant.

**14-415-02 – City Facilities Exempt**

**Any detention or correctional facility owned by the City of Independence shall not be subject to the standards listed in Section 14-415-01.”**

SECTION 4. That all other parts and provisions of the City Code shall be in full force and effect unless previously or subsequently amended or repealed.

SECTION 5. That correction of any scrivener’s errors identified within these articles are hereby authorized by this ordinance.

PASSED THIS 19th DAY OF Aug., 2024, BY THE CITY COUNCIL OF THE CITY OF INDEPENDENCE, MISSOURI.



Presiding Officer of the City Council  
of the City of Independence, Missouri

ATTEST:

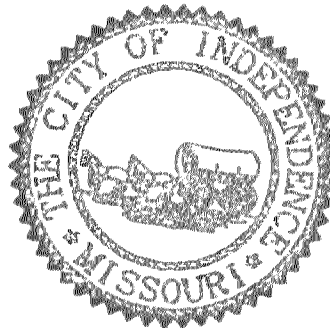
Suzanne Holland  
City Clerk

APPROVED - FORM AND LEGALITY:

J.M. Co  
City Counselor

REVIEWED BY:

Zachary Walker  
City Manager



**NOTE: Words struck through are being removed from this ordinance and words underscored and bolded are being added to this ordinance.**