

**ORDINANCE NO. S-3164**

**AN ORDINANCE GRANTING A SPECIAL USE PERMIT TO AUTHORIZE THE ESTABLISHMENT OF A SMALL ANIMAL VETERINARY CLINIC ON CERTAIN PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF JUNCTION CITY, KANSAS.**

**WHEREAS, application has been made by Kaw Valley Engineering, agent; for Ronald D. Strauss, owner, and Dr. Theresa McCreath, contract buyer, requesting a Special Use Permit to allow construction of a veterinary clinic on property zoned "CN" Neighborhood Commercial District located at the northwest corner of Strauss Boulevard and Spring Valley Road, Junction City, Kansas; and,**

**WHEREAS, the Metropolitan Planning Commission of Junction City/Milford and Geary County conducted a public hearing on Case No. SUP-08-02-15, following published notification in accordance with K.S.A. 12-741, et. seq., as amended, on August 13, 2015; and,**

**WHEREAS, the Metropolitan Planning Commission has recommended the City Commission of the City of Junction City, Kansas, approve the Special Use Permit to permit the establishment of a small animal veterinary clinic at the northwest corner of Spring Valley Road and Strauss Boulevard, Junction City, Kansas, subject to certain conditions;**

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF JUNCTION CITY, KANSAS, THAT:**

**Section 1. The following described property is hereby granted a Special Use Permit to permit the establishment of a small animal veterinary clinic at the northwest corner of Spring Valley Road and Strauss Boulevard, Junction City, Kansas, subject to the conditions and restrictions listed herein:**

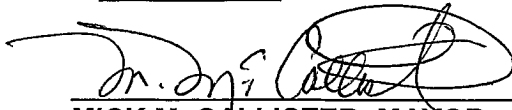
**Lots 1 of Rivendell Addition to the City of Junction City, Geary County, Kansas.**

**Section 2. The Special Use Permit herein granted shall be subject to the following conditions and restrictions:**

- A. Submission of a Revised Site Plan addressing the following:**
- 1. no access to Rivendell Street from this lot;**
  - 2. any access to Strauss Boulevard from this lot being a "right-in/right-out" drive only;**
  - 3. a specific landscape screening plan;**
  - 4. show future animal exercise runs;**
  - 5. show proposed sign locations; and,**
  - 6. show potential expansion of the building as a future phase.**
- B. The operation remains in conformance with all applicable codes concerning the operation of a small animal veterinary clinic and any future modifications different than shown on the approved Site Plan requires compliance with the then applicable Zoning Regulations of Junction City, Kansas.**

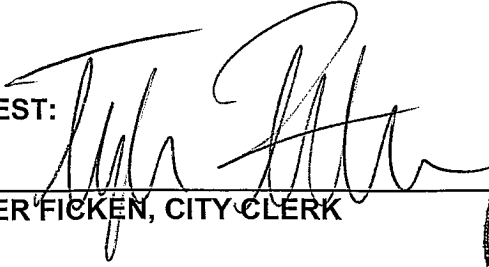
**Section 3. This Ordinance shall be in full force and effect from and after its publication once in the Junction City Daily Union.**

PASSED AND ADOPTED THIS 15<sup>th</sup> DAY OF SEPTEMBER, 2015.



MICK McCALLISTER, MAYOR

ATTEST:



TYLER FICKEN, CITY CLERK

