

ORDINANCE NO. 255

AN ORDINANCE AMENDING SECTION 12.4 IN THE ZONING ORDINANCE OF THE CITY OF LINN VALLEY, KANSAS

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF LINN VALLEY, KANSAS:

**SECTION 1.** Section 12.4 of the Zoning Ordinance is hereby amended to read as follows:

SECTION 12.4: Accessory Structures: No accessory structure shall be erected within the required front yard area (25 feet from the front property line), including but not limited to, porches, vestibules, balconies, walled patios, hot tubs, propane tanks, garages, sheds, playhouses and athletic areas. No detached accessory structure shall be erected closer than five (5) feet to any other structure on the lot and cannot be located in front of the dwelling. Accessory structures shall have compatible materials and shall be consistent with the architectural style of the principal structure.

Private garages, carports, overhangs, or any combination thereof, not to exceed one thousand five hundred (1,500) square feet in area. For all permitted accessory uses, the maximum building height shall be twenty (20) feet, as measured from the ridgeline. The front of any metal accessory structure shall have a veneer facing of wood, brick or rock or a metal wainscoting of a contrasting color from a finished grade level to a height of four (4) feet. Child Day Care Centers, when used as an accessory to a primary use, are exempt from the maximum size requirements of accessory structures.

Metal shipping/storage boxes or containers, truck van bodies, semi-trailer boxes and similar metal containers used by overseas shipping companies shall not be permitted as storage regardless of size, except for the following:

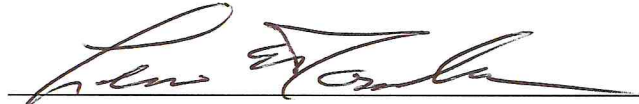
1. Metal Shipping/storage boxes and containers may be used as temporary use provided:
  - a. The shipping box or container is rented from a bona fide storage/shipping container company.
  - b. There must be a current and active building permit at the time the unit is placed on the site.
  - c. The container must be located to the rear of the construction site, if at all possible.
  - d. The container must be removed within thirty (30) days after the final inspection and approval of the construction as indicated on the original permit.
  - e. These regulations would not preclude a builder/contractor from bringing in his/her jobsite storage container, trailer, or other similar unit for storage of materials or equipment during construction. Time elements will be as described in Item "d" above.
  - f. The rental units would be allowed for property owners moving in or out of property for a period not to exceed sixty (60) days.

**SECTION 2.** The previously existing Section 12.4 of the Linn Valley Zoning Code is hereby repealed.

**SECTION 3.** This ordinance shall take effect and be in full force from and after its adoption by the

governing body of the city and publication of summary in the official newspaper and publication of the entire ordinance on the official city website, [www.linnvalleyks.com](http://www.linnvalleyks.com).

PASSED AND ADOPTED by the governing body of the City of Linn Valley, Kansas on this 8<sup>th</sup> day of April 2024.



Mayor

ATTEST



City Clerk