

(Published in the Garden City Telegram on the 12th day of June, 2025)

ORDINANCE NO. 3014-2025

SUMMARY

On June 3, 2025, the City of Garden City, Kansas adopted Ordinance No. 3014-2025, approving the rezoning of certain land in the corporate limits of Garden City, Kansas from "R-1 (PUD & ZL)", Single Family Residential District with a Planned Unit Development Overlay District and a Zero Lot Line Residential Overlay District, to "R-1 (PUD)", Single Family Residential District with a Planned Unit Development Overlay District, that is generally located in the Prairie View Acres – Phase One First Replat subdivision near the southwest corner of the intersection of North Campus Drive and U.S. Highway 50 pursuant to a request submitted by CG INVESTMENTS LLC, an Iowa limited liability company; amending the zoning ordinance, zoning regulations, and district zoning map of the City of Garden City, Kansas; and repealing the current zoning ordinance, zoning regulations, and district zoning map of the same; all to the Code of Ordinances of the City of Garden City, Kansas.

A complete copy of the ordinance may be viewed free of charge at www.garden-city.org or may be obtained from the City Clerk, at the City Administrative Center, 301 North Eighth Street, Garden City, Kansas 67846. This Ordinance Summary is certified that it is legally accurate and sufficient, by Jennifer V. Cunningham, City Attorney.

ORDINANCE NO. 3014 - 2025

AN ORDINANCE APPROVING THE REZONING OF CERTAIN LAND IN THE CORPORATE LIMITS OF GARDEN CITY, KANSAS FROM "R-1 (PUD & ZL)", SINGLE FAMILY RESIDENTIAL DISTRICT WITH A PLANNED UNIT DEVELOPMENT OVERLAY DISTRICT AND A ZERO LOT LINE RESIDENTIAL OVERLAY DISTRICT, TO "R-1 (PUD)", SINGLE FAMILY RESIDENTIAL DISTRICT WITH A PLANNED UNIT DEVELOPMENT OVERLAY DISTRICT, THAT IS GENERALLY LOCATED IN THE PRAIRIE VIEW ACRES – PHASE ONE FIRST REPLAT SUBDIVISION NEAR THE SOUTHWEST CORNER OF THE INTERSECTION OF NORTH CAMPUS DRIVE AND U.S. HIGHWAY 50 PURSUANT TO A REQUEST SUBMITTED BY CG INVESTMENTS LLC, AN IOWA LIMITED LIABILITY COMPANY; AMENDING THE ZONING ORDINANCE, ZONING REGULATIONS, AND DISTRICT ZONING MAP OF THE CITY OF GARDEN CITY, KANSAS; AND REPEALING THE CURRENT ZONING ORDINANCE, ZONING REGULATIONS, AND DISTRICT ZONING MAP OF THE SAME; ALL TO THE CODE OF ORDINANCES OF THE CITY OF GARDEN CITY, KANSAS.

BE IT ORDAINED by the Governing Body of the City of Garden City, Kansas:

SECTION 1. The purpose of this ordinance is to rezone certain real property pursuant to K.S.A. 12-757 and pursuant to a request submitted by **CG INVESTMENTS LLC**, an Iowa limited liability company, to allow for alternative home designs on the property.

SECTION 2. The Zoning Ordinance of the City of Garden City, Kansas, adopted by Ordinance No. 2813-2018, with all amendments thereto, is hereby amended to rezone the below described real property situated in Garden City, FINNEY County, KANSAS, from "R-1 (PUD & ZL)" Single Family Residential District with a Planned Unit Development Overlay District and a Zero Lot Line Residential Overlay District to "R-1 (PUD)" Single Family Residential District with a Planned Unit Development Overlay District, to wit:

Lots Nine (9) through Twenty-one (21) of Block One (1) of the Prairie View Acres – Phase One First Replat, a subdivision to the City of Garden City, Finney County, Kansas, according to the recorded plat thereof.

SECTION 3. The District Zoning Map of the City of Garden City, Kansas, referred to in Article 3, Section 3.020 of the Zoning Regulations of the City of Garden City, Kansas, adopted by Ordinance No. 2813-2018, as previously existing and amended, be and the same is hereby amended, to be consistent with the amendments set forth herein.

SECTION 4. The current Zoning Ordinance, Zoning Regulations, and District Zoning Map of the City of Garden City, Kansas, as previously existing and amended, be and the same are hereby repealed, to be replaced as specified in this ordinance. All sections of said Zoning Ordinance, Zoning Regulations, District Zoning Map not specifically amended herein, shall remain in full force and effect.

SECTION 5. This Ordinance shall take effect and be in full force and effect from and after the occurrence of all of the following: (a) its passage and signature; (b) publication of a summary of this Ordinance in The Garden City Telegram, the official city newspaper; and (c) publication of the full text of this Ordinance on the City's official website in accordance with subsection (b) of K.S.A. 12-3007.

APPROVED AND PASSED by the Governing Body of the City of Garden City, Kansas, this 3rd day of June, 2025.



Ray Cessna

ROY CESSNA, Mayor

ATTEST:
Celyn Hurtado

CELYN N. HURTADO, City Clerk
KORI A. LONGORIA, Deputy City Clerk

APPROVED AS TO FORM AND CONTENT:
Jennifer V. Cunningham

JENNIFER V. CUNNINGHAM, City Attorney