

# City of Raymore Unified Development Code

## Kennels

<b>Kennels</b>	Any premises where three or more animals are owned, boarded, bred and/or offered for sale, including but not limited to boarding kennels, breeding kennels, dog training centers and animal rescue shelters.
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### Section 410.020 Use Table

#### A. Use Groups

The use table classifies land uses into five major groupings: Residential, Public and Civic, Commercial, Industrial and Other. These are referred to as “Use Groups.”

#### B. Use Categories

Each Use Group is further divided into “Use Categories.” These categories classify land uses based on common characteristics, such as the type of products sold, site conditions or the amount of activity on the site. Some use categories are further divided into specific use types, which are described in Section 485.010.

#### C. Determination of Land Use Category

When a land use cannot be classified into a Use Category or appears to fit into multiple categories, the Development Services Director is authorized to determine the most appropriate Use Category.

#### D. Permitted Uses

Uses identified with a “P” in the use table are permitted by-right in the designated zoning districts, subject to compliance with all other applicable provisions of this Code.

#### E. Uses Subject to Special Conditions

Uses identified with an “S” in the use table are permitted by-right in the designated zoning districts, subject to compliance with all conditions of this chapter and with all other applicable provisions of this Code.

#### F. Conditional Uses

Uses identified with a “C” in the use table may be allowed in the designated zoning districts if approved in accordance with the conditional use procedure of Section 470.030. Approved conditional uses are subject to compliance with all other applicable provisions of this code.

#### G. Prohibited Uses

Uses identified with a “-” in the use table are expressly prohibited. Uses not listed in the use table are also prohibited unless the Development Services Director determines that the use fits into an existing use category.

**H. Use Standards** *(Amendment 16 – Ordinance 2013-056 8.26.13) (Amendment 25 - Ordinance 2017-051 8.28.17) (Amendment 31 - Ordinance 2019-048 7.22.19) (Amendment 32- Ordinance 2020-056, 10.12.2020)*

The “Use Standard” column in the use table provides a cross-reference to additional standards that apply to some uses, whether or not they are allowed as a permitted use, use subject to special conditions or conditional use.

Use	PO	C-1	C-2	C-3	BP	M1	M2	PR	Use Standard
<b>COMMERCIAL USES</b>									
<b>Animal Services</b>									
Kennel	-	-	C	C	C	C	C	-	Section 420.030E
Veterinary Services	-	P	P	P	-	-	-	-	

**Section 420.030 Use-Specific Standards, Commercial Uses**

**E. Kennels** *(Amendment 16 – Ordinance 2013-056 8.26.13)*

All buildings, pens and runs associated with this use must be located a minimum of 200 feet from any neighboring residential structure.