

ORDINANCE NO 2024-04

AN ORDINANCE ADOPTING THE RECOMMENDATION OF THE PLANNING COMMISSION OF THE VILLAGE OF GARLAND, NEBRASKA, RELATING TO CHANGE FRONT YARD SETBACKS, EXCLUDE KENNELS FROM THE DEFINITION OF ACCESSORY BUILDINGS, CHANGE THE MAXIMUM SQUARE FOOTAGE FOR ACCESSORY BUILDINGS, CLARIFY THE TERM “ANIMAL CARE,” AND DEFINE THE “GERMANTOWN DISTRICT”; TO PROVIDE FOR THE REPEAL OF CONFLICTING ORDINANCES OR SECTIONS; TO PROVIDE FOR PUBLICATION OR POSTING AS REQUIRED BY LAW OR VILLAGE ORDINANCE; AND TO PROVIDE FOR A TIME WHEN THIS ORDINANCE SHALL TAKE EFFECT.

BE IT ORDAINED BY THE CHAIRMAN AND BOARD OF TRUSTEES OF THE VILLAGE OF GARLAND, NEBRASKA:

Section 1: **ADOPTION OF PLANNING COMMISSION RECOMMENDATION.**

The Board of Trustees of the Village of Garland, Nebraska, hereby adopts the recommendation of the Planning Commission made at the Board’s meeting on March 5, 2024, to change the Village Zoning Ordinance as follows:

- a. Section 5.26 is amended to provide for a 25’ front yard setback except within the Germantown District, which shall have an 18’ front yard setback;
- b. Section 8.1 is amended to provide that kennels for pets do not constitute an accessory building;
- c. Section 8.1 is amended to provide that a first accessory building may have a maximum floor area of equaling eight hundred sixty-four (864) square feet, or half the first floor area of the principal permitted dwelling, whichever is greater;
- d. Section 5.52, Item 2, “Animal Care,” is amended as follows: “Animal Care” shall consist of facilities performing veterinary care, grooming, farrier services, and/or kennel services of less than 30 days, and;
- e. Creation and designation of the area encompassed by the Corporate Limits of the Village of Garland, Nebraska, existing on January 1, 2024, as the “Germantown District.”

The Official Zoning Maps and text of the Zoning Ordinances shall be amended to reflect such changes.

Section 2. **REPEAL.** All other ordinances or sections passed and approved prior to the

passage, approval, and publication or posting of this ordinance and in conflict with its provisions, are hereby repealed.

Section 3. **PUBLICATION; POSTING.** This ordinance shall be published by posting a written or printed copy thereof in each of three public places within the Village, and shall be in full force and effect from and after its passage, approval, and publication or posting as provided by law and Village ordinance.

Section 4. **WAIVER OF READINGS.** The requirement that this Ordinance be read in full and approved on three different dates is hereby waived.

Passed and approved this 2nd day of April, 2024.

VILLAGE OF GARLAND, NEBRASKA

Marilyn Patsch
Chairperson

ATTEST:

Salene Albright
Village Clerk