

ORDINANCE NO. 2016-04

**AN ORDINANCE OF THE CITY OF UVALDE, TEXAS
AMENDING CHAPTER 17 OF THE UVALDE MUNICIPAL CODE
FOR ZONING CHAPTERS 17.20 LAND USE PROVISIONS, 17.24
MINIMUM YARDS, AND 17.28 MINIMUM LOT AREAS AND
WIDTHS.**

WHEREAS, the City Council of the City of Uvalde finds that manufactured and industrialized housing are regulated by the State of Texas;

WHEREAS, the City Council of the City of Uvalde finds that it is in the best interest of Uvalde citizens that city ordinances be clearly organized and easy to read;

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF UVALDE, TEXAS THAT:

Section 1. Adoption of Findings of Fact. The findings and recitations set out in this Ordinance are found to be true and correct and they are hereby adopted by the City Council and made a part hereof for all purposes as findings of fact.

Section 2. Amendment of Chapter 17 Zoning:

17.20.010 E.:

In the R-5 District there may also be in addition to the uses listed in subsection A of this section:

1. HUD-Code manufactured homes;
2. Manufactured home parks.
- 3.

17.20.012 R-5 district use regulations:

Sections A – H shall be deleted and replaced with:

1. No manufactured home with less than 600 square feet is permitted.
2. Manufactured homes must be skirted within 30 days from the date placed on a lot.
3. Manufactured homes must be tied down securely and in compliance with applicable regulations prior to occupancy.
4. No manufactured home may be located in any district other than “R-5.”
5. Except as provided in subsection 17.36.010 of this Code, it is unlawful to park or locate a mobile home, camper bus, motor home, camper trailer, or travel trailer for use as a residence.
6. The standards set forth in subsection 17.20.013 A 4 shall be applicable.

17.20.013 District use regulations for manufactured home subdivision.

Remove references to industrial housing and modular components.

Delete section 3. Purpose.

Delete section 4. B.

Delete Section B Area Regulations, C Parking Regulations, and E Industrialized Housing Subdivisions.

17.20.020 Certain uses to be located by special permit.

Delete Mobile Home Parks

17.24.010 Minimum requirements:

Add:

R-5 20 feet; 6 feet; 6 feet

17.28.030 Building area in residential areas.

Add:

R-5 600 square feet

Section 3. Conflicting Ordinances. All ordinances or parts thereof conflicting or inconsistent with the provisions of this Ordinance as adopted herein, are hereby amended to the extent of such conflict. In the event of a conflict or inconsistency between this Ordinance and any other code or ordinance of the City, the terms and provisions of this Ordinance shall govern.

Section 4. Savings Clause. All rights and remedies of the City of Uvalde are expressly saved as to any and all violations of the provisions of any ordinances affecting zoning within the City which have accrued at the time of the effective date of this ordinance; and, as to such accrued violations and all pending litigation, both civil and criminal, whether pending in court or not, under such ordinances, same shall not be affected by this ordinance but may be prosecuted until final disposition by the courts.

Section 5. Effective Date. This Ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Tex. Loc. Gov't. Code and the City Charter.

Section 6. Severability. It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses and phrases of this Ordinance are severable and, if any phrase, sentence, paragraph or section of this Ordinance should be declared invalid by the final judgment or decree of any court of competent jurisdiction, such invalidity shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Ordinance, since the same would have been enacted by the City Council without the incorporation of this Ordinance of any such invalid phrase, clause, sentence, paragraph or section. If any provision of this Ordinance shall be adjudged by a court of competent jurisdiction to be invalid, the invalidity shall not affect other provisions or applications of this Ordinance which can be given effect without the invalid provision, and to this end the provisions of this Ordinance are declared to be severable.

Section 7. Open Meetings. It is hereby officially found and determined that the meeting at which this Ordinance is passed was open to the public as required and that public notice of the time, place and purpose of said meeting was given as required by the Open Meetings Act.

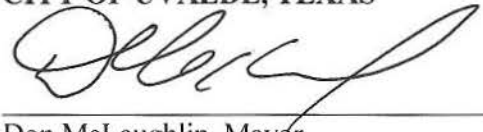
PASSED AND APPROVED on the 8 day of March, 2016.

ATTEST:

CITY OF UVALDE, TEXAS



Sorayda Sanchez, City Secretary



Don McLaughlin, Mayor