

ORDINANCE NO. 17-101

AN ORDINANCE AMENDING APPENDIX B OF THE CODE OF ORDINANCES OF THE CITY OF FORT STOCKTON, TITLED ZONING*, SECTION 7. USE REGULATION DISTRICTS, 2. PRIMARY RESIDENTIAL USES FOR SINGLE FAMILY-4 (SF-4) ONE-FAMILY DWELLINGS AND REPEALING ALL OTHER ORDINANCES OR PORTIONS THEREOF IN CONFLICT, PROVIDING FOR AN EFFECTIVE DATE AND A SEVERABILITY CLAUSE.

WHEREAS, the City Council has determined that the revisions set forth would be in the best interest of the citizens of Fort Stockton.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FORT STOCKTON, TEXAS:

SECTION 7. USE REGULATION DISTRICTS

Section 7. - Use Regulation Districts.

Land and buildings in each of the following classified districts may be used for any of the following listed uses but no land shall hereafter be used and no building or structure shall hereafter be erected, altered or converted which is arranged or designed or used for other than those uses specified for the district in which it is located as set forth by the following schedule of uses:

1. LEGEND FOR INTERPRETING SCHEDULE OF USE:

	Designates Use Permitted in District Indicated.
	Designates Use Prohibited in District Indicated.
•	Designates Use May be Approved as a Specific-Use Permit in Accordance with <u>Section 7</u> , Subsection 16.

TYPE USE		SF-4
		ONE-FAMILY DWELLING
2		PRIMARY RESIDENTIAL USES
ONE FAMILY DWELLING DETACHED	ON SITE CONSTRUCTION (1)	
	MANUFACTURED-MODULAR HOME (2)	•
	MANUFACTURED-MOBILE HOME (3)	•
ONE-FAMILY DWELLING-ATTACHED (4)		
TWO-FAMILY DWELLING (5)		
MULTIPLE-FAMILY DWELLING (6)		
COMMUNITY UNIT DEVELOPMENT (7)		•
BOARDING OR ROOMING HOUSE (8)		
HOTEL OR MOTEL (9)		
MOBILE HOME PARK (10)		

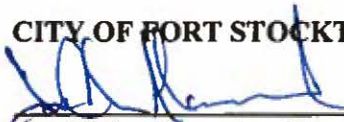
****** Existing Manufactured-Modular Homes, Manufactured-Mobile Homes, and Mobile Home Parks in Single Family-4 (SF-4) Residential Districts shall be Grandfathered-In upon Approval of this Ordinance; February 13, 2017.**

Severability. If any provision, sections, exceptions, subsections, paragraph, sentence, clause or phase of this ordinance or the application of same to any person or set of circumstances, shall for any reason be held unconstitutional, void or invalid, such invalidity shall not affect the validity of the remaining provisions of this ordinance or their application to other persons or sets of circumstances and to this end all provisions of this ordinance are declared to be severable.

Conflicts. All ordinances or parts of ordinances inconsistent with the terms of this ordinance are hereby repealed; provided however, that such repeal shall be only to the extent of such inconsistency and in all other respects this ordinance shall be cumulative of other ordinances regulating and governing the subject matter covered by this ordinance.

Effective Date: It is ordered and ordained that this ordinance take effect immediately after its passage and publication, as required by law.

PASSED AND APPROVED THIS 13th day of February, 2017.

CITY OF FORT STOCKTON


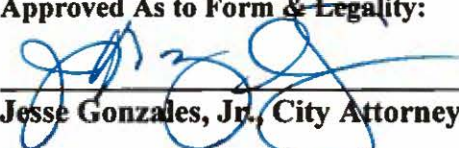
Joe Chris Alexander, Mayor



Raul B. Rodriguez, City Manager

Attest:


Delma A. Gonzalez, City Secretary

Approved As to Form & Legality:


Jesse Gonzales, Jr., City Attorney