

ORDINANCE NO. 428

AN ORDINANCE CLARIFYING AND AMENDING THE CITY CODE OF THE CITY OF BROKEN BOW, OKLAHOMA, CHAPTER 56, TITLED "ZONING" ARTICLE VI. TITLED "SPECIFIC DISTRICT REGULATIONS"; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE OF FEBRUARY 21, 2024; AND DECLARING AN EMERGENCY.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BROKEN BOW, OKLAHOMA:

Section 1. That the following amendment shall be made to Broken Bow City Code, Chapter 56 Article VI, and be reflected as Chapter 56, Article VI. Section 56-140, and the same is now enacted to read as follows:

Sec. 56-140. SHORT TERM RENTAL; RESIDENTIAL USE IN RESIDENTIAL ZONE;

Section 1. That a Short-Term Rental or nightly rental shall be defined as a rental of a property for residential purposes, for a period of less than thirty consecutive nights.

Residential purposes shall be defined as the use of a structure or part of a structure as a place of abode, maintained by or for a person, whether or not owned by such person.

Section 2. That Short-Term Rentals shall only be permitted in areas zoned as Commercial C-5 Highway Commercial and Commercial Recreation District, as set for in Section 56-396 of the City Code of the City of Broken Bow, Oklahoma, with the following exception:

A. Any property previously established as a hotel or motel, which operated as such for an extended period of time and such previous use can be established and shown, shall be grandfathered for use of any said property as such, hotel, or motel.

B. If a property is grandfathered for use as a hotel or motel, any construction and/or renovation must meet all building requirements for new builds and shall obtain any permits required.

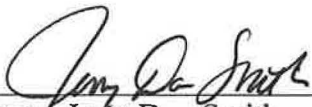
Section 2. SEVERABILITY CLAUSE. If any section, sentence, clause or phrase of this ordinance or any part thereof is for any reason found to be invalid by a court of competent jurisdiction, such decision shall not affect the validity of the remainder of this ordinance or any part thereof.

Section 3. REPEAL OF CONFLICTING ORDINANCES. That all ordinances or parts of ordinances in conflict with this ordinance be and the same are now expressly repealed.

Section 4. EFFECTIVE DATE. Following passage of this ordinance by the City Council, with separate approval of its Emergency Clause, the provisions enacted by this ordinance shall be effective and enforceable on and after February 21, 2024.

Section 6. EMERGENCY CLAUSE. That an emergency is now declared to exist for the preservation of the public peace, health, and safety, by reason which this ordinance shall take effect immediately on and after its passage and approval.

Passed by the City Council of the City of Broken Bow, Oklahoma, with the emergency clause voted on separately and signed by the Mayor this 20th day of February, 2024.



Mayor, Jerry Don Smith



Attest: City Clerk