

CITY OF SEGUIN
STATE OF TEXAS

RESOLUTION NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SEGUIN, TEXAS ADOPTING CHAPTERS 4, 5 AND DEFINITIONS OF THE SEGUIN UNIFIED DEVELOPMENT CODE; REPEALING THE PRESENT APPENDIX A AND B OF THE SEGUIN CODE OF ORDINANCES; CODIFYING THE SEGUIN UNIFIED DEVELOPMENT CODE CHAPTERS 1 THROUGH 5 AND DEFINITIONS AS A NEW APPENDIX A TO THE CODE OF ORDINANCES; ESTABLISHING TEMPORARY NON-CONFORMING USES; PROVIDING A SEVERABILITY CLAUSE; AUTHORIZING CITY STAFF TO PREPARE THIS ORDINANCE FOR SUBMISSION AS A SUPPLEMENT TO THE CODE OF ORDINANCES; PROVIDING FOR PUBLICATION; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, over the last year and a half City Staff, along with the Unified Development Code Committee and with input from the City Council and the Planning and Zoning Commission has been drafting a unified development code that will encourage better planning and development throughout the city and will be easier for the public to use; and

WHEREAS, on October 21, 2014, the City Council adopted the first three chapters of the Unified Development Code; and

WHEREAS, on February 10, 2015, after conducting a public hearing, the Planning and Zoning Commission voted to recommend to the City Council that Chapters 4, 5 and the Definitions section of the Unified Development Code be adopted; and

WHEREAS, Chapter 6 of the Unified Development Code which is dedicated to signs (currently governed under Chapter 82, Seguin Code of Ordinances) is not yet ready for adoption, and will remain a place holder for future action; and

WHEREAS, the Unified Development Code Chapters 1-5 and Definitions completely replaces the Seguin Zoning and Master Subdivision Ordinances; and

WHEREAS, the adoption of the Unified Development Code will streamline the City's development process so that it will be more user friendly to both developers and staff.

NOW THEREFORE BE IT ORDAINED by the City Council of the City of Seguin, Texas:

SECTION ONE. Chapter 4, Subdivisions, Chapter 5, Site Plans, and Definitions, as set forth in the attached Unified Development Code are hereby approved and adopted in full.

SECTION TWO. Chapter 1, General Provisions, Chapter 2, Development Applications and Development Review Process, and Chapter 3, Zoning and Land Use, as set forth in the attached Unified Development Code are hereby approved and adopted in full.

SECTION THREE. The Seguin Code of Ordinances, Appendix A and Appendix B, are repealed in their entirety.

SECTION FOUR. The Unified Development Code as attached to this Ordinance and as adopted above in Sections One and Two is hereby codified as a new Appendix A which shall hereinafter be known as the "**SEGUIN UNIFIED DEVELOPMENT CODE.**"

SECTION FIVE. If any word, phrase, clause, sentence, or paragraph of this ordinance or the Unified Development Code is held to be unconstitutional or invalid by a court of competent jurisdiction, the other provisions of this ordinance or the Unified Development Code will continue in force if they can be given effect without the invalid portion.

SECTION SIX. For any property whose current zoning is in conflict or different than the zoning adopted by this Ordinance, that property shall keep its current zoning as a temporary non-conforming use until the City undertakes the formal process to change effected zoning. In the interim, should a property owner decide to develop a property labelled as a temporary non-conforming use the City will waive the fees associated with the zoning change process.

SECTION SEAVEN. All ordinances and resolution or parts of ordinances or resolutions in conflict with this ordinance are repealed.

SECTION EIGHT. City staff is authorized to prepare this Ordinance for submission as a supplement to the Seguin Code of Ordinances.

SECTION NINE. This ordinance shall be published in a newspaper of general circulation.

SECTION TEN. This ordinance shall be effective upon ten (10) days following passage on second reading and shall be published in a newspaper of general circulation.

PASSED AND APPROVED on the first reading this 3rd day of March 2015.

PASSED AND APPROVED AND ADOPTED on the second reading this 17TH day of March, 2015.

DON KEIL
Mayor

ATTEST:

Thalia Stautzenberger
City Secretary