

ORDINANCE NO. 105-20

AN ORDINANCE OF THE CITY OF SWEENEY, TEXAS, ADDING A NEW SECTION 110-76(16) TO THE ZONING ORDINANCE OF THE CITY OF SWEENEY IN THE INTEREST OF PUBLIC SAFETY AND WELFARE; PROVIDING FOR R-2 SINGLE FAMILY HOMES AS AN APPROVED USE IN C-1 COMMERCIAL ZONES; PROVIDING SPECIAL PROVISIONS FOR REPLACEMENT OF R-2 SINGLE FAMILY HOMES IN C-1 COMMERCIAL ZONES; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES TO THE EXTENT OF CONFLICT ONLY; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE AT THE DATE OF ITS PASSAGE.

**BE IT ORDAINED BY THE CITY COUNCIL OF THE
CITY OF SWEENEY, TEXAS:**

Section 1:

Section 110-76 of the Zoning Ordinance of the City of Sweeny, Texas, is hereby amended by adding a new subsection (16) and shall after the effective date of this ordinance read as follows:

“Section 110-76. C-1, Commercial

(16) R-2 permitted uses in C-1 zone: R-2 single family homes shall be a permitted use in a C-1 zone. A single-family home may be built or remodeled in a C-1 zone. A single-family home, being newly built, must meet all of the requirements provided in the City of Sweeny Zoning Ordinance for a home built in a R-2 zone. However, if an existing structure is being remodeled or converted to a single-family home in the C-1 zone, the R-2 zoning requirements are waived.”

Section 2:

All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict only.

Section 3:

If any part of portion of this ordinance shall be determined to be invalid or unconstitutional, such invalidity or unconstitutionality shall not affect or impair any remaining portions or provisions of this ordinance

Section 4

This ordinance shall be effective from and after its passage.

PASSED AND ADOPTED this 15 day of December, 2020.



JEFF FARLEY, Mayor of the City of
Sweeny, Texas

ATTEST:



REATA MINSHEW, City Secretary