

ORDINANCE NO. 215-20

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF UNION CITY, TO RESTRICT THE USE OF PRE-MANUFACTURED STRUCTURES IN THE CONSTRUCTION OF TINY HOUSES AS ADOPTED BY ORDINANCE 189-18.

WHEREAS, certain revisions to the Union City Zoning Ordinance are believed to be necessary and in the public interest; and

WHEREAS, the Union City Municipal/Regional Planning Commission has reviewed and recommended these revisions; and

WHEREAS, the Union City Mayor and Councilmembers have given due public notice of hearings on said amendments and has held public hearings in accordance with Section 13-7-203 of the Tennessee Code Annotated; and

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Councilmembers of the City of Union City that the Union City Municipal Zoning Ordinance be amended as follows:

SECTION 1. That the text of the Union City Municipal Zoning Ordinance be amended by revising Section 11-1358 to read as follows:

11-1358. Tiny House. A principal residential structure which contains less than 900 square feet of heated living space and is designed to be used as a dwelling. Such residential structures (under 900 square feet in size) shall not be fashioned from previously purposed structures, such as storage containers, grain bins, water tanks, train boxcars, or other similar structures. For the purpose of these regulations the term "tiny house" does not include the terms "mobile home" or "manufactured home". Tiny houses shall be site built only. Pre-Manufactured structures such as sheds shall not be used.


SECTION 2. That the text of the Union City Municipal Zoning Ordinance be amended by adding Section 11-1413. J as follows:

Tiny houses shall be site built only. Pre-Manufactured structures such as sheds shall not be used.

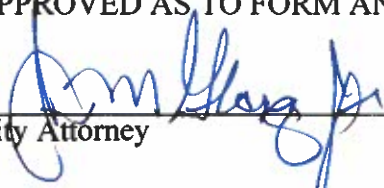
SECTION 3. BE IT FURTHER ORDAINED that this ordinance shall take effect upon its passage the **PUBLIC WELFARE REQUIRING IT.**



Mayor

ATTEST:


City Clerk

APPROVED AS TO FORM AND LEGALITY:


City Attorney

Public Hearing Notice: June 4, 2020
Public Hearing: June 16, 2020
Passed First Reading: June 16, 2020
Caption Posted: June 23, 2020
Passed Second Reading: June 30, 2020
Effective Date: June 30, 2020

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