

ORDINANCE NO. 2020-60

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SAN MARCOS, TEXAS AMENDING VARIOUS SECTIONS OF THE CITY'S DEVELOPMENT CODE TO, AMONG OTHER THINGS, ADDRESS RECOMMENDATIONS FROM THE ALCOHOL CONDITIONAL USE PERMIT COMMITTEE, THE HOUSING TASK FORCE, THE HISTORIC PRESERVATION COMMISSION, AND RECOMMENDATIONS FROM CITY STAFF CONCERNING APPLICATION PROCESSING AND REQUIREMENTS, BLOCK PERIMETER STANDARDS, CERTIFICATE OF APPROPRIATENESS APPEALS, CONCEPT PLAT APPLICABILITY, RIGHT-OF-WAY DIMENSIONAL STANDARDS, BUILDING TYPE DEFINITIONS, NEIGHBORHOOD DENSITY DISTRICT ZONING REGULATIONS, CHARACTER DISTRICT ZONING REGULATIONS, A NEW SPECIAL EVENTS FACILITY USE, MULTIFAMILY PARKING STANDARDS, ACCESSORY DWELLING UNITS, NEIGHBORHOOD TRANSITIONS, DURABLE BUILDING MATERIALS, DETENTION AND WATER QUALITY REQUIREMENTS FOR PLATS OF FOUR RESIDENTIAL LOTS OR LESS, DETENTION REQUIREMENTS OUTSIDE THE URBAN STORMWATER MANAGEMENT DISTRICT, DELINEATION OF WATER QUALITY AND BUFFER ZONES, CHANNEL DESIGN FOR WATER QUALITY ZONE RECLAMATION, SENSITIVE GEOLOGIC FEATURE PROTECTION ZONES AND GEOLOGICAL ASSESSMENT WAIVERS; AMENDING SECTION 14.041 OF THE SAN MARCOS CITY CODE TO ADOPT APPENDIX Q TO THE INTERNATIONAL RESIDENTIAL CODE, WHICH APPENDIX ESTABLISHES CERTAIN STANDARDS FOR TINY HOUSES WHERE ALLOWED; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR THE REPEAL OF ANY CONFLICTING PROVISIONS; AND PROVIDING AN EFFECTIVE DATE.

RECITALS:

1. The City Council hereby finds and determines that the adoption of the following ordinance is in the interest of the public health, welfare and safety.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN MARCOS, TEXAS:

SECTION 1. The San Marcos Development Code, Subpart B of the San Marcos City Code, is amended as set forth in Exhibit A, attached hereto and made a part hereof for all purposes. Added text, tables and illustrations are indicated by underlining. Deleted text, tables and illustrations are indicated by strikethroughs.

SECTION 2. Section 14.041 of the San Marcos City Code is hereby amended to adopt Appendix Q of the International Residential Code, which appendix establishes certain standards

for Tiny Houses. Such amendment to Section 14.041 shall read as follows (Underlining indicates added text): “Appendix Q is adopted in its entirety and shall be applicable to Tiny Houses where allowed under the San Marcos Development Code, Subpart B of the San Marcos City Code.”

SECTION 3. In codifying the changes authorized by this ordinance, paragraphs, sections and subsections may be renumbered and reformatted as appropriate consistent with the numbering and formatting of the San Marcos City Code.

SECTION 4. If any word, phrase, clause, sentence, or paragraph of this ordinance is held to be unconstitutional or invalid by a court of competent jurisdiction, the other provisions of this ordinance will continue in force if they can be given effect without the invalid portion.

SECTION 5. All ordinances and resolutions or parts of ordinances or resolutions in conflict with this ordinance are repealed.

SECTION 6. This ordinance will take effect after its passage, approval and adoption on second reading.

PASSED AND APPROVED on first reading on August 18, 2020.

PASSED, APPROVED AND ADOPTED on second reading on September 1, 2020.

Jane Hughson
Mayor

Attest:

Approved:

Tammy K. Cook
Interim City Clerk

Michael J. Cosentino
City Attorney

EXHIBIT A
[ATTACH DEVELOPMENT CODE AMENDMENTS]