

ORDINANCE NO. 57-1987

AN ORDINANCE AMENDING CHAPTER 23, "PLANNING AND COMMUNITY DEVELOPMENT," SUBPART D, "SUBDIVISION REGULATIONS," OF THE ABILENE MUNICIPAL CODE, BY AMENDING CERTAIN SECTIONS AS SET OUT BELOW; PROVIDING A SEVERABILITY CLAUSE; AND DECLARING A PENALTY.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ABILENE, TEXAS:

PART 1: That Chapter 23, Subpart D, "Subdivision Regulations," of the Abilene Municipal Code be amended as set out in Exhibit "A," attached hereto and made a part of this ordinance for all purposes.

PART 2: That if any provision or any section of this ordinance shall be held to be void or unconstitutional, such holding shall in no way affect the validity of the remaining provisions or sections of this ordinance, which shall remain in full force and effect.

PART 3: That any person, firm or corporation violating any of the provisions of this chapter shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be punished by a fine of not more than One Thousand Dollars (\$1,000.00). Each day such violation shall continue, or be permitted to continue, shall be deemed a separate offense. Said ordinance, being a penal ordinance, becomes effective ten (10) days after its publication in the newspaper as provided by Section 19 of the Charter of the City of Abilene, Texas.

PASSED ON FIRST READING this 13 day of August,  
A.D. 1987.

PASSED ON SECOND AND FINAL READING this 10 day of \_\_\_\_\_  
September, A.D. 1987.

ATTEST:

Patricia Hancock  
CITY SECRETARY

Dale Ferguson  
MAYOR

APPROVED:

Harry Cargill

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EXHIBIT "A"

AMEND: Section 23-264 Stormwater Management Requirements of the Subdivision Regulations, Subsection 2, to add:

Existing Manufactured Home Park or Subdivision. A manufactured home park for which the construction of facilities for servicing the lot on which the manufactured homes are to be affixed (including, at a minimum, the installation of utilities, either final site grading or the pouring of concrete pads, and the construction of streets) are completed before the effective date of floodplain management regulations adopted by a community.

Expansion to an Existing Manufactured Home Park or Subdivision. The preparation of additional sites by the construction of facilities for servicing the lots on which the manufactured homes are to be affixed (including the installation of utilities, either final site grading or pouring of concrete pads, or the construction of streets).

DELETE: Existing Section 23-264.9.B(4)(c) and add a new Section 23-264.9.B(4)(c) as follows:

- (c) Require that all manufactured homes to be placed or substantially improved within Zones A1-30, AH, and AE on the community's FIRM be elevated on a permanent foundation such that the lowest floor of the manufactured home is at or above the base flood elevation; and be securely anchored to an adequately anchored foundation system in accordance with the provisions of Section 23-264.9.B(4)(a). This paragraph applies to manufactured homes to be placed or substantially improved in an expansion to an existing manufactured home park or subdivision. This paragraph does not apply to manufactured homes to be placed or substantially improved in an existing manufactured home park or subdivision except where the repair, reconstruction, or improvement of the streets, utilities and pads equals or exceeds 50 percent of the value of the streets, utilities and pads before the repair, reconstruction or improvement has commenced. In areas of special flood hazard, including the regulatory floodway, mobile homes or manufactured homes may be placed or substantially improved in an existing manufactured home park or subdivision without submission of a development permit.

ADD: Section 23-264.9.B(4)(c)(1)

- (1) (a) The floodplain administrator shall affix to any permit application for placement of a mobile or manufactured home an existing manufactured home park or subdivision within all areas of special flood hazard as defined on the FIRM where such home will not be elevated to or above the base flood elevation a warning that a special flood hazard may exist. The form and content of such warning shall be determined by the floodplain administrator and approved by the City Manager.
- (b) Upon adoption of this ordinance the floodplain administrator shall cause all existing manufactured home parks or subdivisions within all areas of special flood hazard as defined on the FIRM to post notices of potential flood hazards in conspicuous locations within 90 days of passage of this ordinance. Said notices shall be in such form, content, and locations as may be required by the floodplain administrator and approved by the City Manager.

-END-

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