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AN ORDINANCE OF THE CITY OF COAHOMA, TEXAS IMPOSING A MORATORIUM ON PERMITTING OF INTERMODAL SHIPPING CONTAINERS FOR USE AS LIVING QUARTERS, COMMERCIAL BUILDINGS, OR ACCESSORY BUILDINGS WITHIN THE CITY LIMITS IN ORDER TO ALLOW FOR REVIEW AND CONSIDERATION OF REGULATIONS AND APPROPRIATE PLACEMENT OF SUCH CONTAINERS, WITH SUCH MORATORIUM TO BE EFFECTIVE FOR 90 DAYS BEGINNING SEPTEMBER 4, 2013; PROVIDING FOR SEVERABILITY, REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City Council finds that the zoning ordinance currently in effect does not adequately address the use of intermodal shipping containers as living quarters, commercial buildings or accessory buildings and the possible adverse effects such units will have on neighborhood property values; and

WHEREAS, the City Council finds it necessary to consider revisions to the zoning ordinance to include appropriate regulation and placement of such uses or developments; and

WHEREAS, THE City Council finds that a temporary moratorium on permits or placement of intermodal shipping containers is necessary for the protection of the citizens of the city;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COAHOMA, TEXAS AS FOLLOWS:

Section 1. Moratorium Imposed on Intermodal Shipping Containers. THAT From and after the effective date and throughout the duration of the moratorium, no new permit of any nature shall be issued or considered for the placement of intermodal shipping containers within the city limits, and such containers shall not be placed within the city limits.

Intermodal Shipping Container shall mean a metal standardized re-sealable transportation box used for utilized freight handling with standardized equipment that is commonly referred to as a "sea container," and that does not have a stamp of approval as an industrialized housing structure from the Texas Department of Licensing and Regulation.

Section 2. Duration of Moratorium. THAT this moratorium shall be for a period of Ninety days (90) days from the effective date of this ordinance, unless earlier terminated or extended in order to allow accurate and judicious review of the necessary regulation and appropriate placement of intermodal shipping containers within the city limits and appropriate regulations for their use.

Section 3. THAT, if any paragraph, clause, phrase or provision of this ordinance shall be adjudged invalid or held unconstitutional, the same shall not affect the validity of this ordinance as a whole or any other part or provision thereof.

Section 4. THAT, all ordinances, resolutions or parts thereof heretofore passed and adopted by the governing body of the City of Coahoma, Texas that are in conflict herewith, shall be and the same hereby are repealed to the extent of such conflict.

Section 5. THAT, this ordinance shall become effective immediately upon its passage in accordance with law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Coahoma on this the 19 day of September, 2013.

Warren Wallace, Mayor

ATTEST:

Tammy Griffith, City Secretary