

ORDINANCE NO. 976-A

Introduced by Commissioner Leslie Newton

AN ORDINANCE AMENDING THE CITY OF WARRENTON ZONING ORDINANCE NO. 911-A;  
TO INCLUDE REVISIONS TO ARTICLE 3, C1-GENERAL COMMERCIAL ZONE, SECTION  
3.061, PERMITTED USES, ADDING SINGLE FAMILY RESIDENCES EXISTING PRIOR TO  
THE ADOPTION OF THIS ORDINANCE AS A PERMITTED USE.

**The City of Warrenton hereby resolves as follows:**

WHEREAS, this test amendment is necessary to update the Warrenton Zoning Ordinance and alleviate hardships experienced by citizens, and to meet the changing needs of the community; and

WHEREAS, the text amendment will permit single family residences, existing prior to the adoption of this ordinance, and located in a C1-General Commercial Zone, to be repaired, remodeled, replaced if damaged, or expanded, without a review under Article 10., Exceptions and Non-Conforming Uses; and

WHEREAS, the City of Warrenton Planning Commission reviewed the proposed changes, held a public hearing to obtain public input, and recommended said changes to the Warrenton City Commission; and

WHEREAS, the Warrenton City Commission also reviewed the proposed changes, and conducted a public hearing, and unanimously approved by motion the adoption of the text changes, and instructed staff to prepare an ordinance amending the Warrenton Zoning Ordinance; and

WHEREAS, this zoning ordinance text amendment is legislative in nature, and changes are allowed by the Oregon Department of Land Conservation and Development under OAR Division 18, 660-18-022, in order to update zoning ordinance text.

**NOW, THEREFORE, the Warrenton City Commission ordains as follows:**

Section 1.: Amend Article 3, Section 3.061, Permitted Uses, of the C1-General Commercial Zone to read as follows:

“(21) Single Family Residences existing prior to the adoption of Ordinance No. 976-A, adopted April 2, 1997, may be repaired, remodeled, replaced if damaged, or expanded”.

Section 2.: If any article, section, subsection, subdivision, phrase, clause, sentence or word in this ordinance shall, for any reason, be held invalid or unconstitutional by a court of competent jurisdiction, it shall not nullify the remainder of the ordinance, but shall be confined to the article, section, subdivision, clause, sentence or word so held invalid or unconstitutional.

**First Reading:** 3/5/97


**Second Reading:** 4/02/97

PASSED by the City Commission of the City of Warrenton, Oregon, this 2nd day of April, 1997.

PASSED by the Mayor of the City of Warrenton, this 2nd day of April, 1997.

  
Barbara Balensifer, Mayor

ATTEST:

  
Gilbert G. Gramson,  
City Manager/Auditor