

STATE OF GEORGIA

CITY OF HAMPTON

ORDINANCE NO. **2021-553**

AN ORDINANCE TO AMEND APPENDIX A - ZONING, ARTICLE 4 – GENERAL PROVISIONS. SECTION 4-5 RECREATIONAL VEHICLE (RV) PARKS BE REPEALED AND REPLACED; TO PROVIDE FOR AN ADOPTION AND EFFECTIVE DATE; AND TO PROVIDE FOR OTHER LAWFUL PURPOSES.

THE COUNCIL OF THE CITY OF HAMPTON HEREBY ORDAINS:

Section 1. That Section APPENDIX A – ZONING, ARTICLE 4. SECTION 4-5 – RECREATIONAL VEHICLE (RV) PARKS be repealed and replaced.

Section 2. That Section APPENDIX A – ZONING, ARTICLE 4. SECTION 4-5 – RECREATIONAL VEHICLE (RV) PARKS as replaced shall read:

Sec. 4-5. Recreational Vehicle (RV) Parks.

- A. Recreational vehicle (RV) parks are allowed in RA zoning district only with an approved conditional use. RV parks are to allow occupants who own or operate recreational vehicles, travel trailers, tents, and other similar vehicles to utilize the RV park for temporary living. Therefore, RV Parks shall be designed with individual lots set up as temporary living quarters for recreational, camping, travel, or seasonal use for a period not to exceed thirty (30) cumulative days per calendar year.
- B. No such park shall be located except with direct access to an arterial street and having a minimum of 300 feet of frontage thereon to permit adequate design of entrances and exits. No entrance or exit shall be through a residential district or shall require movement of traffic from the park through a residential district.
- C. The minimum area for such park shall be ten acres, and the maximum density shall be five units per gross acre.
- D. Condition of soil, groundwater level, drainage, and topography shall not create hazards to the property or the health or safety of the occupants. The site shall not be exposed to objectionable smoke, noise, odors, or other adverse influences and no portion subject to unpredictable and/or sudden flooding, subsidence, or erosion shall be used for any purpose which would expose persons or property to hazards.
- E. Management headquarters, recreational facilities, showers, coin-operated laundry facilities, and other uses and structures customarily incidental to operation of a recreational vehicle park are permitted as an accessory use in any district in which recreational vehicle parks are allowed, provided that:
 - 1. Such establishments and the parking areas primarily related to their operations shall not occupy more than ten percent of the area of the park.
 - 2. Such establishments shall be restricted to the use of occupants of the park.
 - 3. Such establishments shall present no visible evidence of their commercial character that would attract customers other than occupants of the park.

(Ord. No. 457 , § 1, 8-14-18)

Section 4. This Ordinance shall take effect immediately upon its adoption. All Ordinances in conflict herewith are expressly repealed. It is the intention of the governing body, and it is hereby ordained that the provisions of this Ordinance shall become and be made a part of the Code of Ordinances, City of Hampton, Georgia, and the sections of this Ordinance may be renumbered, if necessary, to accomplish such intention.

Section 5.

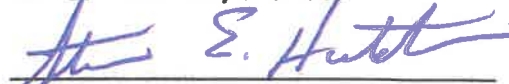
- a. It is hereby declared to be the intention of the Mayor and Council that all sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.
- b. It is hereby declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, each and every section, paragraph, sentence, clause and phrase of this Ordinance is severable from every other, section, paragraph, sentence, clause or phrase of this Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, no section, paragraph, sentence, clause or phrase of this Ordinance is mutually dependent upon any other section, paragraph, sentence, clause or phrase of this Ordinance.
- c. In the event that any phrase, clause, sentence, paragraph or Section of this Ordinance shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise unenforceable by the valid judgment or decree of any court of competent jurisdiction, it is the express intent of the Mayor and Council that such invalidity, unconstitutionality or unenforceability shall, to the greatest extent allowed by law, not render invalid, unconstitutional or otherwise unenforceable any of the remaining phrases, clauses, sentences, paragraphs or Sections of the Ordinance and that, to the greatest extent allowed by law, all remaining phrases, clauses, sentences, paragraphs and Sections of the Article shall remain valid, constitutional, enforceable, and of full force and effect.

Section 6. All ordinances and parts of ordinances in conflict herewith are hereby expressly repealed.

Section 7. The effective date of this Ordinance shall be the date of adoption unless otherwise specified herein.

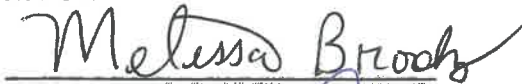
SO ORDAINED, this 17 day of August, 2021.

CITY OF HAMPTON, GEORGIA



STEVE HUTCHISON, Mayor

ATTEST:



MELISSA BROOKS, City Clerk

APPROVED AS TO FORM:



L'ERIN BARNES WIGGINS, City Attorney

First Reading: 7/13/2021

Second Reading/Adoption: 8/17/2021