

STATE OF GEORGIA

CITY OF WALNUT GROVE

ORDINANCE NO. 2024-03

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE
CITY OF WALNUT GROVE, GEORGIA

TO AMEND CHAPTER 36 OF THE CODE OF ORDINANCES (CONSTRUCTION CODES, PERMIT FEES, AND INSPECTIONS) OF WALNUT GROVE, GEORGIA TO PROVIDE FOR TEMPORARY AND EMERGENCY HOUSING; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, the governing authority of the City of Walnut Grove, Georgia is the Mayor and Council thereof; and

WHEREAS, the governing authority of the City of Walnut, Georgia desires to amend its code of ordinances to allow temporary housing options in certain specific circumstances; and

WHEREAS, the health, safety, and welfare of the citizens of Walnut Grove, Georgia, will be positively impacted by the adoption of this Ordinance.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the City of Walnut Grove, Georgia, and it is hereby ordained by authority of same, as follows:

SECTION 1. That Section 36-113 of Code of Ordinances of Walnut Grove, Georgia be hereby added to create the following:

"Section 36-113. Temporary Use of Recreational Vehicle as Residence.

- (a) No one may occupy a Recreational Vehicle ("RV"), as defined in Section 46-106 (24) of this Ordinance, as a residence on any property in the City of Walnut Grove.
- (b) Exception. Upon request, accompanied with a site plan showing where the RV will be placed on the property, to the City of Walnut Grove, the Mayor may grant the applicant a permit to live in the RV that shall be effective for one hundred eighty (180) days so long as the following criteria are met:
 - i. The RV is being placed on a parcel that exceeds 5 acres; and

ii. One of the following requirements are met:

1. The applicant is building a new home that will be compliant with the City regulations on the same property that the Recreational Vehicle will be located; or
2. The applicant's home on the property where the Recreational Vehicle will be located was rendered unusable for a period of time due to fire, flood, natural disaster or other similar situation.

(c) No later than the one hundred fifty (150) day mark of the permit, if it looks like the applicant will need an extension beyond the 180 days allowed, the applicant may submit a new application for an extension. The application must request a certain number of days on the extension and give reasons why the extension is needed. This extension request will be heard by the Mayor and Council at their next voting meeting and a majority vote is required to grant such extension. If the next voting meeting is outside of the 180 days allowed, then the mayor may extend it to the next voting meeting.

(d) Should the Mayor deny the application for this permit, the applicant shall have the right to appeal to the full Mayor and Council within 30 days of the Mayor's decision by filing a statement desiring to appeal with the city clerk."


SECTION 2. Pursuant to the Section 3.14 of the City Charter, authority is hereby delegated to the City Clerk to cause this Ordinance to be numbered and codified in the City Code of Walnut Grove, Georgia, in such a way as to place this Ordinance in the Code in an organized and orderly sequence to maximize the organization of the Code. The City Clerk is authorized to designate to the City Attorney or to such other Mayor and Council approved contractors to assist in the effort to codify this provision provided the decision of the City Clerk is final as to the placement of this Ordinance within the Comprehensive Land Development Plan of Walnut Grove, Georgia. The goal of this authorization is to codify and number this Ordinance in the Plan in such a way as to be clear and orderly.

SECTION 3. This ordinance shall become effective immediately upon its adoption by the Mayor and Council of the City of Walnut Grove, Georgia.


SECTION 4. It is hereby declared that if any phrase, sentence, or paragraph hereof shall be found or declared unconstitutional or invalid by a court of competent jurisdiction, the remaining phrases, sentences and paragraphs hereof shall remain in full force and effect as if enacted without the phrase, sentence, or paragraph declared unconstitutional or invalid.

It is so ordained on this 8th day of February, 2024.


City of Walnut Grove, Georgia


Stephanie Moncrief, Mayor

ATTEST:


Kimberly Whitlow, City Clerk

APPROVED AS TO FORM:


Anthony O. L. Powell, City Attorney
Powell & Edwards, P.C.

FOR THE PURPOSES OF SATISFYING SECTION 2.26 OF THE CHARTER OF WALNUT GROVE

Clerk submitted this approved Ordinance to the Mayor- Date: _____

Mayor signed Ordinance (if applicable) - Date: _____

Mayor returned written statement for Veto (if applicable)- Date: _____

Council meeting Veto was presented back to Council (if applicable)- Date: _____