

ORDINANCE NO. 20-155

AN ORDINANCE OF THE MAYOR AND COMMON COUNCIL OF THE TOWN OF DEWEY-HUMBOLDT, COUNTY OF YAVAPAI, ARIZONA, AMENDING THE TOWN OF DEWEY-HUMBOLDT, ARIZONA CODE OF ORDINANCES, TITLE XV LAND USAGE, CHAPTER 153 ZONING REGULATIONS, BY AMENDING § 153.043, TO ADD RECREATIONAL VEHICLE PARKS AS A PERMITTED USE IN THE TOWN'S C2 COMMERCIAL, GENERAL SALES AND SERVICES DISTRICT

Be it ordained by the Mayor and Common Council of the Town of Dewey-Humboldt, Arizona, as follows:

SECTION I

The Town of Dewey-Humboldt, Arizona Code of Ordinances, Title XV Land Usage, Chapter 153 Zoning Regulations, is hereby amended by adding Subsection 153.043(B)(20) as follows (additions in underlined ALL CAPS; deletions in strikeout):

§ 153.043 C2 DISTRICT (COMMERCIAL; GENERAL SALES AND SERVICES).

Permitted uses for the C2 District (Commercial; General Sales and Services) are as follows in this section.

(A) (1) Storage of materials and supplies, displays (other than signs), and other nonresidential uses are restricted to buildings closed on sides facing lot perimeter (i.e., no service entries/bays facing street or readily visible from adjacent residential) (except as may otherwise be permitted).

(2) Where no density district has been combined, then the provisions of Density District 1 shall prevail for dwelling units, hotels and motels (see § 153.069, most common ones shown in chart below).

(B) (1) All principal and accessory uses permitted in any more restrictive zoning district, except accessory dwelling units; and providing further that, unless specifically provided to the contrary, the following are waived:

(a) Requirements for use permits/administrative reviews (except for lots contiguous to residential districts);

(b) Area limitations for uses and buildings; and

(c) Limitations on hours of operation.

(2) Sales (retail and wholesale) and rentals;

(3) Commercial parking facilities;

(4) Bars, tap rooms and nightclubs;

(5) Theaters, auditoriums, banquet and dance halls;

(6) Dancing, art, music, business and trade schools (including permission for public recitals, concerts and dances);

- (7) Commercial bath and massage;
 - (8) Frozen food lockers;
 - (9) Custom craft and service shops, limited to 5,000 square feet of shop floor area. Cleaning and dyeing limited to closed unit machines with self-contained transmission and using solvents, shampoos, detergents and other agents of chlorinated solvent type and having a rating of five or under by Underwriters Laboratories, Inc.;
 - (10) Bowling alleys and poolrooms;
 - (11) Water distillation and bottling for retail sales only, limited to 5,000 square feet of shop floor area;
 - (12) Mortuaries (loading, unloading and automobile stacking for processions confined to mortuary premises);
 - (13) Vending for on or off-site consumption of foods, confections, nonintoxicating drinks (and other refreshments) through openings in buildings (no such vending allowed within 300 feet of a public or parochial grade or high school);
 - (14) General repair of automobiles, light trucks, recreational vehicles, cycles and small stationary or portable machinery entirely within enclosed buildings or attached enclosures of solid material at least six feet in height: subject to performance criteria set out in § 153.092;
 - (15) General sales of new and used automobiles, light trucks, recreational vehicles, travel trailers, mobile homes, boats, boat trailers, utility trailers, motorcycles, ATVs (all terrain vehicles), bicycles and small stationary or portable machinery within enclosed buildings. Outside display of such vehicles or similar merchandise shall be permitted subject to performance criteria set out in § 153.085;
 - (16) Veterinary clinics and hospitals for the diagnosis and treatment of household pets and other small animals under 100 pounds, entirely within an enclosed building not exceeding 3,000 square feet. Boarding of animals incidental to their diagnosis or treatment shall be permitted, provided that:
 - (a) The boarding area is entirely within the same building as the clinic or hospital and does not exceed 50% of the total floor area; and
 - (b) The boarding area is either completely soundproofed or is no closer than 300 feet to any contiguous parcel of property. No on-site incineration shall be permitted.
 - (17) Pet shops within enclosed buildings not exceeding 1,500 square feet for the display and sale of household pets and other small animals, under 100 pounds, provided that:
 - (a) The pet shop is either completely soundproofed or is no closer than 300 feet to any contiguous parcel of residential property zoned or used for residential purposes; and
 - (b) No on-site incineration shall be permitted.
 - (18) Signs: see §§ 153.125 through 153.130; and
 - (19) Self-service storage facilities: see § 153.089.
- (C) (1) Yard requirements: same as for C1 District;
- (2) Building heights: in accordance with § 153.069; and
 - (3) Building density: in accordance with § 153.069.

(20) RECREATIONAL VEHICLE PARKS.

PASSED AND ADOPTED by the Mayor and Common Council of the Town of Dewey-Humboldt, Arizona, this 15th day of December, 2020, by the following vote:

AYES: 7 NAYS: 0 ABSENT: 0 EXCUSED: 0

ABSTAINED: 0

APPROVED this 15th day of December, 2020.

ATTEST:

Beth Evans
Beth Evans, Interim Town Clerk



John Hughes, Mayor
APPROVED AS TO FORM:

Kay Bigelow
Bigelow Law Offices, PLC
Town Attorney
By: Kay Bigelow

I, BETH EVANS, INTERIM TOWN CLERK, DO HEREBY CERTIFY THAT A TRUE AND CORRECT COPY OF THE ORDINANCE NO. 20-155 ADOPTED BY THE COMMON COUNCIL OF THE TOWN OF DEWEY-HUMBOLDT, ARIZONA, ON THE 15th DAY OF December, 2020, WAS POSTED IN THREE PLACES ON THE 21st DAY OF December, 2020.

Beth Evans
Beth Evans, Interim Town Clerk