

**A RESOLUTION AMENDING THE WILSON COUNTY ZONING ORDINANCE
CLARIFYING THE CURRENT DEFINITION OF TRAVEL TRAILER TO CLEARLY
INCLUDE RECREATIONAL VEHICLES (RV'S), MOTORHOMES AND CAMPERS
WHILE ADDING ADDITIONAL LANGUAGE IN RELATION TO SUCH ELSEWHERE
WITHIN THE ZONING ORDINANCE.**

WHEREAS, Wilson County Government seeks to protect the general health, safety, and welfare of the public at large; and,

WHEREAS, the current version of the Wilson County Zoning Ordinance was passed and adopted in January 22, 1990 for the purposes of carrying out the above stated intent; and,

WHEREAS, the current Zoning Ordinance went into effect on March 5, 1990; and,

WHEREAS, the need has arisen to provide additional protections for Wilson County

Residential and Commercial neighboring property owners and the general public, regarding health and safety and general welfare; and,

WHEREAS, the Zoning Ordinance seeks to provide certain economic and social advantages that result from and orderly and planned development; and,

WHEREAS, the need has arisen for clarification and additional definition regarding travel trailers/Recreational Vehicles (RV's)/Motor Homes/ Campers and the regulation thereof; and,

WHEREAS, a public hearing was held before the County Commission on _____ regarding this matter;

NOW THEREFORE BE IT RESOLVED that the following section and related amendments be amended to the Wilson County Zoning Ordinance as follows:

SECTION 1:

Under ARTICLE 2 – DEFINITIONS

Amend the Following Definition as shown in bold Italics:

TRAVEL TRAILER: A vehicular portable structure having a body width not exceeding eight (8) feet (pick up, piggy back, or motorized camper, converted bus, tent-trailer or trailer designed as a temporary dwelling for travel and recreational purposes ***including but not being limited to items typically referred to as Motorhomes, Recreational Vehicles (RV's), Pop-Up Campers, and Other Pull Behind campers and horse trailers.***

ADD the following language at the appropriate alphabetized location within the definitions section of the Zoning Ordinance:

SECTION 2:

UNDER ARTICLE 5 ZONING DISTRICTS:

IN THE R-1 RURAL RESIDENTIAL ZONE DISTRICT SECTION 5.10; THE R-2 SUBURBAN RESIDENTIAL ZONE DISTRICT SECTION 5.12; THE A-1 AGRICULTURAL ZONE DISTRICT SECTION 5.20; THE A-2 AGRICULTURAL PRESERVATION ZONE DISTRICT SECTION 5.22; THE C-1 NEIGHBORHOOD COMMERCIAL ZONE DISTRICT SECTION 5.30; THE CO COMMERCIAL OVERLAY DISTRICT SECTION 5.34; AND THE LOC LIMITED OFFICE COMMERCIAL ZONE DISTRICT SECTION 5.35;

Add the following language under Prohibited Uses:

Travel Trailers as defined in the Wilson County Zoning Ordinance are not permitted as a permanent dwelling and therefore, the County Zoning Administrator will not release electrical permits for such to be connected in one location for an extended period, nor will the Administrator issue building permits or occupancy permit for these structures unless they are converted and constructed with a permanent foundation and required perimeter foundation wall across all sides of the structure. Travel Trailers ARE however permitted to be stored on a property in this zone district as long as they are owned by the property owner and as long as no one inhabits said trailer for generally more than two weeks at a time.

SECTION 4:

After each relocation, deletion, or addition to the Zoning Ordinance; insert the following language:

Revised (insert approval date), **Resolution** (insert resolution #).

SECTION 5:

If any part of this resolution is deemed to be invalid or unconstitutional by any court of competent jurisdiction, such holding shall not affect any other section, clause, provision, or portion of this regulation which is not of itself invalid or unconstitutional.

SECTION 6:

The above listed amendments shall take effect upon approval of this amendment; the general welfare of the public requiring it. No part of this regulation shall have any impact on pre-existing use on appeal approvals. The Regulations in place at the time of approval of such activities shall take precedent.

Date of Approval: _____SPONSOR_____

Date of Approval: 02.22.2019 Wilson County Planning Commission

Date of approval 05.07.2019 Wilson County Planning and Zoning Committee