

HICKMAN COUNTY, TENNESSEE

RESOLUTION NO. 20-04 ²³⁻⁰⁴

AMENDING HICKMAN COUNTY ZONING RESOLUTION BY ADDING SECTION 3.160 CLARIFYING THE USE OF RVs, CAMPERS, TRAVEL TRAILERS, ETC., AS TEMPORARY RESIDENTIAL STRUCTURES.

WHEREAS, on July 18, 2005, the Board of County Commissioners of Hickman County adopted Resolution No. 05-32 enacting a “Zoning Resolution” for the unincorporated areas of the county; and

WHEREAS, such plan provides for amendments thereto; and

WHEREAS, the Hickman County Planning Commission, met in regular session on February 2nd, 2023, voted to recommend these changes to Hickman County Zoning Resolution;

WHEREAS, the required Public Hearing on his request has taken place, and the Board of County Commissioners of Hickman County, Tennessee, are desirous of approving it;

NOW, THEREFORE, BE IT RESOVED, by the Board of County Commissioners of Hickman County, Tennessee, assembled in regular session this 27th day of February 2023, that:

SECTION 1: The Zoning Resolution of Hickman County shall be amended by adding “**Section 3.160 Recreational Vehicles, Travel Trailers, and Campers.** *Recreational vehicles, travel trailers and campers (collectively “campers”) are temporary, not permanent, residential structures. They do not meet the International Residential Code requirements for single family residences. It is specifically prohibited under this resolution for a property owner to reside in a camper on such owner’s lot. It is specifically prohibited for a property owner to permit other people, whether family members, relatives, or tenants, to live in a camper on the owner’s property. An exception to this prohibition may be obtained during construction of a principal residence or in the case of special hardship by applying to the Building Commissioner for a Temporary Use Permit under Section 3.030 of this resolution. Additionally, this prohibition does not apply to commercial campgrounds, travel trailer parks and overnight campgrounds as described in Section 3.310 of this resolution.*”


SECTION 2: If any section, subsection, sentence, clause, or phrase of this resolution is, for any reason, held to be unconstitutional, such decision shall not affect the validity of the remaining portions of this resolution.

SECTION 3: The provisions of this resolution shall become effective upon its passage, the public welfare requiring it:

SPONSORS:



Matthew Barnhill, 3rd District Commissioner



Keith Nash, 4th District Commissioner

BOARD ACTION: 13 Aye 0 Nay 0 Pass 1 Absent

ADOPTED:



Keith Nash, Chairman

ATTEST:



Casey Dorton, County Clerk



APPROVED/DISAPPROVED:


Jim Bates, County Mayor

DATE: 3/1/2023