

**CITY OF COWETA OKLAHOMA  
ORDINANCE NO. 832**

**AN ORDINANCE OF THE CITY OF COWETA, OKLAHOMA AMENDING SECTION 1620 OF CHAPTER 16 OF THE CITY OF COWETA ZONING CODE PERTAINING TO PLANNED UNIT DEVELOPMENT USES PERMITTED AND DECLARING AN EMERGENCY.**

**WHEREAS**, the City of Coweta, Oklahoma’s Planning Commission held a public hearing to take public input on a proposed amendment to the City of Coweta’s Zoning Code, specifically Chapter 16 pertaining to planned use development; and,

**WHEREAS**, at the same meeting the Coweta Planning Commission voted to recommend that the Coweta City Council adopt the amendments to the City of Coweta Zoning Code as proposed.

**THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COWETA, OKLAHOMA THAT:**

**SECTION 1:** Chapter 16 Section 1620 Uses Permitted Generally, of the Coweta Zoning Code is hereby amended to read as follows:

**SECTION 1620 USES PERMITTED GENERALLY**

The types of residential dwelling units, and the types of non-residential uses allowed to be established in these districts increase with increasing site size, based upon the premise that increased site size will allow proper design including functional interrelations, buffer treatments, separating uses with potentially incompatible characteristics of use, design of access pattern:, and relationship of uses within such planned unit developments with uses in adjacent districts. It is the intent of this Ordinance that such design and planning features be incorporated properly into any PUD district hereafter created, and that the Planning Commission and City Council may consider the existence and appropriateness of such features before any amendment to the zoning map is adopted to create such a district. The permitted principal uses for various site sizes and types of PUD districts are the uses enumerated for the zoning districts listed below.

<u>Site Size in Acres</u>	<u>PUD-R</u>	<u>PUD-C</u>
Less than 20	RM-I	CG, IL
20 to less than 50	RM-I, CN	CG, IL
50 to less than 80	RM-I, CG	CG, IL
80 or more	RM-I, CG	CG, IH

When uses for more than one district are permitted, the uses of the less restrictive district be permitted.

Accessory uses and structures may be permitted as for the least restrictive districts indicated in above for any specific site size.

**SECTION 2:** That for the immediate preservation of the peace, health and safety of the City of Coweta, Oklahoma, and for the inhabitants thereof, an emergency is hereby declared to exist by reason whereof this ordinance shall become operative and go into effect immediately upon its passage and approval.

**PASSED AND APPROVED** THIS 4<sup>th</sup> day of May 2020 and the emergency clause voted upon separately.

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EVETTE MORRIS, MAYOR

ATTEST:

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JULIE CASTEEN, CITY CLERK

APPROVED AS TO FORM:

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RONALD D. CATES, CITY ATTORNEY