

**ORDINANCE NO. 2024-021**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARIS, TEXAS AMENDING A PLANNED DEVELOPMENT SITE PLAN IN THE PSHIGODA SOUTH ADDITION, BLOCK A, LOT 2, LCAD #18688, LOCATED IN THE 3500 BLOCK OF CLARKSVILLE STREET IN THE CITY OF PARIS, TEXAS, TO ALLOW CONSTRUCTION OF CARPORTS; PROVIDING A REPEALER CLAUSE, A SEVERABILITY CLAUSE, A SAVINGS CLAUSE, A PENALTY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, in 1991 via Ordinance No. 91-204, the City of Paris created a Planned Development District (the "PD") as a residential district (PD-b) in the Pshigoda South Addition, Block A, Lot 2, LCAD #18688, located in the 3500 Block of Clarksville Street; and

**WHEREAS**, neither Ordinance No. 91-204 nor the underlying site plan addresses the issue of carports; and

**WHEREAS**, the owner and tenants have brought a petition seeking to amend said PD to allow the installation of carports to help protect vehicles and have asked that the following standards be included in the amended with the following standards:

- Carports shall be steel box frame designed with flat/shed roof.
- Gutters shall be installed and discharged to stormwater at grade.
- Carports shall match the primary structure.
- Carports shall be either 20'x24' or 20'x 48'.

**WHEREAS**, on July 15, 2024 following notice and publication as required by law, the Planning and Zoning Commission conducted a public hearing on the proposed amendment to the Planned Development in the Pshigoda South Addition, Block A, Lot 2, LCAD #18688, located in the 3500 Block of Clarksville Street and, following said hearing, made formal recommendation to the City Council to approve the requested zoning; and,

**WHEREAS**, on July 22, 2024, following notice and publication as required by law, the City Council of the City of Paris conducted a public hearing on the proposed amendment to the Planned Development Site Plan, and having considered the recommendations of the Planning and Zoning Commission and the testimony and evidence introduced at said public hearing, found and determined that approving the aforesaid amendment to the Planned Development would be in the best interests of the public health, safety, and welfare of the citizens of the City of Paris by a vote of 6 ayes and 0 nays.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PARIS, TEXAS:**

**Section 1.** That the findings set out in the preamble to this ordinance are hereby in all things approved and are incorporated herein for all purposes.

**Section 2.** That the Planned Development in the Pshigoda South Addition, Block A, Lot 2, LCAD #18688, located in the 3500 Block of Clarksville Street should be permit the construction of carports according to the following standards:

- Carports shall be steel box frame designed with flat/shed roof.
- Gutters shall be installed and discharged to stormwater at grade.
- Carports shall match the primary structure.
- Carports shall be either 20'x24' or 20'x 48'.

**Section 3.** That all provisions of the ordinances of the City of Paris, Texas in conflict with the provisions of this ordinance are hereby repealed, and all other provisions of the ordinances of the City of Paris not in conflict with the provisions of this ordinance shall remain in full force and effect.

**Section 4.** That the repeal of any ordinance or part of ordinances affected by the enactment of this ordinance shall not be construed as abandoning any action now pending under or by virtue of such ordinance or as discontinuing, abating, modifying, or altering any penalty accruing or to accrue, or as affecting any rights of the municipality under any section or provisions of any ordinance at the time of passage of this ordinance.

**Section 5.** That it is the intention of the City Council of the City of Paris that this ordinance and every provision hereof, shall be considered severable, and the invalidity or partial invalidity of any section, clause, or provisions of this ordinance shall not affect the validity of any other portion of this ordinance.

**Section 6.** That any person violating any provision of this ordinance shall be guilty of a Misdemeanor, and upon conviction, shall be subject to a fine in accordance with provisions of Sec. 1.01.009 of the City of Paris Code of Ordinances, and each and every day's continuance of any violation of the above-enumerated sections shall constitute and be deemed a separate offense.

**Section 7.** This ordinance shall become effective from and after its passage and publication as required by law.

**PASSED AND ADOPTED** on this 22nd day of July, 2024, by the City Council of the City of Paris, in regular session, following notice and publication as required by law.

  
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Mihir Pankaj, Mayor

**ATTEST:**

*Janice Ellis*  
Janice Ellis, City Clerk



**APPROVED AS TO FORM:**

*Stephanie H. Harris*  
Stephanie H. Harris, City Attorney