

## ORDINANCE 16-16

AN ORDINANCE OF THE CITY OF ROSWELL AMENDING SECTION 2 OF ARTICLE 6 OF THE CITY OF ROSWELL ZONING ORDINANCE BY ALLOWING LIMITED ACCESSORY RETAIL AS A SPECIAL USE IN R-S DISTRICTS, PROVIDING FOR REPEAL OF ALL ORDINANCES IN CONFLICT, PROVIDING FOR SEVERABILITY AND EFFECTIVE DATE

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL AS THE GOVERNING BODY OF THE CITY OF ROSWELL, NEW MEXICO, that:

Section 1. Article 6 of the City of Roswell Zoning Ordinance is hereby amended to read as follows:

### ARTICLE 6: R-S RURAL SUBURBAN DISTRICT

#### Section 1. Purpose

This district is intended for agricultural uses, very low density single-family residential development, one residential unit per 2.5 acres, and other uses which maintain the low density residential nature of the district.

#### Section 2. Use Regulations

A. Permitted Uses are as follows:

1. Agricultural uses
2. Animals, livestock
3. Home Occupations
4. Publicly owned police/fire stations/parks or playgrounds and related buildings
5. Temporary real estate sales office for use during subdivision development
6. Single-family detached dwellings

B. Special Uses are as follows:

1. Agri-businesses and plant nurseries
2. Airports, heliports, and aircraft landing fields
3. Cemeteries, including mausoleums
4. Churches, convents, monasteries, parish houses, rectories, seminaries, and other places of worship and those uses usually associated with them like child care services
5. Golf courses and related buildings
6. Landfills

7. Extraction, loading, hauling, screening, crushing, washing, and storage of sand, gravel, topsoil, or other aggregate or minerals, including supporting equipment and buildings
8. Oil and gas wells and pumping stations
9. Penal, correctional, and other institutions necessitating restraint of occupants
10. Public utility/service/television/radio companies
11. Riding academies, stables, and similar uses
12. Schools; public or private, elementary, secondary, and colleges
13. Renewable energy facilities
14. Animal control shelter/facility/centers
15. Veterinary hospitals
16. Accessory retail, which shall be limited to no more than one thousand (1,000) square feet of interior space and two thousand (2000) square feet of outdoor space, and must be accessory to a permitted use onsite. The products sold shall be limited to those associated with homemade food and craft products and collectibles. There shall be a minimum of 5 parking spaces which may remain unpaved.

Section 2. All ordinances or parts of ordinances in conflict or inconsistent herewith are hereby repealed to the extent of such inconsistency. This repealer shall not be construed to revive any ordinance or part of any ordinance heretofore repealed.

Section 3. If any section, paragraph, clause or provisions of this ordinance for any reason shall be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or provision shall not affect any other part of this ordinance.

Section 4. This ordinance shall be effective after five (5) days following its publication as required by law.

PASSED, ADOPTED, SIGNED and APPROVED the 14<sup>th</sup> day of July, 2016.



*Sharon Coll*  
Sharon Coll, City Clerk

*Dennis Kirtigh*  
Dennis Kirtigh, Mayor