

**CERTIFICATE FOR ORDINANCE**

## I.

On the 30<sup>th</sup> day of September 2008, the City Council of the City of Panorama Village, Texas, consisting of the following qualified members, to-wit: **Mayor Howard Kravetz; Council Members Al Tatom, Charles Moore, Gary Redman, Dale Evans and Michele Chandler**, did convene in public session in the Council Chambers of the City at 99 Hiwon Drive, in Panorama Village, Texas. The roll being first called, a quorum was established, all members being present. The Meeting was open to the public and public notice of the time, place, and purpose of the Meeting was given, all as required by Chapter 551, Texas Government Code.

## II.

WHEREUPON, AMONG OTHER BUSINESS transacted, the Council considered adoption of the following written Resolution, to-wit:

## ORDINANCE NO. 2008-318

**AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF PANORAMA VILLAGE, TEXAS, REGULATING THE PARKING AND STORAGE OF MOTOR HOMES, BOATS, TRAILERS, AND OTHER RECREATIONAL VEHICLES; PROVIDING DEFINITIONS; PROHIBITING THE PARKING OR STORAGE OF RECREATIONAL VEHICLES IN PUBLIC VIEW; SPECIFYING THE TIME AND LOCATION TO PARK RECREATIONAL VEHICLES FOR LOADING AND UNLOADING; PROHIBITING PARKING AND STORING RECREATIONAL VEHICLES ON ANY PUBLIC STREET, PUBLIC RIGHT OF WAY, OR CITY EASEMENT; PERMITTING A GRANDFATHER CLAUSE AND OTHER EXCEPTIONS; PROVIDING A PENALTY OF UP TO \$500 PER DAY FOR VIOLATING THE ORDINANCE; REPEALING CITY ORDINANCE 2003-280, DATED APRIL 22, 2003; PROVIDING A SAVINGS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A TEXAS OPEN MEETINGS CLAUSE; AND PROVIDING THE EFFECTIVE DATE AFTER PUBLICATION**

## III.

Upon motion of Council Member Al Tatom, seconded by Council Member Dale Evans, all members present voted for adoption of the Ordinance, except the following: n/a. A majority of those Council Members present having voted for adoption, the presiding officer declared the Ordinance passed and adopted.

IV.

A true, full and correct copy of the Ordinance adopted at the Meeting is attached to and follows this Certificate.

SIGNED AND SEALED this 30<sup>th</sup> day of September 2008.

CITY OF PANORAMA VILLAGE, TEXAS

  
LISA EVANS, City Secretary

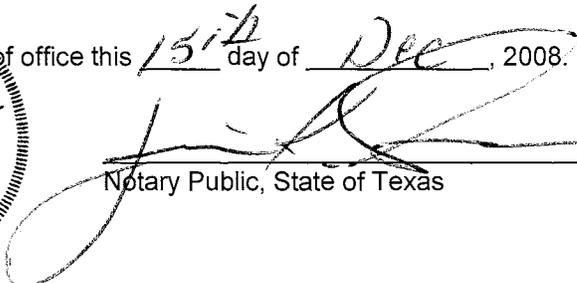
STATE OF TEXAS )

COUNTY OF MONTGOMERY )

Before me, a notary public on this day personally appeared LISA EVANS, known to me to be the person and authorized agent whose name is subscribed to the foregoing Certificate for Ordinance. She acknowledged to me that she executed and is duly authorized to executed the foregoing Certificate for Ordinance in the name and on behalf the City of Panorama Village, the purposes and consideration therein expressed.

Given under my hand and seal of office this 15<sup>th</sup> day of Dec, 2008.



  
Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Lisa Evans  
City of Panorama Village  
99 Hiwon Drive  
Conroe, Texas 77304

MOTION WAS MADE BY Mayor Pro Tem Alan Tatom, SECONDED BY  
Councilmember Dale Evans THAT THE FOLLOWING ORDINANCE BE PASSED:

**ORDINANCE NO. 2008 318**

**AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF PANORAMA VILLAGE, TEXAS, REGULATING THE PARKING AND STORAGE OF MOTOR HOMES, BOATS, TRAILERS, AND OTHER RECREATIONAL VEHICLES; PROVIDING DEFINITIONS; PROHIBITING THE PARKING OR STORAGE OF RECREATIONAL VEHICLES IN PUBLIC VIEW; SPECIFYING THE TIME AND LOCATION TO PARK RECREATIONAL VEHICLES FOR LOADING AND UNLOADING; PROHIBITING PARKING AND STORING RECREATIONAL VEHICLES ON ANY PUBLIC STREET, PUBLIC RIGHT OF WAY, OR CITY EASEMENT; PERMITTING A GRANDFATHER CLAUSE AND OTHER EXCEPTIONS; PROVIDING A PENALTY OF UP TO \$500 PER DAY FOR VIOLATING THE ORDINANCE; REPEALING CITY ORDINANCE 2003-280, DATED APRIL 22, 2003; PROVIDING A SAVINGS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A TEXAS OPEN MEETINGS CLAUSE; AND PROVIDING THE EFFECTIVE DATE AFTER PUBLICATION**

**WHEREAS**, the City Council of City of Panorama Village, Texas, desires to establish guidelines for the parking and storage of certain recreational vehicles as defined herein at residences within the City to eliminate the occurrence of non-residential use, on-street parking and traffic congestion and public safety hazards caused by certain vehicles; and to insure that such vehicles do not interfere with the use and enjoyment of adjoining property owners' property; and

**WHEREAS**, the City Council has the authority to regulate parking and storage on private property as provided in the Texas Local Government Code, including Section 431.001; and

**WHEREAS**, the City Council desires to regulate the parking and storage of recreational vehicles that may impair the line of sight and value of residential lots within the City; and

**WHEREAS**, the City Council has concluded after receiving public input that it is in the best interest of the citizens of Panorama Village and the preservation of property values within the City that all recreational vehicles as defined in City Ordinance 2003-280, dated April 22, 2003, should be banned within the City unless they are garaged (not a

carport) out of the view of the public along the streets and along the golf fairways within the City;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PANORAMA VILLAGE, TEXAS THAT:**

**SECTION I.**  
**DEFINITIONS**

- a. **“City”** means the City of Panorama Village, Montgomery County, Texas.
- b. **“City Council”** means the city council for the City of Panorama Village, Texas.
- c. **“Person”** means any individual, firm, trust, partnership, association or corporation.
- d. **“Recreational Vehicle”** means a motor home, motorized dwelling, boat, jet ski, boat trailer, travel trailer, utility trailer, livestock trailer, pop-up tent trailer, self-contained pickup camper, and the like.
- e. **“Vehicle”** means an automobile, truck, golf cart, and any other motorized device designed to transport any person or property.

**SECTION II.**  
**RECREATIONAL VEHICLE PARKING AND STORAGE REGULATIONS.**

- 1. It shall be unlawful for any person to park or store, or allow any person to park or store in the City of Panorama Village, any recreational vehicle unless it is garaged (not a carport) out of the view of the public from the streets and the golf fairways within the City.
- 2. All recreational vehicles of any type shall be currently licensed and inspected where applicable.
- 3. No recreational vehicle shall be used for living, sleeping, storage or housekeeping purposes when parked or stored in the City, except for the temporary sleeping of guests or residents not to exceed seven nights in a thirty-day period.

**SECTION III.**  
**EXCEPTIONS TO THE RECREATIONAL VEHICLE PARKING REGULATIONS**

1. Any recreational vehicle within the City that was permitted under the terms and provision of Ordinance No. 2003-280 on the effective date of this Ordinance is grandfathered, and said recreational vehicle may continue to be parked or stored within the City so long as it complies with the provisions set out in Ordinance No. 2003-280.
2. A recreational vehicle may be parked in the City for no more than two nights so that it can be loaded, unloaded, and/or cleaned. However, no recreational vehicle may be parked on a public street, public easement or road right-of way during this time.
3. The recreational vehicle of a visiting guest may be permitted to park at a residence for no more than seven nights, so long as it is not parked on a public street, road right-of-way, or public easement.

**SECTION IV**  
**PENALTY**

Any person who violates this Ordinance shall be guilty of a misdemeanor and shall be assessed a fine not to exceed \$500 per offense. Each day that the recreational vehicle is parked in violation of this Ordinance will constitute a separate offense.

**SECTION V**  
**REPEALING CLAUSE**

Ordinance 2003-280, dated April 22, 2003 and all ordinances or parts of Ordinances in conflict herewith are hereby repealed.

**SECTION VI**  
**SEVERABILITY CLAUSE**

If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any Court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such

holdings shall not effect the validity of the remaining portion hereof.

**SECTION VII.**  
**OPEN MEETINGS ACT**

It is hereby officially found and determined that the meeting at which this Ordinance was considered was open to the public as required and that public notice of the time, place and purpose of said meeting was given as required by the Open Meetings Act, Chapter 551, of the Texas Government Code.

**SECTION VIII**  
**EFFECTIVE DATE**

This Ordinance and each section hereof shall take effect and be in full force from the date of its passage and publication as provided by law.

PASSED AND APPROVED this 30 day of September A D 2008.

**30th day of September, A.D. 2008**

CITY OF PANORAMA VILLAGE, TEXAS

*Howard Kravetz*  
\_\_\_\_\_  
HOWARD KRAVETZ, Mayor

ATTEST:

*Lisa Evans*  
\_\_\_\_\_  
LISA EVANS, City Secretary

APPROVED:

*Larry L. Foerster*  
\_\_\_\_\_  
LARRY L. FOERSTER, City Attorney

FILED FOR RECORD

2008 DEC 22 PM 3:15

*Mark Turnbull*  
\_\_\_\_\_  
COUNTY CLERK  
MONTGOMERY COUNTY, TEXAS

STATE OF TEXAS  
COUNTY OF MONTGOMERY  
I hereby certify this instrument was filed in  
File Number Sequence on the date and at the time  
stamped herein by me and was duly RECORDED in  
the Official Public Records of Real Property at  
Montgomery County, Texas.

DEC 22 2008



*Mark Turnbull*  
\_\_\_\_\_  
County Clerk  
MONTGOMERY COUNTY, TEXAS

MOTION WAS MADE BY Mayor Pro Tem Alan Tatom, SECONDED BY  
Councilmember Dale Evans THAT THE FOLLOWING ORDINANCE BE PASSED:

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**30th day of September, A.D. 2008**

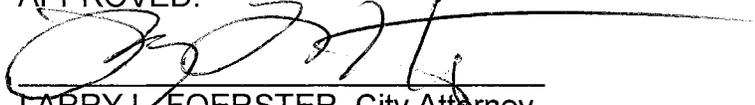
CITY OF PANORAMA VILLAGE, TEXAS

  
\_\_\_\_\_  
HOWARD KRAVETZ, Mayor

ATTEST:

  
\_\_\_\_\_  
LISA EVANS, City Secretary

APPROVED:

  
\_\_\_\_\_  
LARRY L. FOERSTER, City Attorney

