

[Addition]
{Deletion}

ARTICLE XVIII NONCONFORMING SITUATIONS

Section 329. Intent

It is the intent of this ordinance that lots, uses, or structures existing at the time of adoption of this ordinance or amendments thereto, and which are rendered nonconforming by such adoption, shall be permitted to continue until removed or abated, but shall not be encouraged to survive. Accordingly, such nonconformities shall not be enlarged, expanded, or extended. Further, if any such nonconformity ceases to exist for a period of {ninety (90) days}[one (1) year] any subsequent use shall conform to the regulations for the zone in which the property is located. In cases where structures are damaged or destroyed by accident or natural causes, such period shall be {one (1) year}[two (2) years]. Nonconforming dwelling units, including structures accessory thereto may be expanded provided that said expansion does not encroach or increase encroachment across any established setback line.

Section 334. Abandonment and Discontinuance of Nonconforming Situation

When a structure or operation made nonconforming by this ordinance is vacant or discontinued at the effective date of this ordinance, the {ninety (90) consecutive day}[one (1) year] period for purposes of this section begin to run on the effective date of this ordinance.