

**TOWN OF CROSS ROADS
ORDINANCE NO. 2025-19**

AN ORDINANCE OF THE TOWN OF CROSS ROADS, TEXAS, AMENDING CHAPTER 14, UNIFIED DEVELOPMENT CODE, SECTION 14.03.003, DEFINITIONS AND SECTION 14.03.072, TABLE OF ALLOWED USES AS PROVIDED HEREIN; AMENDING CHAPTER 6, FOOD SERVICE SANITATION AS PROVIDED HEREIN; PROVIDING A PENALTY FOR VIOLATION; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Town of Cross Roads, Texas is a Type A General Law Municipality; and,

WHEREAS, the Town Council recognizes the growing presence of mobile food vendors operating within the Town of Cross Roads, Texas and seeks to promote a vibrant and safe business environment; and,

WHEREAS, the Town Council finds that the operation of mobile food vendors should be conducted in a manner that protects the public health, safety, and welfare; and

WHEREAS, all constitutional and statutory prerequisites for the adoption of this Ordinance have been met, including but not limited to Chapter 551 of the Texas Government Code; and

WHEREAS, the Town Council of the Town of Cross Roads finds it necessary for the public health, safety and welfare to regulate mobile food vendors in accordance with Texas state law.

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF CROSS ROADS, TEXAS:

SECTION 1. That all matters stated in the preamble are found to be true and correct and are incorporated herein as if copied in their entirety.

SECTION 2. That Chapter 14, Unified Development Code is hereby amended through the amendment of §14.03.003(k) Commercial uses, to read as follows:

§14.03.003(k) Accessory uses.

- (1) Accessory buildings or use. An accessory building or use that:
 - (A) Is incidental to and customarily found with a principal building or use on the same lot;
 - (B) Is subordinate to and serves a principal building or use;
 - (C) Contributes to the comfort, convenience, or necessity of occupants or businesses in the principal building or use;
 - (D) Has no more than fifty percent of its wall shared with the principal building.
- (2) Accessory dwelling unit (separate structure). A second dwelling unit separate from the primary residence on a lot, used as an independent residential unit, possibly part of a residential garage or accessory structure.

- (3) Carport. A roofed structure with two or more open sides for vehicle shelter and parking, either freestanding or attached to the primary building.
- (4) Cottage food vendor. A person who has a contractual relationship with an individual who operates a small-scale food business out of their home kitchen and sells directly to consumers.
- (5) Electric vehicle charging station. A parking space with battery charging equipment for transferring electric energy to a vehicle battery.
- (6) Farmer's market. A producer-only event that can include farm produce, local artists, kids activities, and mobile or temporary food vendors.
- (7) Home occupation. A business conducted entirely within a residential dwelling by its residents, characterized by:
 - (A) Employing only immediate family members of the resident.
 - (B) No external evidence of the occupation detectable at any lot line, including signs, smoke, dust, noise, fumes, glare, vibration, electrical disturbance, or unusual traffic or parking.
 - (C) Excludes beauty culture schools, beauty parlors, barber shops, dancing schools, repair garages, plumbing shops, or similar activities in residential districts.
- (8) Mobile Food Vendor. The definition of this term as contained within Chapter 437B of the Texas State Health & Safety Code is hereby adopted. Permitting and inspection of such vendors shall comply with state law.
- (9) Outdoor storage. Any site area used for long-term (more than 24-hours) retention of materials, machinery, equipment, and/or commodities, excluding new or used motor vehicle sales and rental display.
- (10) Residential garage (detached). An enclosed and detached structure accessory to the primary residence for parking and storing vehicles, with no facilities for commercial or public mechanical service or repair.
- (11) Sidewalk café. An outdoor eating and/or drinking area on or adjacent to a public plaza, square, sidewalk, or parkway, with removable tables, chairs, planters, or related appurtenances.
- (12) Storage shed (residential). A non-habitable structure on the lot for storage of household and related items.
- (13) Solar or wind energy equipment (building mounted). Photovoltaic cells or wind turbines converting solar energy into electricity, mounted on a residential structure.
- (14) Solar or wind energy equipment (ground mounted). Photovoltaic cells or wind turbines converting solar energy into electricity, mounted on the ground.
- (15) Temporary food vendor. A business or individual providing prepared food at a fixed location for a limited time, typically in conjunction with a single event like a fair, festival, or celebration.

SECTION 3. That Chapter 14, Unified Development Code is hereby amended through the amendment of §14.03.072, Table of allowed uses, in accordance with the following:

- (1) That the table of allowed uses shall be amended to reflect:
 - (A) Mobile Food Vendor shall be allowed in commercial districts as a supplemental use limited to being on the ground floor of buildings which are over 20,000 square feet.
 - (B) Mobile Food Vendor shall be allowed in residential districts as a supplemental use only at HOA events.

- (C) Farmer's Markets shall be allowed as a supplemental use by right in the A district upon property owned by the Town.
- (D) Farmer's Markets shall be allowed as a supplemental use, with a special use permit, in commercial districts, limited to being on the ground floor of buildings which are over 20,000 square feet.

SECTION 4. That Chapter 6, Food service sanitation, is hereby amended through the amendment of §6.03, Table of allowed uses, as follows:

Section 6.03.001. Food Service Sanitation.

The State department of Health rules on food sanitation and regulation are hereby adopted.

Section 6.03.002.

Any person violating any of the provisions of this article shall be deemed guilty of a misdemeanor and upon conviction thereof shall be subject to a fine in accordance with the general penalty provision found in section 1.01.009 of this code for each offense and a separate offense shall be deemed committed upon each day during or on which a violation occurs.

Section 6.03.003. Permit required.

- (a) The following food vendors must have a valid health permit and operating permit to conduct business within the Town:
 - (1) Food establishments
 - (2) Mobile food vendors
 - (3) Temporary food vendors
- (b) Cottage food vendors must comply with state regulations and are not required to obtain a separate local inspection or license.
- (c) Vendors who hold a state license are not required to obtain a separate local health permit or license.

SECTION 5. That this Ordinance shall be cumulative of all other Town Ordinances and all other provisions of other Ordinances adopted by the Town which are inconsistent with the terms or provisions of the Ordinance are hereby repealed.

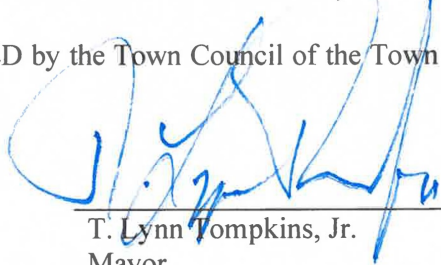
SECTION 6. That any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Code of Ordinances of the Town of Cross Roads, and upon conviction shall be punishable by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense. Each day that a violation is permitted to exist shall constitute a separate offense.

SECTION 7. It is hereby declared to be the intention of the Town Council of the Town of Cross Roads, Texas, that sections, paragraphs, clauses and phrases of this Ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this Ordinance shall be declared legally invalid or unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such legal invalidity or unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs or sections of this Ordinance since the same

would have been enacted by the Town Council of the Town of Cross Roads without the incorporation in this Ordinance of any such legally invalid or unconstitutional, phrase, sentence, paragraph or section.

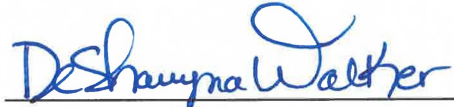
SECTION 8. This ordinance shall take effect November 17, 2025.

DULY ADOPTED AND APPROVED by the Town Council of the Town of Cross Roads, Texas, on this the November 17, 2025.



T. Lynn Tompkins, Jr.
Mayor

ATTEST:



DeShawyna Walker
Town Secretary

APPROVED AS TO FORM:

[SEAL]



Matthew C. G. Boyle
Town Attorney

for

