

ORDINANCE NO. 1732

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS, AMENDING THE UNIFIED DEVELOPMENT CODE OF THE CITY OF KELLER, TEXAS, BY AMENDING THE ZONING MAP AND CHANGING THE ZONING FROM PD-SF-LD (PLANNED DEVELOPMENT-SINGLE FAMILY RESIDENTIAL-LOW DENSITY-36,000 SQUARE FOOT MINIMUM) FOR GAS WELL DRILLING OPERATIONS TO SF-LD (SINGLE FAMILY RESIDENTIAL-LOW DENSITY-36,000 SQUARE FOOT MINIMUM), ON APPROXIMATELY 81.89 ACRES OF LAND, LOCATED ON THE NORTH SIDE OF JOHNSON ROAD AND SOUTH SIDE OF BANCROFT ROAD, APPROXIMATELY 1,550 FEET EAST OF BOURLAND ROAD, AT 740 BANCROFT ROAD, BEING TRACT 5A OUT OF THE DANIEL BARCROFT SURVEY, ABSTRACT NO. 141, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.

WHEREAS, Gean Properties, LTD, property owner; David Aughinbaugh, applicant/developer, have submitted a zoning change request (Z-14-0020) to the City of Keller, which has been reviewed by the City Staff; and

WHEREAS, notice of a public hearing before the Planning and Zoning Commission was sent to real property owners within three hundred feet (300') of the property herein described at least ten (10) days before such hearing; and

WHEREAS, notice of a public hearing before the City Council was published in a newspaper of general circulation in Keller at least fifteen (15) days before such hearing; and

WHEREAS, public hearings to issue a zoning change on the property herein described were held before both the Planning and Zoning Commission and the City Council, and the Planning and Zoning Commission has heretofore made a recommendation to approve the zoning change request; and

WHEREAS, the City Council is of the opinion that the zoning change herein effectuated furthers the purpose of zoning as set forth in the Unified Development Code and is in the best interest of the citizens of the City of Keller.

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

Section 1: THAT, the above findings are hereby found to be true and correct and are incorporated herein in their entirety.

Section 2: THAT, the Unified Development Code of the City of Keller, Texas and the accompanying Zoning Map, are hereby amended by changing the zoning from PD-SF-LD (Planned Development-Single Family Residential-Low Density-36,000 square foot minimum) for gas well drilling operations to SF-LD (Single Family Residential-Low Density-36,000 square foot minimum), on approximately 81.89 acres of land, located on the north side of Johnson Road and south side of Bancroft Road, approximately 1,550 feet east of Bourland Road, at 740 Bancroft Road, being Tract 5A out of the Daniel Barcroft Survey, Abstract No. 141, in the City of Keller, Tarrant County, Texas, removing the planned development zoning designation for gas well drilling approved by Ordinance Number 1271, Ordinance Number 1308, and Ordinance Number 1457.

Section 3: THAT, any person, firm, or corporation violating any of the provisions of this Ordinance, as read together with the Unified Development Code and accompanying map thereto, shall be guilty of a misdemeanor and upon final conviction therefore shall be fined in a sum not to exceed Two Thousand Dollars (\$2,000.00). Each and every day such violation continues shall constitute a separate offense and shall be punishable as such hereunder.

Section 4: THAT, the City Secretary is hereby authorized and directed to cause publication of the descriptive caption and penalty clause hereof as an alternative method of publication provided by law.

AND IT IS SO ORDAINED.

Passed and approved by a vote of 7 to 0 on this the 3rd day of February, 2015.

CITY OF KELLER, TEXAS

BY: _____
Mark Mathews, Mayor

ATTEST:

Sheila Stephens, City Secretary

Approved as to Form and Legality:

L. Stanton Lowry, City Attorney