

ORDINANCE 889-2018-04

AN ORDINANCE AMENDING THE ZONING DISTRICT BOUNDARIES OF THE ZONING DISTRICT MAP OF THE CITY OF WEATHERFORD, TEXAS, CONCERNING CERTAIN PARCELS OR TRACTS OF LAND IDENTIFIED IN AS BEING A PORTION OF BLOCK 2, J.G. BATTE'S SUBDIVISION OF THE OLIVER DAVIS SURVEY, ABSTRACT 372, AND LOCATED AT 206 S. TOWER ST. WITHIN THE CORPORATE LIMITS OF THE CITY OF WEATHERFORD, TEXAS; HERETOFORE ZONED C1 COMMERCIAL SHALL HENCEFORTH BE ZONED R1 RESIDENTIAL ONE-FAMILY RESIDENTIAL, REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT; AND PROVIDING A SAVINGS CLAUSE:

WHEREAS, the governing body of the City of Weatherford, Texas, after thorough study, has determined that the Zoning District Map of said City and the Zoning District Boundaries shown thereon should be changed and amended in certain particulars, and

WHEREAS, all reviews and public hearings and all notices incident thereto have been in full compliance with the provisions applicable thereto as contained in the zoning ordinance as set forth in the laws of the State of Texas, and

WHEREAS, the City Council now desires to record said authorized changes in the Zoning District Map by passage of this ordinance amending said map and directing the Department of Development and Neighborhood Services to make appropriate changes in the one (1) copy of the original Zoning District Map on file in the office of the City Secretary and all other copies of maps purporting to be copies of the current Zoning District Map of the City of Weatherford, Texas, as provided for in Title XII, Chapter 1, Section 12-1-2, of the City Code of Weatherford, Texas.

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

SECTION 1: That the Zoning District Map of the City of Weatherford, Texas, is hereby amended by changing the zoning district boundaries as herein indicated on the hereinafter described tracts of parcels of land within the corporate limits of the City of Weatherford, Texas:

PREVIOUS ZONING
DISTRICT DESIGNATION

C1 Commercial

AMENDED ZONING
DISTRICT DESIGNATION

R1 One-Family Residential

For the area more particularly described in **Exhibit 'A' Property Description**.

Additional standards and site plan(s) are included in **Exhibit 'B' Development Plan**.

SECTION 2: The City Council, after thorough investigation and review finds that all prerequisites as to study, review, notice, public hearings, and all other legal requirements have been met and fully complied with concerning the changes set forth in Section 1 of this ordinance

prior to the passage hereof, and that the changes indicated therein will be to the benefit of the particular neighborhood concerned and to the City as a whole.


SECTION 3: The Department of Development and Neighborhood Services is hereby instructed to change the one (1) copy of the Zoning District Map on file in the office of the City Secretary and all other copies of maps purporting to be copies of the current Zoning District Map of the City of Weatherford, Texas, to show the changes set forth herein.

SECTION 4: All ordinances and parts of ordinances in conflict with this ordinance shall and the same are hereby repealed to the extent of said conflict only.

SECTION 5: If any section, subsection, paragraph, sentence, clause, phrase or word of this ordinance or the application thereof to any person or circumstance is held invalid or unconstitutional, such holding shall not affect the validity of the remaining portion of this ordinance, and the City Council hereby declares that it would have passed such remaining portions despite such invalidity or unconstitutionality.

The foregoing ordinance was introduced, read, approved, passed and adopted by a vote of 5 ayes and 0 nays by the City Council of the City of Weatherford, Texas, at its meeting on the 23rd day of January 2018.

CITY OF WEATHERFORD, TEXAS




Craig Swancy, Mayor

ATTEST:



Malinda Nowell, City Secretary

APPROVED AS TO FORM:



Ed Zellers, City Attorney

Exhibit 'A' Property Description.

BEGINNING at an iron set in the West line of South Tower Street, as it exits at the Northeast corner of said Wilma M. Tollett tract, said iron being called by deed to be South, 100 feet and West, 15.0 feet from the Northeast corner of said Block 2;

THENCE South $01^{\circ}27'26''$ West, with the West line of said South Tower Street, 91.59 feet to an iron rod set;

THENCE South $88^{\circ}43'44''$ West, at 182.75 feet passing an iron rod set and in all 200.19 feet to a point in a drainage channel;

THENCE North $01^{\circ}27'26''$ East, with said drainage channel, 97.50 feet to a point;

THENCE South $89^{\circ}34'47''$ East, at 20.33 feet passing an iron rod set and in all 200.0 feet to the Point of Beginning and containing 0.43 acres of land.