

ORDINANCE O2019-10

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 1.30 ACRES, LOT 3-R1, BLOCK 1, WEATHERFORD TOWN CENTER ADDITION, AND LOCATED AT 2132 TIN TOP ROAD, WITHIN THE CORPORATE LIMITS OF THE CITY OF WEATHERFORD, TEXAS; HERETOFORE ZONED C2 COMMERCIAL/INTERSTATE SHALL HENCEFORTH BE ZONED C2 COMMERCIAL/INTERSTATE WITH A CONDITIONAL USE PERMIT (CUP) FOR A DANCE HALL, 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
C2 Commercial/Interstate

AMENDED ZONING
DISTRICT DESIGNATION
**C2 Commercial/Interstate with a
Conditional Use Permit (CUP)
for a Dance Hall**

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

Additional standards and site plan(s) for the Conditional Use Permit 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.

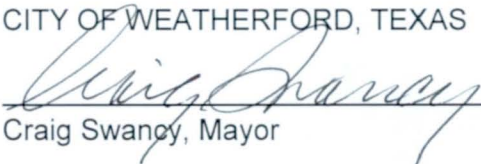
SECTION 3: The Department of Development and Neighborhood Services is hereby instructed to change the one (1) copy of the Zoning District Map on file in the office of the City Secretary and all other copies of maps purporting to be copies of the current Zoning District Map of the City of Weatherford, 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 26th Day March 2019.

CITY OF WEATHERFORD, TEXAS


Craig Swancy, Mayor

ATTEST:



Malinda Nowell, City Secretary

APPROVED AS TO FORM:



Ed Zellers, City Attorney

Exhibit 'A' Property Description.

1 – Being Lot 3-R1, Block 1, of the RE-PLAT OF LOTS 1, 2, 3-R1, 3-R2, 3-R3, AND LOT 4, BLOCK 1, WEATHERFORD TOWN CENTER, an addition to the City of Weatherford, Parker County, Texas according to the plat thereof recorded in Cabinet D, Slide 765, Plat Records of Parker County, Texas.

Exhibit 'B' Development Plan.

2132 Tin Top Road

Conditional Use Permit

Conditions must be met prior to occupancy:

- Demonstrate timing difference in the parking requirements for shopping center uses.
- Clean stains on exterior of building.
- Repair the dilapidated fence to the north.
- Provide screening for dumpsters (3 total) that meets city requirements.
- Pick up litter and loose trash on property (ongoing).
- Lighting for parking lot to meet City's light safety standards.