

AN ORDINANCE TO REZONE A PORTION OF THE PROPERTY KNOWN AS LOT 1R1, BLOCK 1, HARWOOD HILLS VILLAGE ADDITION, LOCATED AT 3354 HARWOOD ROAD, BEDFORD, TEXAS, FROM PLANNED UNIT DEVELOPMENT (PUD) TO AMENDED PUD, SITE PLAN MODIFICATION IN THE MASTER HIGHWAY CORRIDOR OVERLAY DISTRICT (MHC), SPECIFICALLY FOR THE OPERATION OF A TOM THUMB FUEL STATION; DECLARING THAT THIS ORDINANCE BE CUMULATIVE OF ALL OTHER ORDINANCES; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY; AND DECLARING AN EFFECTIVE DATE. THIS PROPERTY IS GENERALLY LOCATED SOUTH OF HARWOOD ROAD AND WEST OF STATE HIGHWAY 121. (Z-240)

WHEREAS, it is deemed expedient and for the benefit of the City of Bedford, Texas, that the Comprehensive Zoning Ordinance be rezoned for a portion of the property known as Lot 1R1, Block 1, Harwood Hills Village Addition, located at 3354 Harwood Road, Bedford, Texas, from Planned Unit Development (PUD) to Amended PUD , Site Plan Modification in the Master Highway Corridor Overlay District (MHC), specifically to allow for the operation of a Tom Thumb Fuel Station. The property is generally located south of Harwood Road and west of State Highway 121. (Z-240)

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

SECTION 1. That the recitals above are found to be true and correct, and are incorporated herein.

SECTION 2. That Section 2 of the Zoning Ordinance be amended and the map designated "ZONING MAP-CITY OF BEDFORD, TEXAS" be revised and amended so that the land described as:

A portion of the property known as Lot 1R1, Block 1, Harwood Hills Village Addition, and located at 3354 Harwood Road, Bedford, Texas, shall be shown as approved by this ordinance.

SECTION 3. That the Site Plan attached hereto as Exhibit "A" is approved as a component of this amended ordinance approval. Any revisions to the property that deviate from the Site Plan attached hereto shall require an amendment to this ordinance.

SECTION 4. That approval of amending the Planned Unit Development and Site Plan Modification is subject to no stipulations.

SECTION 5. That from and after the final passage of this ordinance, the land described herein shall be subject to the regulations and uses of an Amended Planned Unit Development including Site Plan Modification in the Master Highway Corridor Overlay District.

SECTION 6. That this ordinance shall be cumulative of all provisions of other ordinances of the City of Bedford, Texas, except where the provisions of this ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting revisions of such ordinances are hereby repealed.

SECTION 7. That it is hereby declared the intention of the City Council of the City of Bedford, Texas, that the phrases, clauses, sentences, paragraphs, and sections of this ordinance are severable, and if any phrase, clause, sentence, paragraph, or section of this ordinance shall be declared unconstitutional or invalid by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality or invalidity shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this ordinance, since the same would have been enacted by the City Council without the incorporation in this ordinance of any such unconstitutional phrase, clause, sentence, paragraph or section.

SECTION 8. That any person, organization, corporation, partnership or entity that violates, disobeys, omits, neglects or fails to comply with the provisions of this ordinance shall be fined not more than two thousand dollars (\$2,000.00) for each offense or violation. Each day that an offense or violation occurs shall constitute a separate offense.

SECTION 9. That this Ordinance shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Bedford and the laws of the State of Texas.

PRESENTED AND PASSED this 12th day of November, 2013 by a vote of 7 ayes, 0 nays and 0 abstentions, at a regular meeting of the City Council of the City of Bedford, Texas.

Jim Griffin, Mayor

ATTEST:

Michael Wells, City Secretary

APPROVED AS TO FORM:

Stan Lowry, City Attorney
