

ORDINANCE _____

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF KILLEEN BY CHANGING THE ZONING OF LOT 34, BLOCK 1, DEERWOOD ESTATES, FROM “R-1” (SINGLE-FAMILY RESIDENTIAL DISTRICT) TO “R-1” (SINGLE-FAMILY RESIDENTIAL DISTRICT) WITH A CONDITIONAL USE PERMIT (CUP) FOR A DETACHED GUEST HOUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR THE REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Todd and Judenia Wilson have presented to the City of Killeen, a request for amendment of the zoning ordinance of the City of Killeen by changing the classification of Lot 34, Block 1, Deerwood Estates, from “R-1” (Single-Family Residential District) to “R-1” (Single-Family Residential District) with a Conditional Use Permit (CUP) for a detached guest house, said request having been duly recommended for approval by the Planning and Zoning Commission of the City of Killeen on the 19th day of August 2019 with the following conditions:

- all building setbacks and area requirements required by Chapter 31 of the City of Killeen Code of Ordinances will be met;
- the proposed structure will only be utilized for recreation, a pool house, and for lawn care equipment storage;
- the structure be placed on the lot and built as illustrated on Exhibit ‘A’, which has been attached hereto for Council’s consideration; and
- the rental or lease of the proposed guest house shall be prohibited.

Due notice of the filing of said request and the date of hearing thereon was given as required by law, and hearing on said request was set for 5:00 P.M., on the 10th day of September 2019, at the City Hall, City of Killeen;

WHEREAS, the City Council at said hearing duly considered said request, the action of the Planning and Zoning Commission and the evidence in support thereof, and the City Council being of the majority opinion that the applicant's zoning request should be approved with the conditions as recommended by the Planning and Zoning Commission;

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

SECTION I. That the zoning classification of Lot 34, Block 1, Deerwood Estates, be changed from "R-1" (Single-Family Residential District) to "R-1" (Single-Family Residential District) with a Conditional Use Permit (CUP) for a detached guest house for the property addressed as 4901 Deerwood Loop, Killeen, Texas.

SECTION II. That should any section or part of this ordinance be declared unconstitutional or invalid for any reason, it shall not invalidate or impair the validity, force, or effect of any other section or parts of this ordinance.

SECTION III. That all ordinances and resolutions, or parts thereof, in conflict with the provisions of this ordinance are hereby repealed to the extent of such conflict.

SECTION IV. That this ordinance shall take effect immediately upon passage of the ordinance.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Killeen, Texas, this 10th day of September 2019, at which meeting a quorum was present, held in accordance with the provisions of V.T.C.A., Government Code, §551.001 et seq.

APPROVED:

Jose L. Segarra, MAYOR

ATTEST:

Lucy C. Aldrich, CITY SECRETARY

APPROVED AS TO FORM

Kathryn H. Davis, City Attorney
Ord. #19-____