

**AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF KILLEEN BY CHANGING THE ZONING OF CERTAIN PROPERTY OUT OF THE CITY OF KILLEEN, BELL COUNTY, TEXAS, FROM R-3 (MULTIFAMILY RESIDENTIAL DISTRICT) TO A PLANNED UNIT DEVELOPMENT (PUD) WITH R-1 (SINGLE-FAMILY RESIDENTIAL DISTRICT) AND B-3 (LOCAL BUSINESS DISTRICT) USES; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR THE REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, National Bank submits this request for an amendment of the zoning ordinance of the City of Killeen by changing the classification of approximately 40.87 acres, being part of the Lakeview Park Subdivision, from R-3 (Multifamily Residential District) to a Planned Unit Development (PUD) with R-1 (Single-Family Residential District) and B-3 (Local Business District) uses, said request having been duly presented and recommended for approval of 35.78 acres of SF-2 zoning with the following deviations: 20' front yard setback; 5,750 square feet minimum lot size; 115' minimum lot depth; and 5.09 acres of B-3 zoning (see attached exhibit 1.) by the Planning and Zoning Commission of the City of Killeen on the 6th day of October 2014, and 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 28th day of October 2014, 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 request should be approved;

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

**SECTION I.** That the zoning classification of the following described tract be changed from R-3 (Multifamily Residential District) to a Planned Unit Development (PUD) with 35.78 acres of SF-2 zoning with the following deviations: 20' front yard setback; 5,750 square feet minimum lot size; 115' minimum lot depth; and 5.09 acres of B-3 zoning, being part of the Lakeview Park Subdivision. The property is located at the southwest corner of Rancier Avenue and Roy Reynolds Drive, 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 28th day of October 2014, 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:**

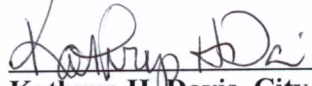
  
Scott Cosper, MAYOR

**ATTEST:**

  
Dianna Barker, CITY SECRETARY



**APPROVED AS TO FORM**

  
Kathryn H. Davis, City Attorney

Case #14-27

Ord. #14-\_\_\_