

ORDINANCE _____

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF KILLEEN TO AMEND THE PLANNED UNIT DEVELOPMENT (PUD) STANDARDS FOR APPROXIMATELY 62.876 ACRES OUT OF THE 172.58 ACRE TRACT FROM THE AZRA WEBB SURVEY, ABSTRACT NO. 857 TO ALLOW LESSENERED SETBACK REQUIREMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR THE REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Killeen Engineering and Surveying, LTD, on behalf of JOF Developers, Inc., has presented to the City of Killeen a request to amend the Planned Unit Development (PUD) standards for approximately 62.876 acres out of the 172.58 acre tract from the Azra Webb Survey, Abstract No. 857 to allow for lessened setback requirements for two-hundred and forty-six (246) lots zoned PUD with “R-1” (Single-Family Residential District), said request having been duly recommended for approval by the Planning and Zoning Commission of the City of Killeen on the 18th day of July 2022 with the condition that the City’s newly adopted architectural and site design standards be applied to the development, 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 20th day of September 2022, 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 PUD amendment request should be approved;

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

SECTION I. That the PUD standards for approximately 109.557 acres out of the 172.58 acre tract from the Azra Webb Survey, Abstract No. 857 be amended to allow for smaller setback requirements and revised architectural requirements as described in the PUD

Regulations of the Planned Unit Development Exhibit - Amendment dated September 12, 2022, said request having been duly recommended for approval.

SECTION II. That the setbacks for approximately 62.876 acres out of the 172.58 acre tract from the Azra Webb Survey, Abstract No. 857 zoned PUD with “R-1” (Single-Family Residential District) shall be as follows:

- Front yard setbacks: Twenty-Five (25) feet;
- Side yard setbacks: Five (5) feet; and
- Rear yard setbacks: Twenty (20) feet.

SECTION III. 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 IV. 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 V. 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 27th day of September 2022, 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:

Debbie Nash-King, MAYOR

ATTEST:

Judy Paradice, INTERIM CITY SECRETARY

APPROVED AS TO FORM

Holli C. Clements, CITY ATTORNEY
Case #22-40
Ord. #22-____