

ORDINANCE NO. 2017-

AN ORDINANCE AMENDING ORDINANCE NO. 2005-24, TO REZONE FOUR (4) TRACTS TO "CG" (GENERAL COMMERCIAL), (**MAP17-0002 WILSON PROPERTIES**), TOTALING APPROXIMATELY 13.0 ACRES, WITH TRACT 1 REZONING FROM "CO" (OFFICE COMMERCIAL) TO "CG" (GENERAL COMMERCIAL) ON APPROXIMATELY 2.6 ACRES OF LAND, LEGALLY DESCRIBED AS A PORTION OF LOTS 20 AND 21 (20-0-2); TRACT 2 REZONING FROM "RMF-2" (MULTI-FAMILY RESIDENTIAL WITH A MAXIMUM DENSITY OF 22 DWELLING UNITS PER ACRE) TO "CG" (GENERAL COMMERCIAL) ON APPROXIMATELY 2.84 ACRES OF LAND, LEGALLY DESCRIBED AS A PORTION OF LOTS 22 AND 23 (20-0-1); TRACT 3 REZONING FROM "RMF-2" (MULTI-FAMILY RESIDENTIAL WITH A MAXIMUM DENSITY OF 22 DWELLING UNITS PER ACRE) TO "CG" (GENERAL COMMERCIAL) ON APPROXIMATELY 1.49 ACRES OF LAND, LEGALLY DESCRIBED AS A PORTION OF LOT 23; AND TRACT 4 REZONING FROM "CO" (OFFICE COMMERCIAL) TO "CG" (GENERAL COMMERCIAL) ON APPROXIMATELY 6.01 ACRES OF LAND, LEGALLY DESCRIBED AS A PORTION OF LOT 25 (25-0-2) WITH ALL TRACTS BEING OF THE ADDITION "D" TO THE TOWN OF DICKINSON, GENERALLY LOCATED EAST OF WEST WALKER STREET, WEST OF STATE HIGHWAY 3, ALONG THE NORTH SIDE OF WEST FM 646 IN THE CITY OF LEAGUE CITY, TEXAS

WHEREAS, at the May 1, 1999 General Election the qualified voters of the City of League City voted that staff proceed with the concept of zoning for the City; and

WHEREAS, on August 10, 1999, the City Council of the City of League City, Texas (the "Council") adopted Ordinance No. 99-52 amending the Code of Ordinances of the City of League City to add Chapter 125 regarding zoning; and

WHEREAS, on August 30, 2005, the City Council adopted Ordinance No. 2005-24 amending Chapter 125 of the Code of Ordinances of the City of League City and adopting zoning ordinances consistent with the Comprehensive Plan for the City of League City, Texas; and

WHEREAS, Chapter 125, Section 125-49 of the Code of Ordinances establishes a procedure for a property owner, his authorized agent, or the City Planner to request zoning changes; and

WHEREAS, the City Council considered the recommendation of the Planning and Zoning Commission and duly conducted a public hearing as required by law; and

WHEREAS, the City Council deems it necessary and in the best interest of the citizens to rezone approximately 13.0 acres from "RMF-2" and "CO" to "CG", legally described as a portion of Lots 20 and 21 (20-0-2), a portion of lots 22 and 23 (20-0-1), a portion of Lot 23, and a portion of Lot 25 (25-0-2) with all tracts being of the Addition "D" to the Town of Dickinson Subdivision, generally located east of West Walker Street, west of State Highway 3, along the north side of West FM 646 as shown in the attached Zoning Map in Exhibit "A";

NOW, THEREFORE, BE IT ORDERED BY THE CITY COUNCIL OF THE CITY OF LEAGUE CITY, TEXAS, that:

Section 1. The facts and opinions in the preamble of this ordinance are true and correct.

Section 2. The approximate 13.0 acres, legally described as a portion of Lots 20 and 21 (20-0-2), a portion of lots 22 and 23 (20-0-1), a portion of Lot 23, and a portion of Lot 25 (25-0-2) with all tracts being of the Addition "D" to the Town of Dickinson Subdivision, generally located east of West Walker Street, west of State Highway 3, along the north side of West FM 646 as shown in the attached Zoning Map in Exhibit "A"; shall heretofore be zoned "CG".

Section 3. All ordinances and agreements and parts of ordinances and agreements in conflict herewith are hereby repealed to the extent of the conflict only.

PASSED on first reading the ____ day of _____, 2017.

PASSED on second reading the _____ day of _____, 2017.

PASSED AND ADOPTED on the _____ day of _____, 2017.

PAT HALLISEY,
Mayor

ATTEST:

DIANA M. STAPP,
City Secretary

APPROVED AS TO FORM:

NGHIEM V. DOAN,
City Attorney