

ORDINANCE NO. 2019-\_\_\_\_\_

AN ORDINANCE AMENDING ORDINANCE NO. 2005-24, TO REZONE APPROXIMATELY 4.493 ACRES **MAP-19-0012 (BAHIA COVE PHASE 2)** FROM “CG” (GENERAL COMMERCIAL) TO “RMF-1.2” (MULTI-FAMILY RESIDENTIAL WITH A MAXIMUM DENSITY OF 36 DWELLING UNITS PER ACRE), LEGALLY DESCRIBED AS ALL OF A 2.558 ACRE TRACT OF LAND, ABSTRACT 19, PERRY & AUSTIN SURVEY, TRACT 63-1, AND ALL OF A CALLED 1.935 ACRE TRACT OF LAND, LEGALLY DESCRIBED AS BEING ABSTRACT 19, PERRY & AUSTIN SURVEY, TRACT 63, GENERALLY LOCATED ALONG THE NORTH SIDE OF FM 517, BETWEEN BAY SKY DRIVE AND CALDER DRIVE, 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 4.493 acres from “CG” (General Commercial) to “RMF-1.2” (Multi-Family Residential with a maximum density of 36 dwelling units per acre), legally described as all of a 2.558 acre tract of land, Abstract 19, Perry & Austin Survey, Tract 63-1, and all of a called 1.935 acre tract of land, legally described as being Abstract 19, Perry & Austin Survey, Tract 63, generally located along the north side of FM 517, between Bay Sky Drive and Calder Drive, in the City of League City, Texas as shown in the attached metes and bounds description in Exhibit “A” and Zoning Map in Exhibit “B”.

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 4.493 acres, legally described as all of a 2.558 acre tract of land, Abstract 19, Perry & Austin Survey, Tract 63-1, and all of a called 1.935 acre tract of land, legally described as being Abstract 19, Perry & Austin Survey, Tract 63, generally located along the north side of FM 517, between Bay Sky Drive and Calder Drive, in the City of League City, Texas as shown in the

attached metes and bounds description in Exhibit “A” and Zoning Map in Exhibit “B”; shall heretofore be zoned “RMF-1.2”.

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 \_\_\_\_\_, 2019.

PASSED on second reading the \_\_\_\_\_ day of \_\_\_\_\_, 2019.

PASSED AND ADOPTED on the \_\_\_\_\_ day of \_\_\_\_\_, 2019.

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PAT HALLISEY,  
Mayor

ATTEST:

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DIANA M. STAPP,  
City Secretary

APPROVED AS TO FORM:

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NGHIEM V. DOAN,  
City Attorney