

CITY OF HASLET

ORDINANCE NO.038-2016

AN ORDINANCE ESTABLISHING THE INITIAL ZONING CLASSIFICATION FOR CERTAIN NEWLY ANNEXED TERRITORY IN THE CITY OF HASLET; REVISING THE OFFICIAL ZONING MAP IN ACCORDANCE THEREWITH; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Haslet, Texas, is a Type A general-law municipality located in Tarrant and Denton Counties, created in accordance with the provisions of Chapter 6 of the Local Government Code and operating pursuant to the enabling legislation of the State of Texas; and

WHEREAS, the territory to be herein zoned was annexed into the City of Haslet on August 22, 2016; and

WHEREAS, on August 22, 2016 the City Council, pursuant to Chapter 14, Exhibit A, Section 8.2(A) directed initiation of a zoning action to assign an initial zoning classification of (AG) Agricultural Homesites to the newly annexed area; and

WHEREAS, after considering all adopted City of Haslet plans, policies and ordinances, and surrounding zonings, land uses and conditions, the City Staff recommends assigning an initial zoning classification of (AG) Agricultural Homesites to the territory; and

WHEREAS, the Planning and Zoning Commission of the City of Haslet, Texas, after holding a public hearing on September 26, 2016 with respect to the establishment of zoning described herein at which all interested parties were heard and the recommendation of City Staff was considered, recommends assigning an initial zoning classification of (AG) Agricultural Homesites to the territory; and

WHEREAS, the City Council has held a public hearing with respect to the establishment of zoning described herein on October 17, 2016; and

WHEREAS, the City has complied with all requirements of Chapter 211 of the Local Government Code, and all other laws dealing with notice, publication and procedural requirements for the initial zoning of the property.

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

SECTION 1.

The Comprehensive Zoning Ordinance of the City of Haslet, as amended, is hereby amended by establishing an initial zoning classification of (AG) Agricultural Homesites on the territory more fully described and depicted as:

For the approximate 26.3 acres of land abutting the city limits and being part of a larger 167.63 parcel out of the Eldridge Hopkins Survey, Abstract No. 64, Tarrant County, Texas, hereinafter described as:

BEING a tract of land situated in the Eldridge Hopkins Survey, Abstract No. 646, City of Haslet, Tarrant County, Texas; said land being a portion of that certain tract of land described as Tract II in a Warranty Deed with Vendor's Lien to Fort Worth Railroad Salvage, Inc. (hereinafter referred to as Tract II), as recorded in Volume 11895, Page 2240, Deed Records, Tarrant County, Texas (D.R.T.C.T.) being more particularly described, by metes and bounds, as follows:

COMMENCING at a 1 inch rod for the common northeast corner of said Tract II and a northwest interior ell corner of the tract of land described in Deed to Ruth R. Perryman and Alexia Perryman Whitfill, Trustees, as recorded in Document No. D204036786, D.R.T.C.T., a distance of 373.71 feet South 00 degrees, 06 minutes, 55 seconds West to the POINT OF BEGINNING of tract being described;

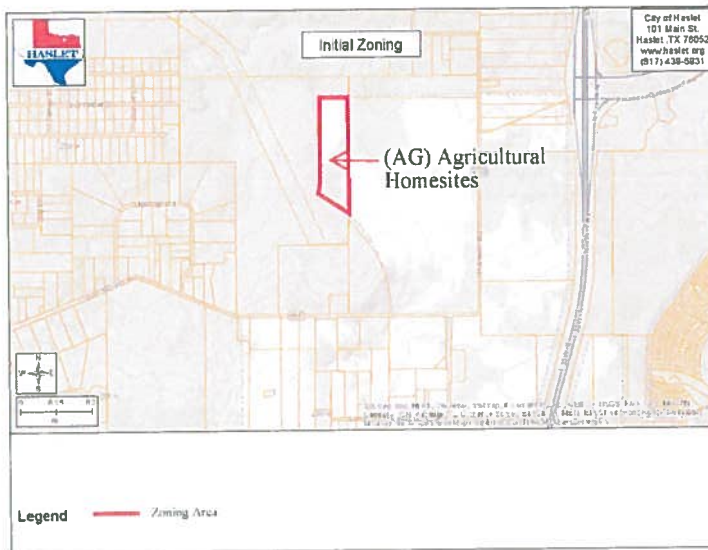
THENCE South 00 degrees, 06 minutes, 55 seconds West 2334.74 feet to a point, said point being the beginning of a curve to the left having a radius of 2640 feet with a radius point located in the center line of Blue Mound Road (Co. Rd. No. 4047) at the northeast corner of Tax Tract 2D, G.M. Lewis Survey Abstract No. 966 (Volume 7053, Page 2067, D.R.T.C.T.);

THENCE in a Northwestly direction, along said curve to the left 780.78 feet to a point of a intersection of a curve to the left having a radius of 2640 feet with a radius point located at the southeast corner of Haslet Park Addition, Volume 388-189, Page 323, Plat Records, Tarrant County, Texas (P.R.T.C.T.);

THENCE in a Northwestly direction, along said curve to the left 600.00 feet to a point for a corner, said point being 2640 feet east of the southeast corner of said Haslet Park Addition;

THENCE North 00 degrees, 13 minutes, 45 seconds East 1223.41 feet, along a line 2640 feet east and parallel to the east line of said Haslet Park Addition to a point for a corner;

THENCE departing said corner South 89 degrees, 59 minutes, 18 seconds West 538.49 feet to the POINT OF BEGINNING, containing 26.300 acres (1,145,653 square feet) of land.



SECTION 2.

The use of the territory described above shall conform to all applicable regulations contained in the Zoning Ordinance and all other applicable ordinances of the City.

SECTION 3.

The zoning district as herein established has been made after consideration of, and in accordance with, all plans, policies and ordinances of the City of Haslet for the purpose of promoting the health, safety, morals and general welfare of the community.

SECTION 4.

The official zoning map of the City of Haslet is hereby amended and the City Secretary is directed to revise the zoning map to reflect the zoning classification, as set forth in Section 1.

SECTION 5.

This Ordinance shall be cumulative of all provisions of ordinances and of the Code of Ordinances of the City of Haslet, Texas, and the zoning ordinances as amended, except where the provisions of this Ordinance are in direct conflict with the provisions of such ordinances and such code, in which event the conflicting provisions of such ordinances and such code are hereby repealed.

SECTION 6.

It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable, and if any section, paragraph, sentence, clause, or phrase of this Ordinance shall be declared unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality shall not affect

any of the remaining sections, paragraphs, sentences, clauses, and phrases of this Ordinance, since the same would have been enacted by the City Council without the incorporation in this Ordinance of any such unconstitutional section, paragraph, sentence, clause or phrase.

SECTION 7.

Any person, firm or corporation who violates, disobeys, omits, neglects or refuses to comply with or who resists the enforcement of any of the provisions of this ordinance shall be fined not more than Two Thousand Dollars (\$2,000.00) for each offense. Each day that a violation is permitted to exist shall constitute a separate offense.

SECTION 8.

All rights and remedies of the City of Haslet are expressly saved as to any and all violations of the provisions of any ordinances governing zoning that have accrued at the time of the effective date of this Ordinance; and, as to such accrued violations and all pending litigation, both civil and criminal, whether pending in court or not, under such ordinances, same shall not be affected by this Ordinance but may be prosecuted until final disposition by the courts.

SECTION 9.

The City Secretary of the City of Haslet is hereby directed to publish the caption and penalty clause of this ordinance at least once in the official newspaper of the City as required by Section 52.011 of the Local Government Code.

SECTION 10.

This ordinance shall be in full force and effect from and after its passage and publication as required by law, and it is so ordained.

PASSED AND APPROVED ON THIS 17TH DAY OF OCTOBER, 2016.



ATTEST:

Bob Golden
BOB GOLDEN, MAYOR

Dianna Buchanan
DIANNA BUCHANAN, CITY SECRETARY