



## Item Brief

### **Meeting Date**

October 22, 2024

### **Agenda Item**

Public hearing and action: Ordinance No. 2024-45: L. Kimbler

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BURNET, TEXAS, AMENDING ORDINANCE NO. 2021-01 AND THE OFFICIAL ZONING MAP OF THE CITY BY REZONING PROPERTY KNOWN AS 101 S PIERCE STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; 102 S VANDEVEER STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; 108 S VANDEVEER STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; 203 E WASHINGTON STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; 218 E JACKSON STREET FROM THE PRESENT DESIGNATION OF SINGLE-FAMILY RESIDENTIAL – DISTRICT “R-1” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; AND 404 E JACKSON STREET FROM MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”

### **Information**

This request is a City-initiated effort to bring the properties into compliance with the current zoning code.

As part of an ongoing effort to clean up the zoning map and ensure each property is zoned appropriately for both the property’s use and the surrounding area, staff is bringing this request forward for consideration.

Written notices were mailed to 20 surrounding property owners within 200 feet of the subject property. There have been no responses in favor and no responses in opposition.

### **P&Z Report**

The Planning and Zoning Commission met on Monday, October 7<sup>th</sup>, and did recommend approval of Ordinance 2024-45 as presented.

## **Recommendation**

Open the public hearing.

Discuss and consider Ordinance No. 2024-45.

### Exhibit A – Location and Current Zoning

101 S PIERCE ST., 102 S VANDEVEER ST., 108 S VANDEVEER ST.,  
203 E WASHINGTON ST., 218 E JACKSON ST., and 404 E JACKSON ST



**ORDINANCE NO. 2024-45**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BURNET, TEXAS, AMENDING ORDINANCE NO. 2021-01 AND THE OFFICIAL ZONING MAP OF THE CITY BY REZONING PROPERTY KNOWN AS 101 S PIERCE STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; 102 S VANDEVEER STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; 108 S VANDEVEER STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; 203 E WASHINGTON STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; 218 E JACKSON STREET FROM THE PRESENT DESIGNATION OF SINGLE-FAMILY RESIDENTIAL – DISTRICT “R-1” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; AND 404 E JACKSON STREET FROM THE PRESENT DESIGNATION OF MEDIUM COMMERCIAL – DISTRICT “C-2” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”; PROVIDING A REPEALER CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE**

**WHEREAS**, the City Council, by the passage and approval of Ordinance No. 2021-001, affixed the zoning classifications for each and every property located within the city in accordance with the Official Zoning Map as approved with said ordinance; and

**WHEREAS**, the purpose of this Ordinance is to amend the Official Zoning Map by amending the zoning classification of the Real Property (“Property”) described herein; and

**WHEREAS**, the Planning and Zoning Commission, after conducting a public hearing on the matter, deliberated the merits of the proposed amendment of zoning classification and has made a report and recommendation to City Council; and

**WHEREAS**, in passing and approving this ordinance it is legislatively found the Planning and Zoning Commission and City Council complied with all notice, hearing and meetings requirements set forth in Texas Local Government Chapter 211; Texas Government Code Chapter 551, the City Charter; and Chapter 118, of the Code of Ordinances; and

**WHEREAS**, it is further legislatively found that this proposed zoning reclassification of property does not require an amendment to the Future Land Use Plan; and

**WHEREAS**, City Council, after considering the testimony and comments of the public, reports and recommendations of City Staff and the Planning and Zoning Commission, and the deliberation of its members, by passage and approval of this Ordinance hereby determines the action taken herein is meritorious and beneficial to the public health, safety and welfare.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BURNET, TEXAS, THAT:**

**Section One. Findings.** The foregoing recitals are hereby found to be true and correct and are hereby adopted and made a part hereof for all purposes as findings of fact.

**Section Two. Property.** The Property that is the subject to this Zoning District Reclassification is 101 S PIECE STREET (LEGAL DESCRIPTION: LOT 4, BLK 13, PETER KERR PORTION) as shown on **Exhibit “A”** hereto.

**Section Three. Zoning District Reclassification.** Light Commercial – District “C-1” Zoning District Classification is hereby assigned to the Property described in section two.

**Section Four. Property.** The Property that is the subject to this Zoning District Reclassification is 102 S VANDEVEER STREET (LEGAL DESCRIPTION: LOT 1, BLK 13, PETER KERR PORTION) as shown on **Exhibit “B”** hereto.

**Section Five. Zoning District Reclassification.** Light Commercial – District “C-1” Zoning District Classification is hereby assigned to the Property described in section four.

**Section Six. Property.** The Property that is the subject to this Zoning District Reclassification is 108 S VANDEVEER STREET (LEGAL DESCRIPTION: LOT 2 AND PART OF LOT 3, BLK 13) as shown on **Exhibit “C”** hereto.

**Section Seven. Zoning District Reclassification.** Light Commercial – District “C-1” Zoning District Classification is hereby assigned to the Property described in section six.

**Section Eight. Property.** The Property that is the subject to this Zoning District Reclassification is 203 E WASHINGTON STREET (LEGAL DESCRIPTION: LOT 1, LESS WEST 10 FEET, BLK 7) as shown on **Exhibit “D”** hereto.

**Section Nine. Zoning District Reclassification.** Light Commercial – District “C-1” Zoning District Classification is hereby assigned to the Property described in section eight.

**Section Ten. Property.** The Property that is the subject to this Zoning District Reclassification is 218 E JACKSON STREET (LEGAL DESCRIPTION: LOT 2, LESS WEST 10 FEET, BLK 7) as shown on **Exhibit “E”** hereto.

**Section Eleven. Zoning District Reclassification.** Light Commercial – District “C-1” Zoning District Classification is hereby assigned to the Property described in section ten.

**Section Twelve. Property.** The Property that is the subject to this Zoning District Reclassification is 404 E JACKSON STREET as shown on **Exhibit “F”** hereto.

**Section Thirteen. Zoning District Reclassification.** Light Commercial – District “C-1” Zoning District Classification is hereby assigned to the Property described in section twelve.

**Section Fourteen. Zoning Map Revision.** The City Secretary is hereby authorized and directed to revise the Official Zoning Map to reflect the change in Zoning District Classification approved by this Ordinance.

**Section Fifteen. Repealer.** Other ordinances or parts of ordinances in conflict herewith are hereby repealed only to the extent of such conflict.

**Section Sixteen. Severability.** This Ordinance is severable as provided in City Code Section 1-7 as same may be amended, recodified or otherwise revised.

**Section Seventeen. Effective Date.** This ordinance is effective upon final passage and approval.

**PASSED AND APPROVED** on this the 22<sup>nd</sup> day of October 2024

**CITY OF BURNET, TEXAS**

---

Gary Wideman, Mayor

**ATTEST:**

---

Maria Gonzales, City Secretary









Exhibit "D"  
Location Map  
203 E WASHINGTON ST

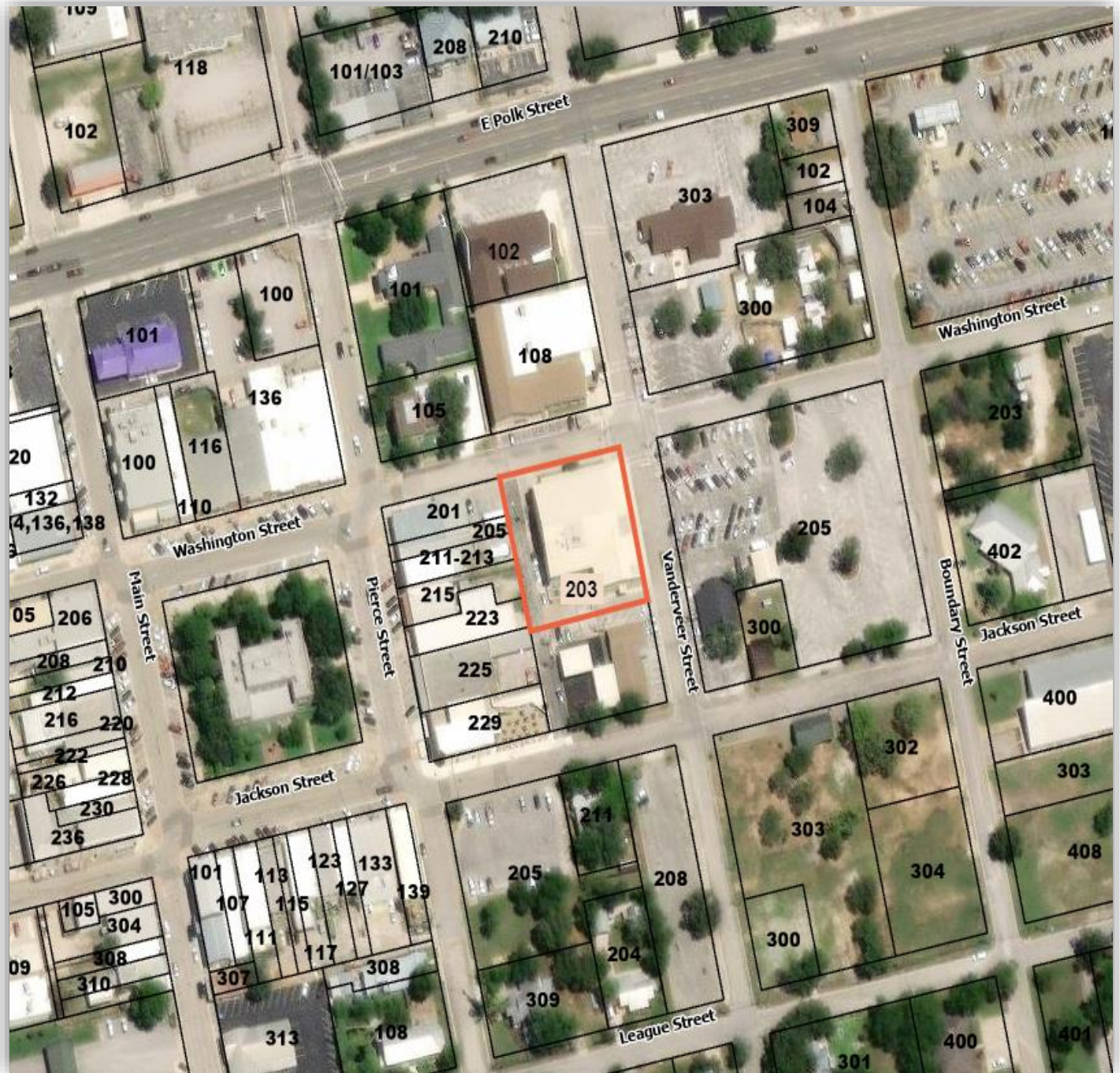
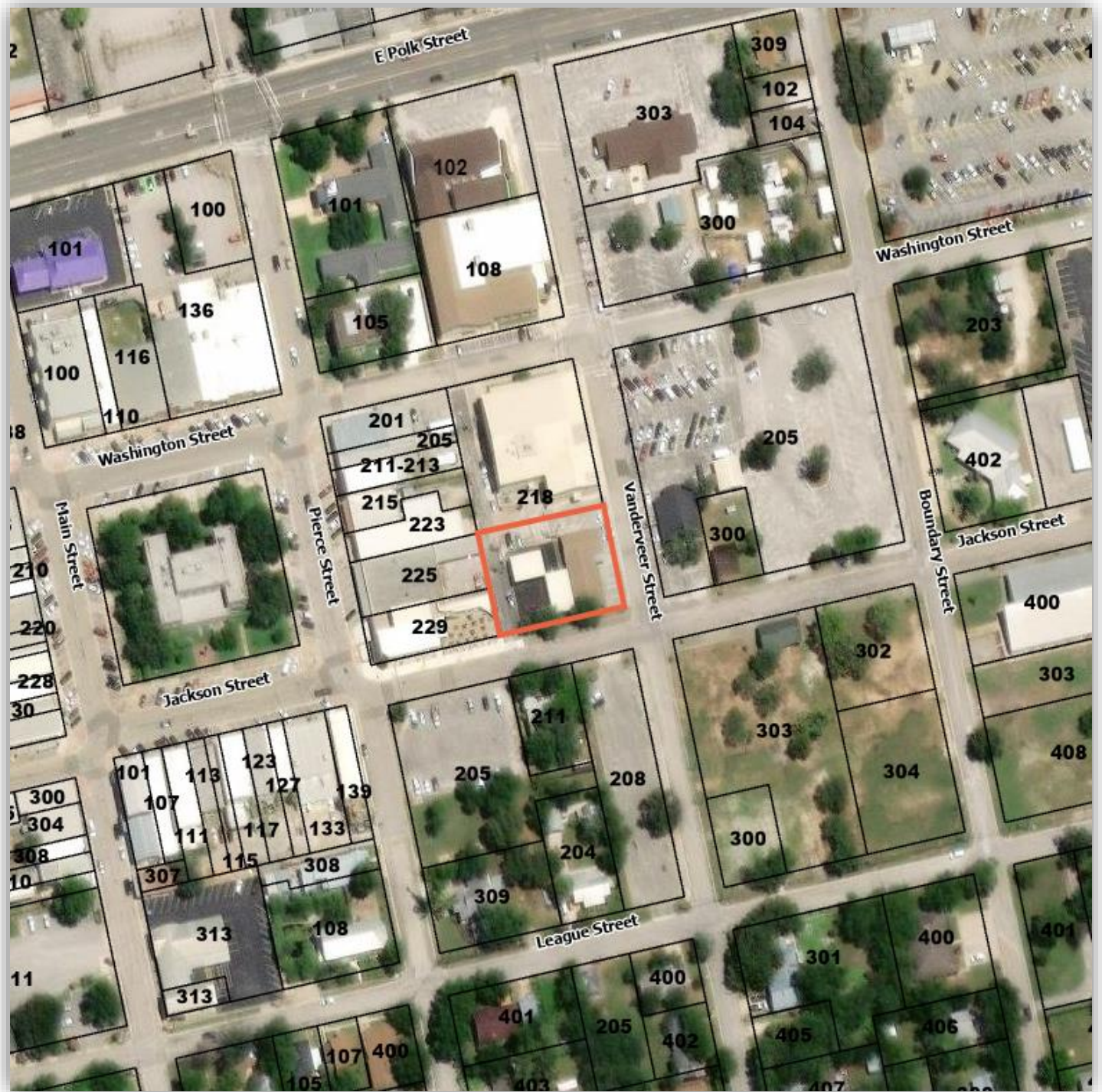


Exhibit "E"  
Location Map  
218 E JACKSON ST



**Exhibit "F"**  
**Location Map**  
**404 E JACKSON ST**

