

ORDINANCE NO. 2024-10

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 ASSIGNING PROPERTIES KNOWN AS THE 101 HAMILTON CREEK CIRCLE, 103 HAMILTON CREEK CIRCLE, 105 HAMILTON CREEK CIRCLE, 109 HAMILTON CREEK CIRCLE, 113 HAMILTON CREEK CIRCLE, 117 HAMILTON CREEK CIRCLE, 119 HAMILTON CREEK CIRCLE, 108 HAMILTON CREEK CIRCLE, 104 HAMILTON CREEK CIRCLE, 100 HAMILTON CREEK CIRCLE, 800 HAMILTON CREEK EAST DRIVE, 900 HAMILTON CREEK DRIVE, 800 HAMILTON CREEK #12, 800 HAMILTON CREEK WEST DRIVE, AND 906 HAMILTON CREEK CIRCLE FROM THEIR PRESENT DESIGNATION OF HEAVY COMMERCIAL – DISTRICT “C-3” TO A DESIGNATION OF MANUFACTURED HOME – DISTRICT “M-1”; AND PROPERTY KNOWN AS 100 S HAMILTON CREEK DRIVE FROM ITS PRESENT DESIGNATION OF HEAVY COMMERCIAL – DISTRICT “C-3” TO A DESIGNATION OF LIGHT COMMERCIAL – DISTRICT “C-1”

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 known as: 101 HAMILTON CREEK CIRCLE (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 1) as shown on **Exhibit "A"** hereto.

Section three. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT "M-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 known as: 103 HAMILTON CREEK CIRCLE (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 2) as shown on **Exhibit "B"** hereto.

Section five. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT "M-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 known as 105 HAMILTON CREEK CIRCLE, (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 3) as shown on **Exhibit "C"** hereto.

Section seven. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT "M-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 known as: 109 HAMILTON CREEK CIRCLE (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 4) as shown on **Exhibit "D"** hereto.

Section nine. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT "M-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 known as: 113 HAMILTON CREEK CIRCLE, (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 5) as shown on **Exhibit "E"** hereto.

Section eleven. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT "M-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 known as: 117 HAMILTON CREEK CIRCLE, (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 6, UNIT 7) as shown on **Exhibit "F"** hereto.

Section thirteen. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section twelve.

Section fourteen. Property. The Property that is the subject to this Zoning District Reclassification is known as: 119 HAMILTON CREEK CIRCLE (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 7) as shown on **Exhibit “G”** hereto.

Section fifteen. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section fourteen.

Section sixteen. Property. The Property that is the subject to this Zoning District Reclassification is known as: 108 HAMILTON CREEK CIRCLE (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 8) as shown on **Exhibit “H”** hereto.

Section seventeen. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section sixteen.

Section eighteen. Property. The Property that is the subject to this Zoning District Reclassification is known as: 104 HAMILTON CREEK CIRCLE (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 9, NO MH#) as shown on **Exhibit “I”** hereto.

Section nineteen. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section eighteen.

Section twenty. Property. The Property that is the subject to this Zoning District Reclassification is known as: 100 HAMILTON CREEK CIRCLE (LEGALLY DESCRIBED AS: NORTH 37’ OF LOT 10, WESTSIDE ADDITION) as shown on **Exhibit “J”** hereto.

Section twenty-one. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section twenty.

Section twenty-two. Property. The Property that is the subject to this Zoning District Reclassification is known as: 800 HAMILTON CREEK EAST DRIVE (LEGALLY DESCRIBED AS: SOUTH ONE-HALF LOT NO. 10, 75’, WEST SIDE ADDITION) as shown on **Exhibit “K”** hereto.

Section twenty-three. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section twenty-two.

Section twenty-four. Property. The Property that is the subject to this Zoning District Reclassification is known as: 900 HAMILTON CREEK DRIVE (LEGALLY DESCRIBED AS: LOT 11, WESTSIDE ADDITION) as shown on **Exhibit “L”** hereto.

Section twenty-five. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section twenty-four.

Section twenty-six. Property. The Property that is the subject to this Zoning District Reclassification is known as: 800 HAMILTON CREEK #12 (LEGALLY DESCRIBED AS: WESTSIDE ADDITION LOT 12) as shown on **Exhibit “M”** hereto.

Section twenty-seven. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section twenty-six.

Section twenty-eight. Property. The Property that is the subject to this Zoning District Reclassification is known as: 800 HAMILTON CREEK WEST DRIVE (LEGALLY DESCRIBED AS: .3347 AC., ABS. 405, JOHN HAMILTON SURVEY AKA LOT 14, WESTSIDE ADDITION) as shown on **Exhibit “N”** hereto.

Section twenty-nine. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section twenty-eight.

Section thirty. Property. The Property that is the subject to this Zoning District Reclassification is known as: 906 HAMILTON CREEK CIRCLE (LEGALLY DESCRIBED AS: WESTSIDE ADDITION, LOT 13) as shown on **Exhibit “O”** hereto.

Section thirty-one. Zoning District Reclassification. MANUFACTURED HOME – DISTRICT “M-1” Zoning District Classification is hereby assigned to the Property described in section thirty.

Section thirty-two. Property. The Property that is the subject to this Zoning District Reclassification is known as: 100 S HAMILTON CREEK DRIVE (LEGALLY DESCRIBED AS: OAKLAND ESTATES LOT 1, UNIT 1) as shown on **Exhibit “P”** hereto.

Section thirty-three. Zoning District Reclassification. LIGHT COMMERCIAL – DISTRICT “C-1” Zoning District Classification is hereby assigned to the Property described in section thirty-two.

Section thirty-four. 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 thirty-five. Repealer. Other ordinances or parts of ordinances in conflict herewith are hereby repealed only to the extent of such conflict.


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

Section thirty-seven. Effective Date. This ordinance is effective upon final passage and approval.

PASSED on First Reading the 23rd day of April 2024.


PASSED AND APPROVED on this the 14th day of May 2024.

CITY OF BURNET, TEXAS



Gary Wideman, Mayor

ATTEST:



Maria Gonzales, City Secretary

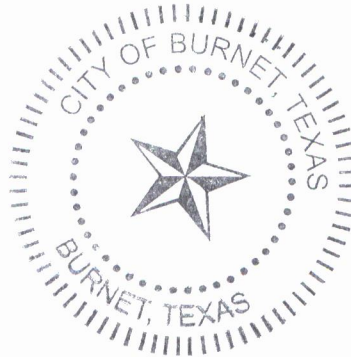


Exhibit A – Location and Current Zoning

101 HAMILTON CREEK CIRCLE, 103 HAMILTON CREEK CIRCLE, 105 HAMILTON CREEK CIRCLE, 109 HAMILTON CREEK CIRCLE, 113 HAMILTON CREEK CIRCLE, 117 HAMILTON CREEK CIRCLE, 119 HAMILTON CREEK CIRCLE, 108 HAMILTON CREEK CIRCLE, 104 HAMILTON CREEK CIRCLE, 100 HAMILTON CREEK CIRCLE, 800 HAMILTON CREEK EAST DRIVE, 900 HAMILTON CREEK DRIVE, 800 HAMILTON CREEK #12, 800 HAMILTON CREEK WEST DRIVE, AND 906 HAMILTON CREEK CIRCLE



Exhibit A – Location and Current Zoning (cont.)

100 S HAMILTON CREEK DRIVE



Exhibit "A"
101 HAMILTON CREEK CIRCLE



Exhibit "B"
103 HAMILTON CREEK CIRCLE



Exhibit "C"
105 HAMILTON CREEK CIRCLE



Exhibit "D"
109 HAMILTON CREEK CIRCLE



Exhibit "E"
113 HAMILTON CREEK CIRCLE



Exhibit "F"
117 HAMILTON CREEK CIRCLE



Exhibit "G"
119 HAMILTON CREEK CIRCLE



Exhibit "H"
108 HAMILTON CREEK CIRCLE



Exhibit "I"
104 HAMILTON CREEK CIRCLE



Exhibit "J"
100 HAMILTON CREEK CIRCLE



Exhibit "K"
800 HAMILTON CREEK EAST DRIVE

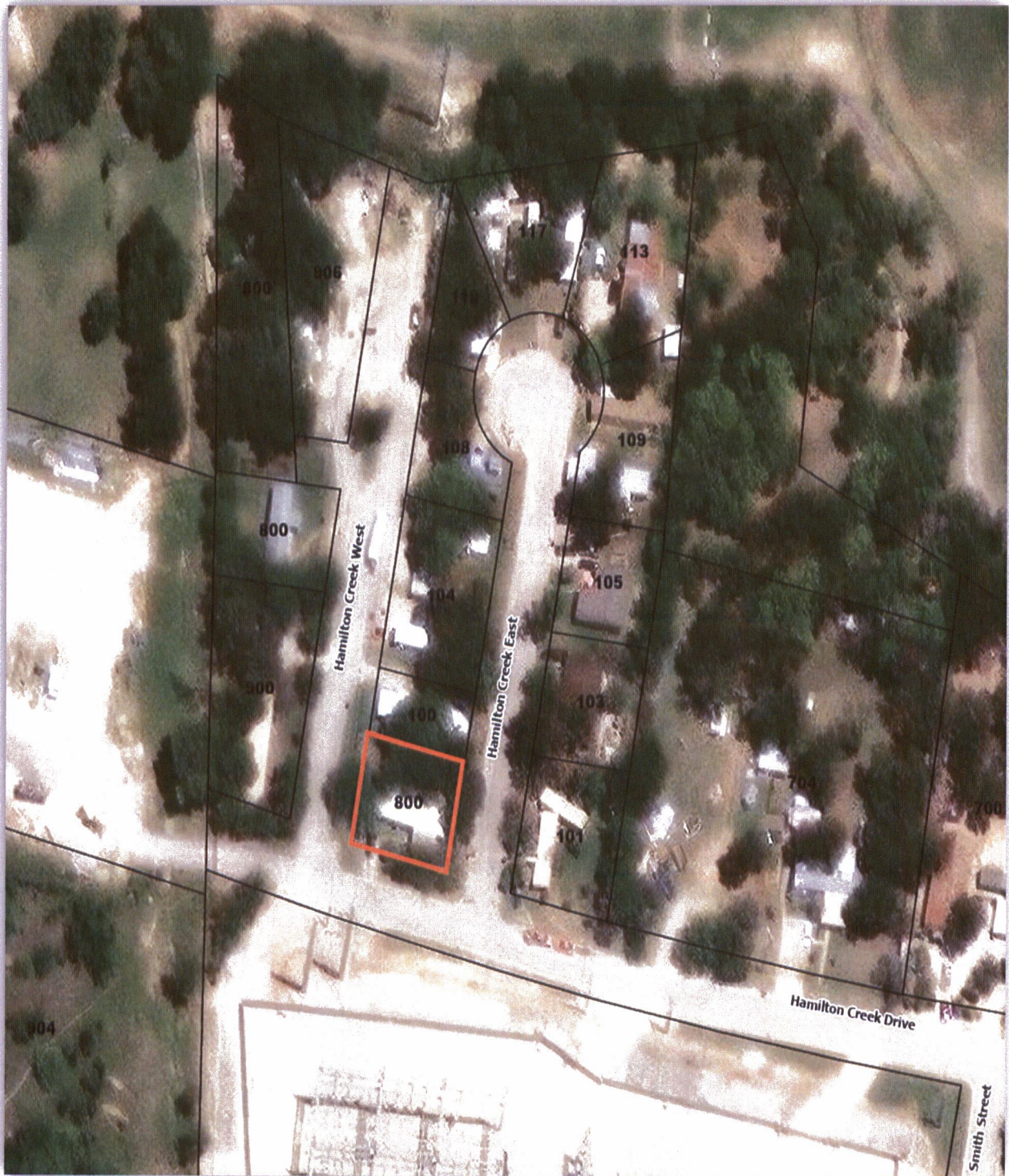


Exhibit "L"
900 HAMILTON CREEK DRIVE



Exhibit "M"
800 HAMILTON CREEK #12



Exhibit "N"
800 HAMILTON CREEK WEST DRIVE



Exhibit "O"
906 HAMILTON CREEK CIRCLE



Exhibit "P"
100 S HAMILTON CREEK DRIVE

