

ORDINANCE NO. 03-07-22

AN ORDINANCE AMENDING THE ZONING USES OF LOT 2, BLOCK "A" OF HEB/BEECAVE SUBDIVISION NO. 2, A LOT ZONED FOR NEIGHBORHOOD SERVICES; PROVIDING FOR AN EFFECTIVE DATE AND PROVIDING FOR CERTAIN CONDITIONS;

WHEREAS, the Owner of the land described in Exhibit "A" attached hereto (the "Property") has requested that the land zoned as Neighborhood Service be allowed any other permitted use for office or retail that is a permitted use in the Neighborhood Service zoning, which applies to this lot; and

WHEREAS, the notice as required by the Village's Zoning Ordinance has been published in the official newspaper and given to adjacent property owners; and

WHEREAS, public hearings have been held by both the Planning and Zoning Commission and the Board of Aldermen as required by law; and

WHEREAS, there has not been any written protest submitted against the proposed change of Zoning Classification; and

WHEREAS, Sec. 14.120 of the Village Zoning Ordinance provides that the purpose of Neighborhood Service zoning is to provide areas for limited local neighborhood, low intensity retail and service facilities for the retail sales of goods and services; and

WHEREAS, Neighborhood Service Zoning requires that shopping areas utilize established landscape and buffering requirements; and

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE VILLAGE OF BEE CAVE, TEXAS:

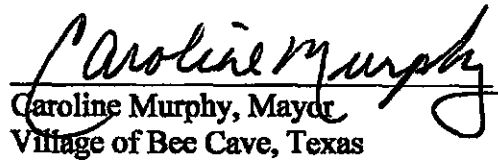
Section 1. Uses. The permitted uses shall be those allowed in a Neighborhood Services District as set out in Section 14.130 of the Zoning Ordinance of the Village of Bee Cave.

Section 2. Severability. That should any sentence, paragraph, subdivision, clause, phrase, or section of this Ordinance be adjusted or held to be unconstitutional, illegal, or invalid, the same shall not affect the validity of this Ordinance in whole or any part or provision thereof, other than the part so declared to be invalid, illegal or unconstitutional, and shall not affect the validity of the Comprehensive Zoning Ordinance or Map as a whole.


Section 3. The Village Administrator is hereby authorized and directed to note the zoning change on the official Zoning Map of the Village of Bee Cave, Texas.

Section 4. That this Ordinance shall take effect immediately from and after its passage.

PASSED AND APPROVED this 22nd day of July 2003.


Caroline Murphy, Mayor
Village of Bee Cave, Texas

ATTEST:


Sherry Mashburn, Village Secretary
Village of Bee Cave, Texas

(SEAL)