

ORDINANCE NO. O-2014-1555

AN ORDINANCE AMENDING ORDINANCE NO. Z-08-11-13-11C13, ADOPTED BY THE CITY COUNCIL OF ROUND ROCK, TEXAS, ON NOVEMBER 13, 2008, BY AMENDING EXHIBITS "C", "F", AND "J" OF THE DEVELOPMENT PLAN OF PUD NO. 84, APPROVED BY THE CITY COUNCIL IN SAID ORDINANCE, PROVIDING FOR A SAVINGS CLAUSE AND REPEALING CONFLICTING ORDINANCES OR RESOLUTIONS.

WHEREAS, on November 13, 2008, the City Council of the City of Round Rock, Texas, adopted Ordinance No. Z-08-11-13-11C13, which established PUD No. 84, and

WHEREAS, on July 22, 2010, the City Council of the City of Round Rock, Texas adopted Ordinance No. Z-10-07-22-9A1 to amend Sections II.6.1(5)(a), II.8.1(1), II.8.1(2)(c)(ii), II.8.1(3)(c), II.8.1(4)(c), II.8.1(5)(c), II.8.1(6)(c), II.8.1(7)(c), and II.8.1(16)(c) of the Development Plan of PUD No. 84 (Amendment No. 1), and

WHEREAS, the City and Avery Centre DevCo, Inc. ("Owner") agreed to an Administrative Amendment (Amendment No. 2), as defined in Section 19.a. of PUD No. 84, such amendment filed as Document No. 2010059641 with the County Clerk of Williamson County, Texas, and

WHEREAS, on August 9, 2012 the City Council of the City of Round Rock, Texas adopted Ordinance No. Z-12-08-09-H1 to amend Sections II.6, II.6.2(2), II.8.1(1)(e), II.8.1(1)(f) and II.16 of the Development Plan of PUD No. 84 (Amendment No. 3), and

WHEREAS, on March 10, 2014 the City Council of the City of Round Rock, Texas adopted Ordinance No. Z-14-02-27-J1 to amend Sections II.5.2, II.6, II.6.1, II.8.1 and replace Exhibit "C" of the Development Plan of PUD No. 84 (Amendment No. 4), and

WHEREAS, an application has been made to the City Council of the City of Round Rock, Texas, to replace Exhibits "C", "F", and "J" of the Development Plan of PUD No. 84, and

WHEREAS, the Planning and Zoning Commission held a public hearing concerning the requested amendment to Ordinance No. Z-08-11-13-11C13 on the 4th day of June, 2014, following lawful publication of said public hearing, and

WHEREAS, after considering the public testimony received at such hearing, the Planning and Zoning Commission has recommended that Ordinance No. Z-08-11-13-11C13 be amended, and

WHEREAS, on the 10th day of July, 2014, after proper notification, the City Council held a public hearing on the requested amendment to Ordinance No. Z-08-11-13-11C13, and

WHEREAS, the City Council determined that the requested amendment to Ordinance No. Z-08-11-13-11C13 promotes the health, safety, morals and general welfare of the community, and

WHEREAS, each and every requirement set forth in Chapter 211, Sub-Chapter A., Texas Local Government Code, and Sections 46-92 and 46-106, Code of Ordinances, 2010 Edition, City of Round Rock, Texas concerning public notices, hearings, and other procedural matters has been fully complied with, Now Therefore

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROUND ROCK, TEXAS:

I.

That the City Council hereby determines that the proposed amendment to Planned Unit Development (PUD) District #84 meets the following goals and objectives:

- (1) The amendment to P.U.D. #84 is equal to or superior to development that would occur under the standard ordinance requirements.
- (2) The amendment to P.U.D. #84 is in harmony with the general purposes, goals, objectives and standards of the General Plan.
- (3) The amendment to P.U.D. #84 does not have an undue adverse effect on adjacent property, the character of the neighborhood, traffic conditions, parking, utilities or any other matters affecting the public health, safety and general welfare.

II.

That Exhibit "C" of the Development Plan of PUD No. 84, as approved in Ordinance No. Z-08-11-13-11C13 and amended in Ordinance No. Z-14-02-27-J1, is hereby replaced with the attached Exhibit "C".

III.

That Exhibit "F" of the Development Plan of PUD No. 84, as approved in Ordinance No. Z-08-11-13-11C13, is hereby replaced with the attached Exhibit "F".

IV.

That Exhibit "J" of the Development Plan of PUD No. 84, as approved in Ordinance No. Z-08-11-13-11C13, is hereby replaced with the attached Exhibit "J".

V.

A. All ordinances, parts of ordinances, or resolutions in conflict herewith are expressly repealed.

B. The invalidity of any section or provision of this ordinance shall not invalidate other sections or provisions thereof.

Alternative 1.

By motion duly made, seconded and passed with an affirmative vote of all the Council members present, the requirement for reading this ordinance on two separate days was dispensed with.

READ, PASSED, and ADOPTED on first reading this 10th day of July, 2014.

Alternative 2.

READ and APPROVED on first reading this the _____ day of _____, 2014.

READ, APPROVED and ADOPTED on second reading this the _____ day of _____, 2014.



ALAN MCGRAW, Mayor
City of Round Rock, Texas

ATTEST:

Sara L. White
SARA L. WHITE, City Clerk

PUD LEGEND

| LAND USE | AREA |
|---|------------------|
|  Residential | 308.6 AC. |
|  Mixed Use | 541.2 AC. |
|  Floodplain*/Open Space Reserve/R.O.W. | 57.9 AC. |
| TOTAL | 907.7 AC. |
|  Potential Location of Proposed Research and Development | |
|  Roadway per City Transportation Plan | |
|  MOKAN Railroad Corridor | |

*Includes area of existing lakes

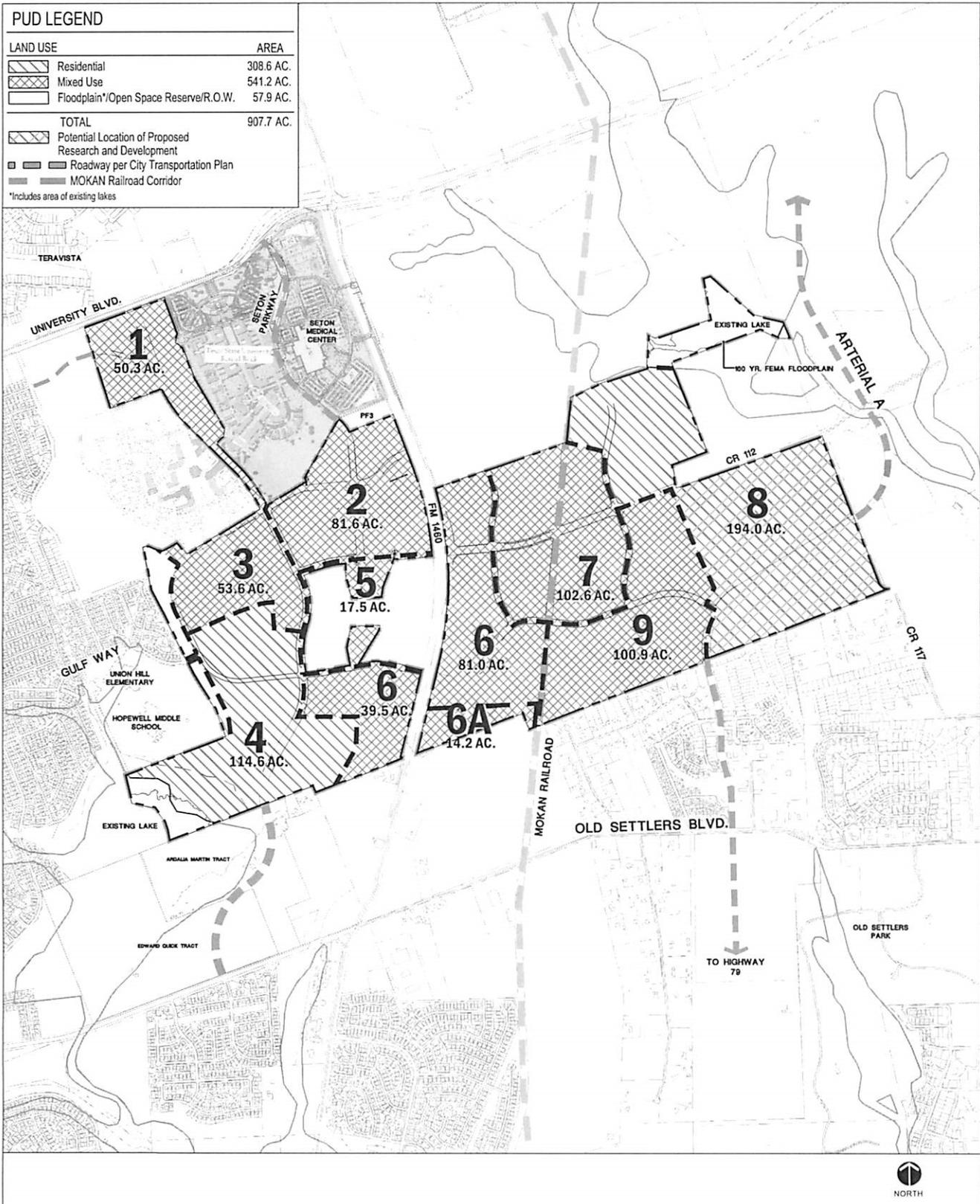


EXHIBIT "C"

STREET TYPE LEGEND

LAND USE

- Street Type A
- Street Type A1
- Street Type B
- Street Type B1
- Street Type C
- Street Type D

Roadways Within Mixed Use Areas, Refer to Street Types - E,F,G
 Roadways Within Residential Areas, Refer to Street Type - H,I

Note: #'s on Roadway Plan for Contextual Reference

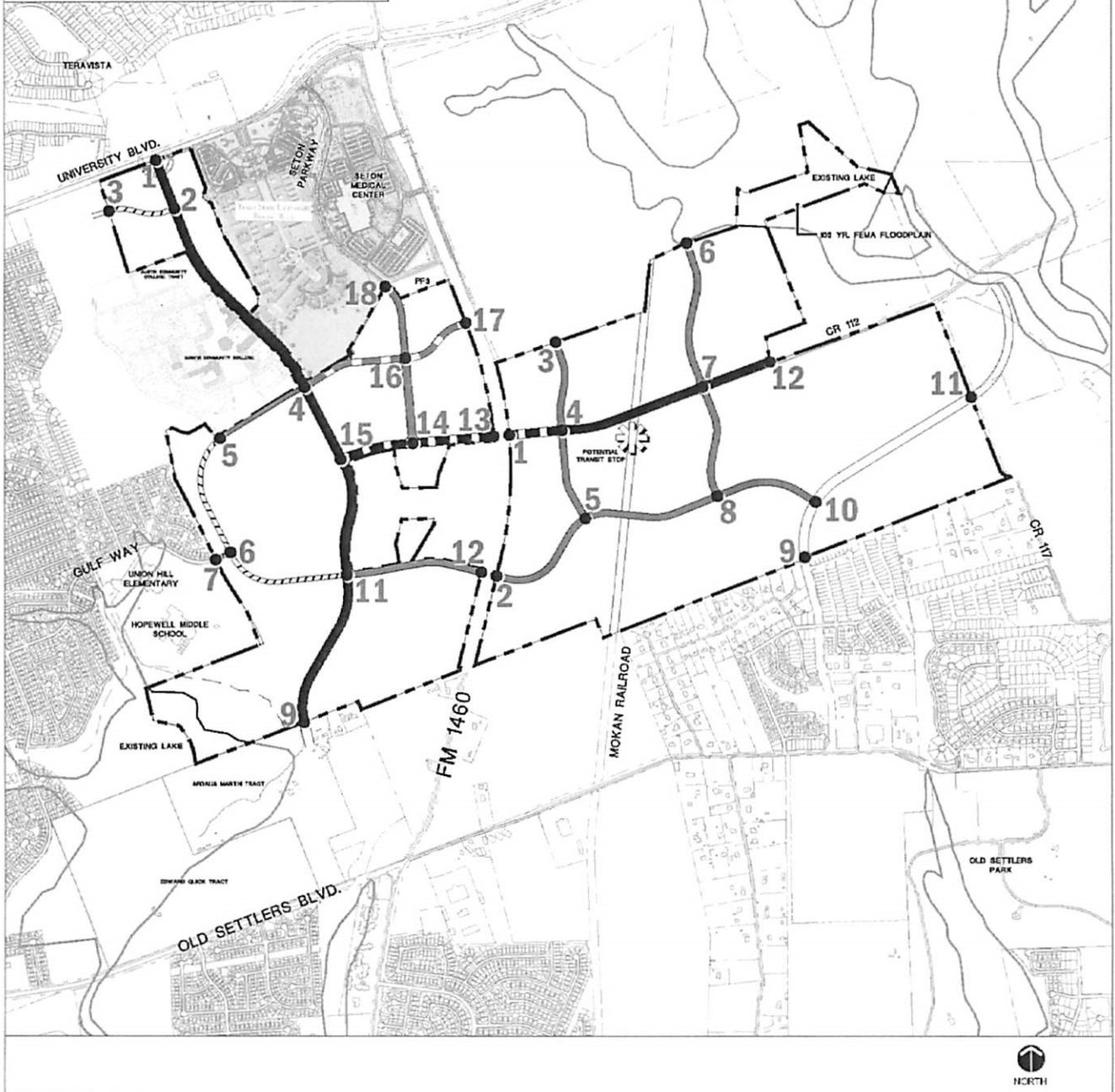


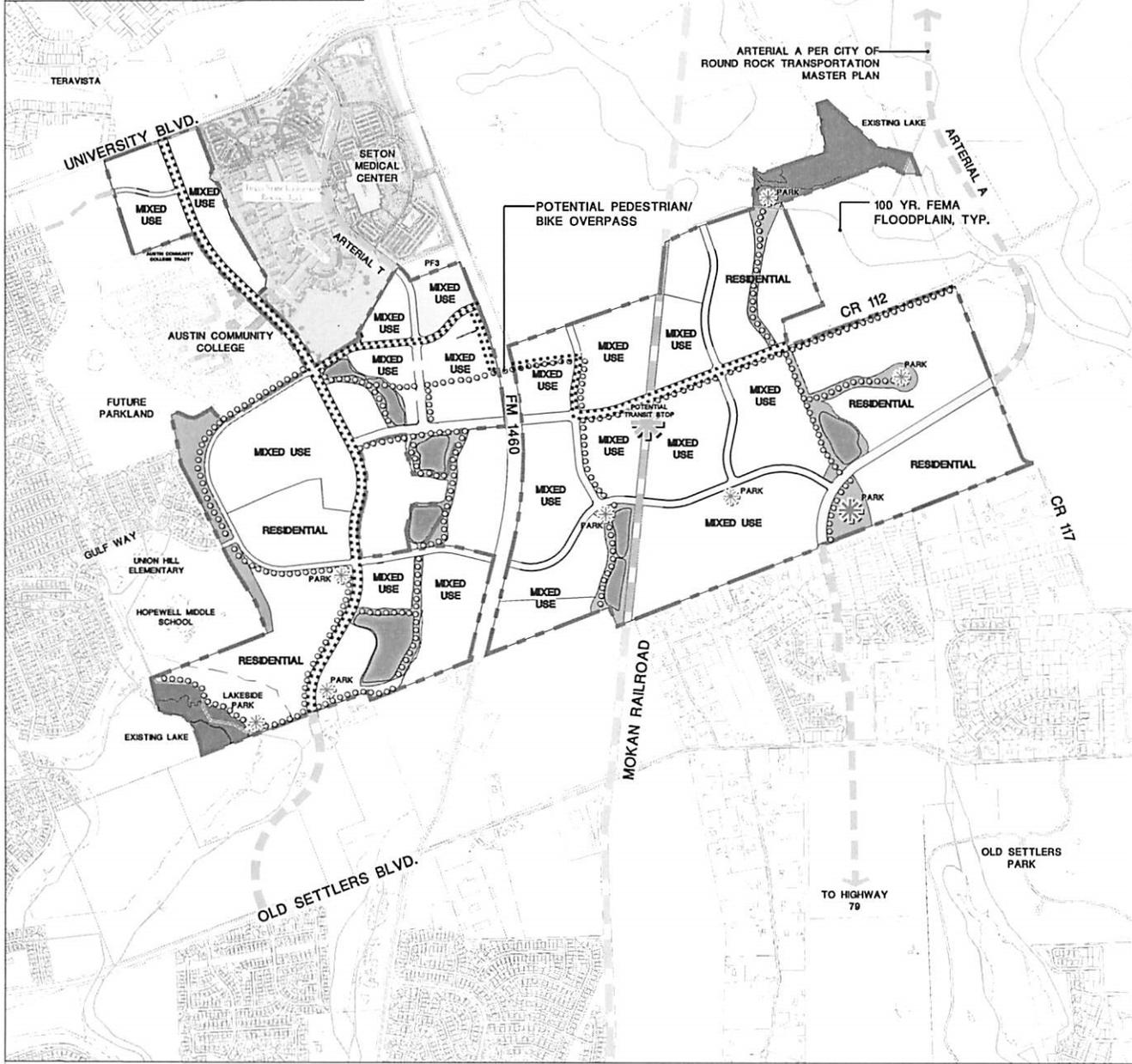
EXHIBIT "F"

OPEN SPACE AND TRAILS LEGEND

| LAND USE | ACRES |
|---|-------|
|  Floodplain* | 33.7 |
|  Greenbelt** | 97.4 |
|  Parks*** | 20.0 |
| Total: 151.1 | |

 Roadway per City Transportation Plan
 MOKAN Railroad Corridor
 Potential Bike Lane
 Potential Trail Corridor (33,000 Linear FT, 6.3 Miles)

*Includes area of existing lakes
 **Includes proposed detention facilities
 ***Acreage of parks varies



NORTH

EXHIBIT "J"