

ORDINANCE NO. 2121

AN ORDINANCE OF THE CITY COUNCIL FOR THE CITY OF KELLER, TEXAS, APPROVING A SPECIFIC USE PERMIT (SUP) FOR AN APPROXIMATELY 260 SQUARE-FOOT CARPORT, ON 0.9 ACRE, APPROXIMATELY 170 FEET SOUTHEAST FROM THE INTERSECTION OF OTTINGER ROAD AND TREEHOUSE LANE SOUTH, LEGALLY DESCRIBED AS LOT 26, BLOCK 1 OF THE TREEHOUSE ADDITION, ZONED SINGLE-FAMILY 36,000 SQUARE-FOOT LOT SIZE OR GREATER (SF-36) AND ADDRESSED 1506 TREEHOUSE LANE SOUTH, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.

WHEREAS, Brian Modrzejewski, Applicant/Owner, submitted a Specific Use Permit (SUP) application to construct an approximately 260 square-foot carport at 1506 Treehouse Lane South (SUP-23-0012); and

WHEREAS, approval of an SUP by City Council is required to construct a carport in any Single-Family zoning district in the City of Keller; and

WHEREAS, the City's Planning and Zoning Commission and the City Council, in accordance with the Charter of the City of Keller, State Law, and the ordinances of the City of Keller, have given the required notices and have held the required public hearings regarding the SUP application described in this ordinance; and

WHEREAS, the Planning and Zoning Commission held a public hearing on April 25, 2023 and unanimously recommended approval of the SUP; and

WHEREAS, the City Council is of the opinion that the SUP herein effectuated furthers the purpose of zoning as set forth in the Unified Development Code;

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

Section 1: THAT, the above findings are hereby found to be true and correct and are incorporated herein in their entirety.

Section 2: THAT, in accordance with the Unified Development Code, the City Council of the City of Keller, Texas hereby authorizes approval of a Specific Use Permit (SUP) for an approximately 260 square-foot carport, on 0.9 acre, approximately 170 feet southeast from the intersection of Ottinger Road and Treehouse Lane South, legally described as Lot 26, Block 1 of the Treehouse Addition, zoned Single-Family 36,000 square-foot lot size or greater (SF-36) and addressed 1506 Treehouse Lane South, as if fully set forth with the following condition:

1. A Specific Use Permit to construct an approximately 260 square-foot carport shall be allowed.

Section 3: THAT, any person, firm, or corporation violating any of the provisions of this Ordinance, as read together with the Unified Development Code and accompanying map thereto, shall be guilty of a misdemeanor and upon final conviction therefore shall be fined in a sum not to exceed Two Thousand Dollars (\$2,000.00). Each and every day such violation continues shall constitute a separate offense and shall be punishable as such hereunder.

Section 4: THAT, the City Secretary is hereby authorized and directed to cause publication of the descriptive caption and penalty clause hereof as an alternative method of publication provided by law.

AND IT IS SO ORDAINED.

Passed and approved by a vote of 6 to 1 on this 16th day of May, 2023.

CITY OF KELLER, TEXAS

BY: \_\_\_\_\_  
Armin R. Mizani, Mayor

ATTEST:

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Kelly Ballard, City Secretary

Approved as to Form and Legality:

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L. Stanton Lowry, City Attorney