

ORDINANCE NO. 2132

AN ORDINANCE OF THE CITY COUNCIL FOR THE CITY OF KELLER, TEXAS, APPROVING TWO SPECIFIC USE PERMITS (SUPS) FOR AN APPROXIMATELY 1,980 SQUARE-FOOT ACCESSORY STRUCTURE WITH AN AVERAGE HEIGHT OF 18.5 FEET ON .88 ACRE, ON THE NORTH SIDE OF GREENWOOD LANE, APPROXIMATELY 1,250 FEET FROM THE INTERSECTION OF NORTH PEARSON LANE AND GREENWOOD LANE, LEGALLY DESCRIBED AS LOT 14, BLOCK 2 OF THE HICKORY HOLLOW ESTATES ADDITION, ZONED SINGLE-FAMILY RESIDENTIAL 20,000 SQUARE-FOOT LOTS (SF-20) AND ADDRESSED 2041 GREENWOOD LANE, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS; PROVIDING A PENALTY; AND AUTHORIZING PUBLICATION.

WHEREAS, Mark S. Adair, Applicant, and Chris Navarro, Owner, submitted a Specific Use Permit (SUP) application to construct an approximately 1,980 square-foot accessory structure at 2041 Greenwood Lane (SUP-23-0024); and

WHEREAS, an SUP is required to construct an accessory structure in excess of 1,000 square-feet in the SF-20 zoning district and an SUP is required to construct an accessory structure with an average height exceeding fifteen feet; 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 City Council is of the opinion that the SUPS 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 two Specific Use Permits (SUPs) for an approximately 1,980 square-foot accessory structure with an average height of 18.5 feet on .88 acre, on the north side of Greenwood Lane, approximately 1,250 feet from the intersection of North Pearson Lane and Greenwood Lane, legally described as Lot 14, Block 2 of the Hickory Hollow estates Addition,

zoned Single-Family Residential 20,000 square-foot lots (SF-20) and addressed 2041 Greenwood Lane.

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 7 to 0 on this 15th day of August, 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