

TOWN OF WESTLAKE

ORDINANCE NO. 1016

AN ORDINANCE OF THE TOWN OF WESTLAKE, TEXAS, APPROVING A TEXT AMENDMENT TO ORDINANCE 882 AND ORDINANCE 928 WHICH PROVIDES THE DEVELOPMENT STANDARDS FOR THE PLANNED DEVELOPMENT DISTRICT 7 FOR WESTLAKE RANCH; PROVIDING A PENALTY; PROVIDING A CUMULATIVE CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the Town of Westlake, Texas is a general law municipality; and

WHEREAS, the Town Council of the Town of Westlake finds it necessary for the public health, safety and welfare that development occur in a controlled and orderly manner; and

WHEREAS, on May 20, 2019, the Town Council approved Ordinance 882 establishing the 37.798 acre Planned Development District 7 for Westlake Ranch; and

WHEREAS, the property owner of a 34.798 acre portion of the development proposed amendments to Ordinance 882 in order to approve an amended concept/development plan specific to the 34.798 acre portion owned by said owner and to alter certain development conditions; and

WHEREAS, the property owner proposed amendments to the development standards for Planned Development District 7 for Westlake Ranch that were approved by the Town Council on May 24, 2021 in Ordinance 928; and

WHEREAS, the Planning and Zoning Commission recommended to the Town Council approval of the text amendment contained herein, on December 10, 2024.

WHEREAS, the Council believes that the interests of the Town, the present and future residents and citizens of the Town, and developers of land within the Town, are best served by adopting this Ordinance, which the Council has determined to be consistent with the 2015 Comprehensive Plan and its Land Use Map, Thoroughfare Plan, and Open Space Plan, all as amended to date; and

WHEREAS, upon the recommendation of the Planning and Zoning Commission and after a public hearing, the Town Council of the Town of Westlake, Texas, is of the opinion that it is in the best interests of the Town and its citizens that the amendments contained herein, should be approved and adopted.

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF WESTLAKE, TEXAS:

SECTION 1: That all matters stated in the preamble are found to be true and correct and are incorporated herein as if copied in their entirety.

SECTION 2: That the Town Council of the Town of Westlake, Texas hereby approves the text amendment to the PD, Planned Development District 7 as follows:

1. That the provisions in Section 2(A)(i) in the PD, Planned Development District standards for Westlake Ranch be removed in its entirety.

SECTION 3: That this Ordinance shall be cumulative of all other Town Ordinances and all other provisions of other Ordinances adopted by the Town which are inconsistent with the terms or provisions of this Ordinance are hereby repealed.

SECTION 4: That any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Code of Ordinances of the Town of Westlake, and upon conviction shall be punishable by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense. Each day that a violation is permitted to exist shall constitute a separate offense.

SECTION 5: It is hereby declared to be the intention of the Town Council of the Town of Westlake, Texas, that sections, paragraphs, clauses and phrases of this Ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this Ordinance shall be declared legally invalid or unconstitutional by the valid judgment or decree of any court of competent jurisdiction,

such legal invalidity or unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs or sections of this Ordinance since the same would have been enacted by the Town Council of the Town of Westlake without the incorporation in this Ordinance of any such legally invalid or unconstitutional, phrase, sentence, paragraph or section.

SECTION 6: This ordinance shall take effect immediately from and after its passage as the law in such case provides.

PASSED AND APPROVED ON THIS 6th DAY OF JANUARY 2025.

Kim Greaves, Mayor

ATTEST:

Dianna Buchanan, Town Secretary

APPROVED AS TO FORM:

L. Stanton Lowry, Town Attorney