

ORDINANCE NO. 1330

AN ORDINANCE OF THE CITY OF LLANO, TEXAS AMENDING ZONING ORDINANCE NO. 735, SECTION 8B-1 AND ESTABLISHING SPECIFIC USE PERMIT NO. 350 ALLOWING A BED AND BREAKFAST IN A SINGLE FAMILY – 1 (SF-1) DISTRICT, PROPERTY AS DESCRIBED HEREIN; WITH STIPULATIONS DESCRIBED HEREIN; AMENDING THE OFFICIAL ZONING MAP; AND PROVIDING FOR A PENALTY, SAVINGS, SEVERABILITY CLAUSE; AND AN EFFECTIVE DATE.

WHEREAS, at its meeting held on the 18th day of August, 2016, the Planning/Zoning Commission did consider and make recommendations on a certain request for a Specific Use Permit to place a bed and breakfast in a Single Family – 1 (SF-1) District. Physical address is 808 Oatman Street, Units A & B. Legal description is South ADDN Block 7, lot 68B

WHEREAS, the City Council, after determining all legal requirements of notice and hearing have been met, has further determined the following amendment to the zoning laws would provide for and would be in the best interest of the health, safety, morals, and general welfare:

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF LLANO, TEXAS.

SECTION I.

That Specific Use Permit No. 350 is hereby established for the premises located at 808 Oatman Street, Llano, Texas, and more specifically described on the attached Exhibit A, providing for the following use:

Bed and Breakfast

SECTION II.

That development shall be in accordance with all special conditions, restrictions, and regulations.

None

SECTION III.

That the official Zoning Map of the City of Llano shall be amended to reflect the provisions of this ordinance and in accordance with Section 20.2 of Ordinance No. 735 of the City of Llano, Texas.

SECTION IV.

That any person, firm or corporation violating a provision of this ordinance, upon conviction, is guilty of an offense punishable as provided in the City of Llano Ordinance No. 735, as amended, by a fine not to exceed one thousand dollars (\$1,000); and each day or portion thereof during which the violation is committed, continued or permitted shall be a separate offense.

SECTION V.

That if any section, sub-section, paragraph, clause, phrase, or provision of this ordinance shall be adjudged invalid or held unconstitutional, the same shall not affect the validity of this ordinance as a whole or any part or provisions hereof, other than the part so decided to be invalid or unconstitutional.

SECTION VI.

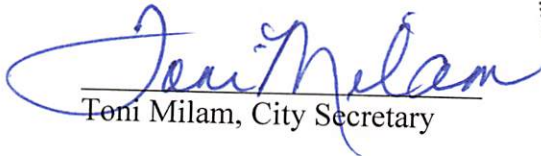
That Ordinance No. 735, otherwise known as the Zoning Ordinance of the City of Llano, as amended, shall remain in full force and effect.

SECTION VII.

That this ordinance shall become and be effective on and after its adoption.

PASSED AND APPROVED this the 25th day of August, 2016

ATTEST:


Toni Milam, City Secretary

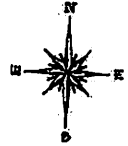



Mike Reagor, Mayor

Exh. 1 + 1

LEGEND

- 1/2" IRON PIN FOUND
- ▲ 800 NAIL FOUND
- SET 1/2" IRON PIN WITH 5938 PROPERTY CAP
- △ CALC POINT
- CRITCH SPINDLE FOUND
- 1/4" NAIL FOUND
- VOLUME/PAGE
- P.R.L.C. PLAT RECORDS LLANO CO.
- D.R.L.C. DEED RECORDS LLANO CO.
- O.P.A.R.P.L.C. OFFICIAL PUBLIC RECORDS OF REAL PROPERTY LLANO CO.
- O.P.A.L.C. OFFICIAL PUBLIC RECORDS OF LLANO COUNTY
- CONTROLLING MONUMENT
- () RECORD INFO/SUBJECT
- WATER VALVE
- AIR CONDITIONER
- MAILBOX
- UTILITY POLE
- OVERHEAD UTILITY
- WATER METER
- ELECTRIC METER
- GUARDRAIL
- WIRE FENCE
- ▨ OVERHANG/COVERED AREA



BOUNDARY & IMPROVEMENT SURVEY
 LOCAL ADDRESS: 808 OATMAN STREET, LLANO, TEXAS.

LEGAL DESCRIPTION: BEING A 0.323 ACRE TRACT, OUT OF THE JAMES C. RAGSDALE SURVEY NO. 219, ABSTRACT NO. 814, LLANO COUNTY, TEXAS, FURTHER BEING THE SAME TRACT AS LOT NO. 88B, BLOCK NO. 7, OF THE OLD TOWN SOUTH ADDITION, A SUBDIVISION LOCATED IN THE CITY OF LLANO, LLANO COUNTY, TEXAS, AS DESCRIBED IN DOCUMENT TO STUART M. BARRETT & KATHERINE M. BARRETT, RECORDED IN VOLUME 1075, PAGE 624 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF LLANO COUNTY, TEXAS.

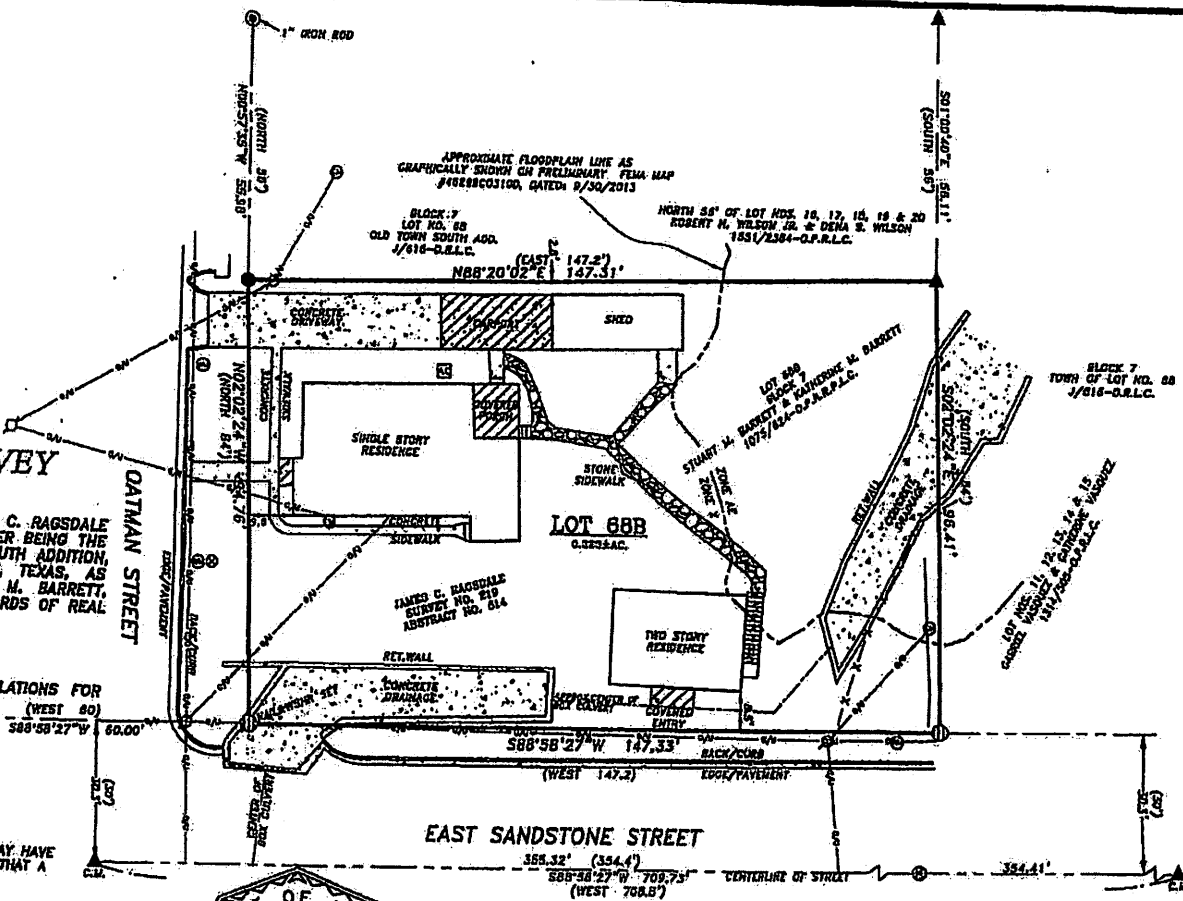
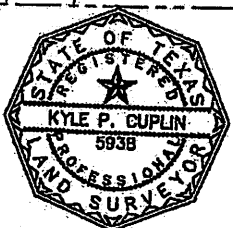
RECORDED PLAT: J/616-D.R.B.C.

SUBJECT TO ALL CURRENT TERMS, CONDITIONS & SUBDIVISION REGULATIONS FOR THE CITY OF LLANO, LLANO COUNTY, TEXAS.

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT AND MAY HAVE ADDITIONAL ENCUMBRANCES, SURVEYOR NOT RESPONSIBLE FOR ANY ENCUMBRANCES THAT A TITLE COMMITMENT MAY DISCLOSE.

I HEREBY CERTIFY THAT THIS SURVEY WAS PERFORMED ON THE GROUND AND WAS SURVEYED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT THIS PROFESSIONAL SERVICE MEETS OR EXCEEDS THE CURRENT MINIMUM STANDARDS OF PRACTICE AS ESTABLISHED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

K.P. Cuplin
 KYLE P. CUPLIN, R.P.L.S. NO. 5938 DATED 1/20/2016



REVISIONS		
NO.	DATE	DESCRIPTION
1		
2		

SCALE 1" = 30'

1932 WEST RB 1431
 PO BOX 1063
 KINGSLAND, TX 76859
 PH: 361-3307 FAX: 361-388-3100
 WWW.CUPLINASSOCIATES.COM

PROJ. NO. 151018
 PREPARED FOR: STUART M. BARRETT & KATHERINE M. BARRETT
 CHECKED BY: KYLE P. CUPLIN
 APPROVED BY: KYLE P. CUPLIN
 SURVEYED AND PERFORMED ON: 1/20/2016
 DATE OF THIS SURVEY: 1/20/2016

SHEET
 1 of 1

NOTES:
 1) PORTIONS OF THE SUBJECT PROPERTY ARE LOCATED WITHIN AE (AREAS WITHIN THE 100 YR FLOOD) AS GRAPHICALLY IDENTIFIED ON PRELIMINARY FEMA F.A.R.M. MAP NO. 48289C03100, EFFECTIVE 9/30/2013.
 2) BASIS OF BEARINGS ARE TO THE TEXAS COORDINATE SYSTEM, CENTRAL ZONE.