

**CITY OF KERRVILLE, TEXAS  
ORDINANCE NO. 2022-17**

**AN ORDINANCE AMENDING CHAPTER 60, CODE OF ORDINANCES, CITY OF KERRVILLE, TEXAS; CHAPTER 60 MORE COMMONLY KNOWN AS THE CITY'S ZONING CODE; BY CHANGING THE ZONING OF A PROPERTY GENERALLY LOCATED NORTHEAST OF THE INTERSECTION OF LOOP 534 (VETERANS HIGHWAY) AND LANDFILL ROAD N.; COMPRISING 17.803 ACRES OUT OF THE SAMUEL L. WALLACE SURVEY NO. 112, ABSTRACT NO. 360; AND WITHIN THE CITY OF KERRVILLE, KERR COUNTY, TEXAS; FROM A LIGHT COMMERCIAL ZONING DISTRICT (C-2) TO A GENERAL COMMERCIAL ZONING DISTRICT (C-3); AND PROVIDING OTHER MATTERS RELATING TO THE SUBJECT**

**WHEREAS**, pursuant to Texas Local Government Code Sections 211.006 and 211.007, notice has been given to all parties in interest and citizens by publication in the official newspaper for the City of Kerrville, Texas ("City"), and otherwise, of a hearing held before the City Council on April 12, 2022, which considered a report of the City's Planning and Zoning Commission regarding its recommendations on an ordinance, the adoption of which will result in the change of a zoning district for a property generally located northeast of the intersection of Loop 534 (Veterans Highway) and Landfill Road N. and comprising approximately 17.803 acres; such change to result in the removal of the property from a Light Commercial Zoning District (C-2) to placement within a General Commercial Zoning District (C-3); and

**WHEREAS**, on April 12, 2022, City Council held a public hearing on the zoning change referenced above pursuant to the published notice and has considered the application, comments, reports, and recommendations of the Planning and Zoning Commission and staff, public testimony, and other relevant support materials;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF KERRVILLE, KERR COUNTY, TEXAS:**

**SECTION ONE.** The Zoning Code, Chapter 60 of the Code of Ordinances of the City of Kerrville, Texas, and the *Official Zoning Map* are hereby amended to designate the following described property zoned as within a General Commercial Zoning District (C-3):

**Legal Description: Being a certain tract of land, comprising approximately 17.803 acres out of the Samuel L. Wallace Survey No. 112, Abstract No. 360, within the City of Kerrville, Kerr County, Texas; said**

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PUBLICATION 5/03/22  
EFFECTIVE 5/13/22**

tract being more particularly described and depicted at Exhibit A, attached hereto and made a part hereof for all purposes.

**General Location:** The property northeast of the intersection of Loop 534 (Veterans Highway) and Landfill Road N.

**SECTION TWO.** The City Manager or designee is authorized and directed to amend the City's *Official Zoning Map* to reflect the change in districts adopted herein and to take other actions contemplated by and in accordance with the City's Zoning Code.

**SECTION THREE.** The provisions of this Ordinance are cumulative of all other ordinances or parts of ordinances governing or regulating the same subject matter as that covered herein; provided, however, that all prior ordinances or parts of ordinances inconsistent with or in conflict with any of the provisions of this Ordinance are expressly repealed to the extent of any such inconsistency or conflict.

**SECTION FOUR.** The terms and provisions of this Ordinance shall be deemed to be severable in that if any portion of this Ordinance is declared to be invalid, the same shall not affect the validity of the other provisions of this Ordinance.

**SECTION FIVE.** Pursuant to Texas Local Government Code §52.013(a) and Section 3.07 of the City's Charter, the City Secretary is hereby authorized and directed to publish the descriptive caption of this Ordinance in the manner and for the length of time prescribed by the law as an alternative method of publication.

**SECTION SIX.** This Ordinance shall become effective immediately upon the expiration of ten days following publication, as provided for by Section 3.07 of the City Charter.

PASSED AND APPROVED ON FIRST READING, this the 12 day of April, A.D., 2022.

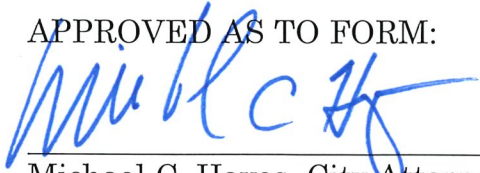
PASSED AND APPROVED ON SECOND AND FINAL READING, this the 26 of April, A.D., 2022.

  
\_\_\_\_\_  
Bill Blackburn, Mayor

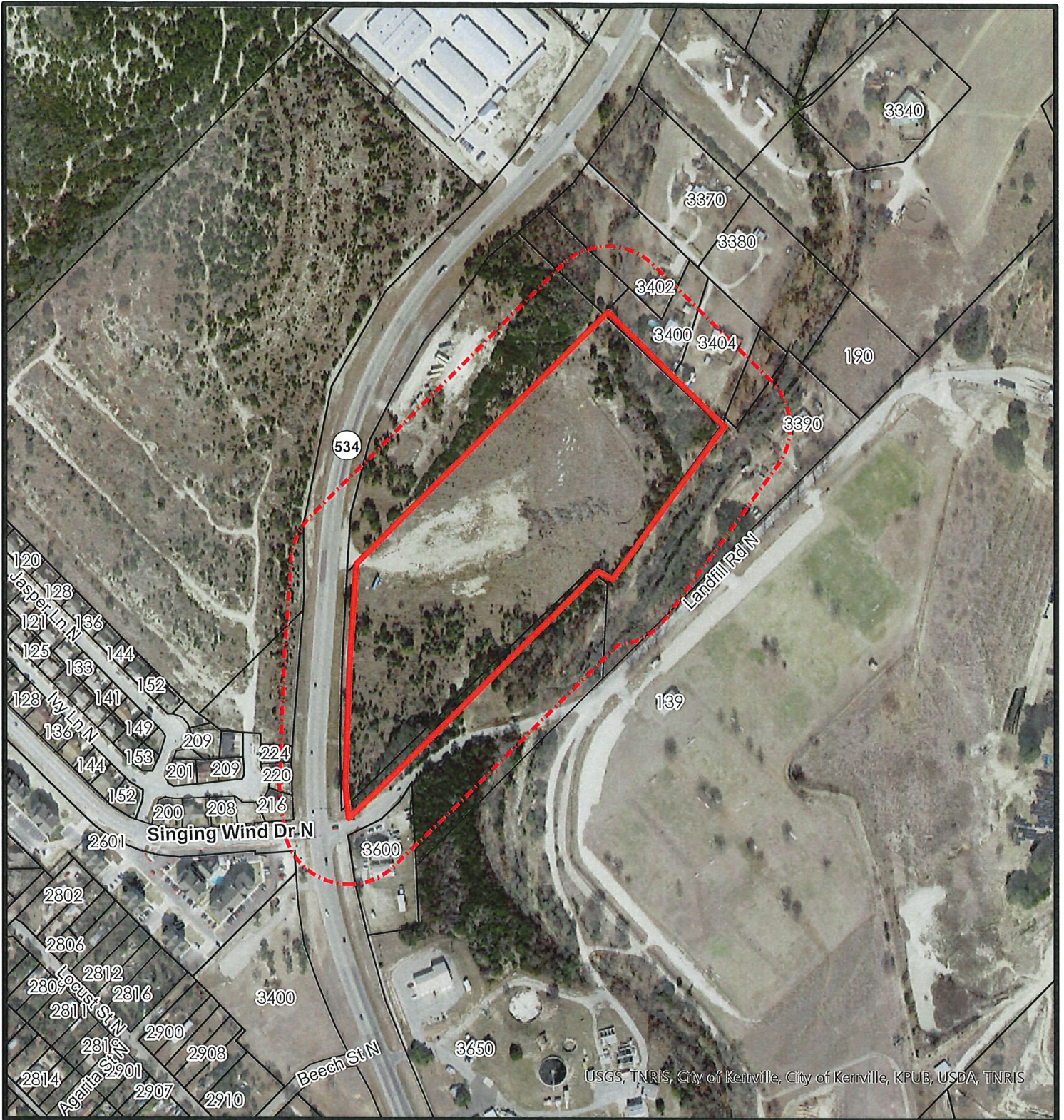
ATTEST:

  
Shelley McElhannon, City Secretary

APPROVED AS TO FORM:

  
Michael C. Hayes, City Attorney





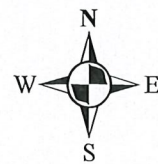
## Location Map

**Case # PZ-2022-4**

**Location:**  
**534 Industrial Park**

### Legend

## 200' Notification Area Subject Properties

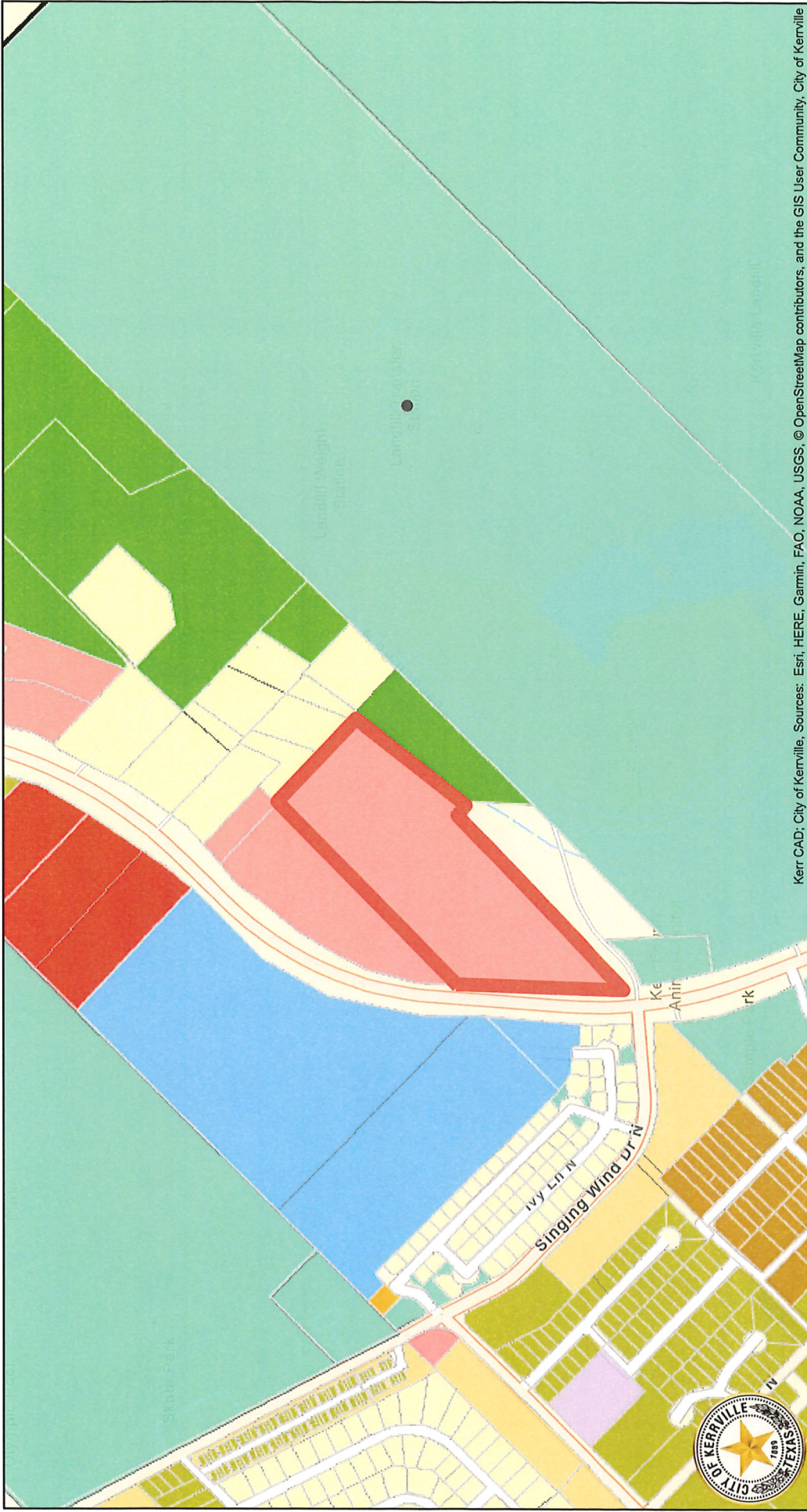


0      150      300      600

Scale In Feet

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only approximate relative locations.





## Development Services Map

	Municipal Boundary		RT Residential Transition
	Kerrville 1-Mile ETJ		C-2 Light Commercial
	Tax Parcel 2021		C-3 General Commercial
	R-1 Single-Family Residential		MU Mixed Use
	R-2 Medium Density Residential		PD Planned Development
	R-3 Multifamily Residential		PI Public and Institutional
	RM Residential Mix		AG Agriculture



02/25/2022 11:10 AM  
Development Services

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The Kerrville

Tuesday,  
May 3, 2022

DAILY TIMES

# CLASSIFIEDS

Homes for Sale

Unfurnished  
Apartments

Full-time  
Employment

**MOVE-IN READY**  
brick home  
in Ingram.  
4 BR/1BA.  
Fenced  
backyard.  
2-car carport.  
Only \$219,500.  
Public Notice

**Hunter's Ridge**  
1-2-3 Bedroom  
1-1/2 Bath  
**830-377-3396**  
No Pets  
Water & Trash  
3355 Legion Dr., Kerrville

Masonry  
Company needs  
exp. Masons and  
Laborers.  
Masons pay  
based on exp/  
perf-Laborers  
Start at \$14hr.

Call  
Mid-May-  
Mid-August  
F/T & P/T  
positions avail.  
Call 830-896-8500  
or apply at  
lionscamp.com

Full-time  
Employment

Francisco's  
Restaurant  
Accepting  
Applications for  
full time waitstaff.  
830-257-2995  
Apply in person

Full Time Cooks  
needed at  
beautiful Ranch  
in Texas Hill  
Country.

Immediate open-  
ings for full time  
cooks at a  
Historic ranch in  
Mountain Home,  
Texas.  
Knowledge of  
Texas Cuisine  
preferred.  
Must be able to  
prepare meals for  
large groups as  
well as  
cooking for  
individuals  
staying at ranch.  
Will be  
responsible for  
ordering food  
from outside  
vendors as well  
as keeping  
inventory.  
Need to keep  
work area clean  
and organized.  
Great  
opportunity to  
work with  
amazing group of  
people.  
Perfect timing to  
join this team-  
amazing changes  
coming soon.  
Housing is  
provided for you  
and your family.

The Kennel  
@ Kerrville Vet  
Clinic is looking  
to hire a full time  
Kennel Technician

This position  
includes taking  
care of all pets,  
as well as  
keeping the facility  
clean and orderly.  
We offer competi-  
tive wages,  
benefits and a  
friendly environ-  
ment. We are  
looking for some-  
one who loves  
animal and works  
well with others.  
No exp. required,  
we will train the  
right individual.  
Email resume to  
thekennel@  
hctc.net, or come  
by 1869 Junction  
Hwy. to pick up  
an application.

**OFF**  
Responsibil  
phone, sc  
data entry, f

Proficient in  
use. Must pr  
cation skills  
and follow di

Pay based o  
offered.

Please senc  
kerry

many people dream of.

I've recently ended a relationship with a man I've known since childhood. I truly love him. The problem is that he had been stealing from me. I confronted him several times, but finally had to involve the police. Now, he has flattened my tires and repeatedly dented my cars.

My question is this: Is there more than one right person for everyone? How long will it take me to recover from a broken heart, if ever? His vandalism and my huge financial loss keep me away from this whack job. How well do you really know anyone? -- DISILLUSIONED IN WASHINGTON

**DEAR DISILLUSIONED:**  
Inform the police that your ex-boyfriend is continuing to retaliate because you reported him. There is no timetable for healing from a broken heart, but take it from me, it DOES happen. I firmly believe there is more than one "right person" for everyone. You do not truly love HIM. What you love is the fantasy that he's the only right person for you.

We get to know the significant people in our lives -- both male and female -- by observing them over a long period of time and watching how they treat others. You should not keep your distance from this man only because of his vandalism and the money he has cost you, but also because he has anger problems he seems unable to control. Surely those character flaws showed themselves before he started acting out on you. Think back on the little things you may have chosen to ignore, and you may recognize that I'm right.

\*\*\*\*\*

**DEAR ABBY:** My wife and I married as teenagers 40 years ago. Our children are adults, and most people consider us a perfect couple. My wife has had several affairs over the years, some she has admitted to and others I have stumbled across. For the most part, they have been physical only, with no emotional

## CITY OF KERRVILLE, TEXAS ORDINANCE NO. 2022-16

AN ORDINANCE AMENDING CHAPTER 60, CODE OF ORDINANCES, CITY OF KERRVILLE, TEXAS; CHAPTER 60 MORE COMMONLY KNOWN AS THE CITY'S ZONING CODE; BY CHANGING THE ZONING OF A PROPERTY KNOWN AS 601 ROY STREET, WHICH IS OUT OF THE CAGE SURVEY NO. 116, ABSTRACT NO. 106, AND WITHIN THE CITY OF KERRVILLE, KERR COUNTY, TEXAS; FROM A SINGLE-FAMILY RESIDENTIAL ZONING DISTRICT (R-1) TO A LIGHT COMMERCIAL ZONING DISTRICT (C-2); AND PROVIDING OTHER MATTERS RELATING TO THE SUBJECT.

## CITY OF KERRVILLE, TEXAS ORDINANCE NO. 2022-18

AN ORDINANCE ANNEXING A TRACT OF LAND INTO THE CORPORATE LIMITS OF THE CITY OF KERRVILLE, TEXAS; SUCH PROPERTY CONSISTING OF AN APPROXIMATE 0.40 ACRE TRACT: PART OF LOT 8, BLOCK 1, OF THE L.A. SCHREINER VALLEY SUBDIVISION; AND MORE COMMONLY KNOWN AS 318 MAE DRIVE; SUCH PROPERTY MORE SPECIFICALLY DESCRIBED IN THIS ORDINANCE AND BEING LOCATED WITHIN THE EXTRATERRITORIAL JURISDICTION OF AND ADJACENT TO THE CITY LIMITS; ADOPTING A SERVICE AGREEMENT; ESTABLISHING THE ZONING FOR THE ANNEXED PROPERTY AS BEING WITHIN A MEDIUM DENSITY RESIDENTIAL ZONING DISTRICT (R-2); AND PROVIDING OTHER MATTERS RELATING TO THIS SUBJECT.

## CITY OF KERRVILLE, TEXAS ORDINANCE NO. 2022-17

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H2O Specialists