

**ORDINANCE NO. 2024-32**

**REED RANCH PDD MASTER PLAN  
EXPIRATION EXTENSION**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS, GRANTING AN EXTENSION OF THE MASTER PLAN EXPIRATION FOR THE REED RANCH PLANNED DEVELOPMENT DISTRICT FOR 24.04 +/- ACRES OUT OF THE NANCY BLAKEY SURVEY, ABSTRACT NUMBER 98, BASTROP COUNTY, TEXAS, MORE COMMONLY KNOWN AS REED RANCH; PROVIDING FOR FINDINGS OF FACT; PROVIDING FOR REPEALER; PROVIDING FOR SEVERABILITY; PROVIDING FOR ENFORCEMENT; PROVIDING FOR PROPER NOTICE AND MEETING; AND ESTABLISHING AN EFFECTIVE DATE.**

**WHEREAS**, the City of Bastrop, Texas (City) is a Home-Rule City acting under its Charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Texas Local Government Code; and

**WHEREAS**, on or about November 7, 2023, the City Council Approved Ordinance 2023-35, known as the Reed Ranch Zoning Concept Scheme changing the zoning of 24.04 +/- acres from P2 Rural to Planned Development District; and

**WHEREAS**, in accordance with City of Bastrop Code of Ordinances, Bastrop Building Block (b3) code article 3.4 Planned Development Districts Section 3.4.006 Master Plan, (h) the master plan shall expire one year (365 days) and (i) extension and reinstatement can be requested; and

**WHEREAS**, on or about June 27, 2024, the owner's representative, Hayden Lunsford, requested an extension of the expiration of the master plan, set to expire on the anniversary of approval of the ordinance; and

**WHEREAS**, a public hearing was held before the City of Bastrop Planning and Zoning Commission (P&Z) on August 29, 2024 and a recommendation was made to approve the requested extension of 12 months; and

**WHEREAS**, Texas Local Government Code Section 51.001 provides the City general authority to adopt an Ordinance or police regulations that are for good government, peace, or order of the City and are necessary or proper for carrying out a power granted by law to the City; and

**WHEREAS**, after consideration of public input received at the hearing, the information provided by the Applicants, and all other information presented, City Council finds that it is necessary and proper to enact this Ordinance.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF**

**BASTROP, TEXAS THAT:**

- Section 1:** The foregoing recitals are incorporated into this Ordinance by reference as findings of fact as if expressly set forth herein.
- Section 2:** The Property, 24.04 acres out of the Nancy Blakey Survey, Abstract number 98, more commonly known as Reed ranch, more particularly shown and described in Exhibit A which is attached and incorporated herein, the extension of the expiration of the master plan is hereby granted, the new expiration of the master plan will be November 7, 2025.
- Section 3:** All ordinances, resolutions, or parts thereof, that are in conflict or inconsistent with any provision of this Ordinance are hereby repealed to the extent of such conflict, and the provisions of this Ordinance shall be and remain controlling as to the matters regulated, herein.
- Section 4:** If any provision of this Ordinance or the application thereof to any person or circumstance is held invalid, that invalidity or the unenforceability will not affect any other provisions or applications of this Ordinance that can be given effect without the invalid provision.
- Section 5:** It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public, and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551.
- Section 6:** This Ordinance shall be effective immediately upon passage and publication.

*[Signatures on following page]*

**READ & ACKNOWLEDGED** on First Reading on this the **10th** day of **September 2024**.

**READ & ADOPTED** on Second Reading on this the **17th** day of **September 2024**.



**APPROVED:**

\_\_\_\_\_  
Lyle Nelson, Mayor

**ATTEST:**

\_\_\_\_\_  
Irma G. Parker, City Secretary

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Alan Bojorquez, City Attorney



READ & ACKNOWLEDGED on First Reading on this the 10th day of September 2024.

READ & ADOPTED on Second Reading on this the 17th day of September 2024.



APPROVED:

\_\_\_\_\_  
Lyle Nelson, Mayor

ATTEST:

\_\_\_\_\_  
Irma G. Parker, City Secretary

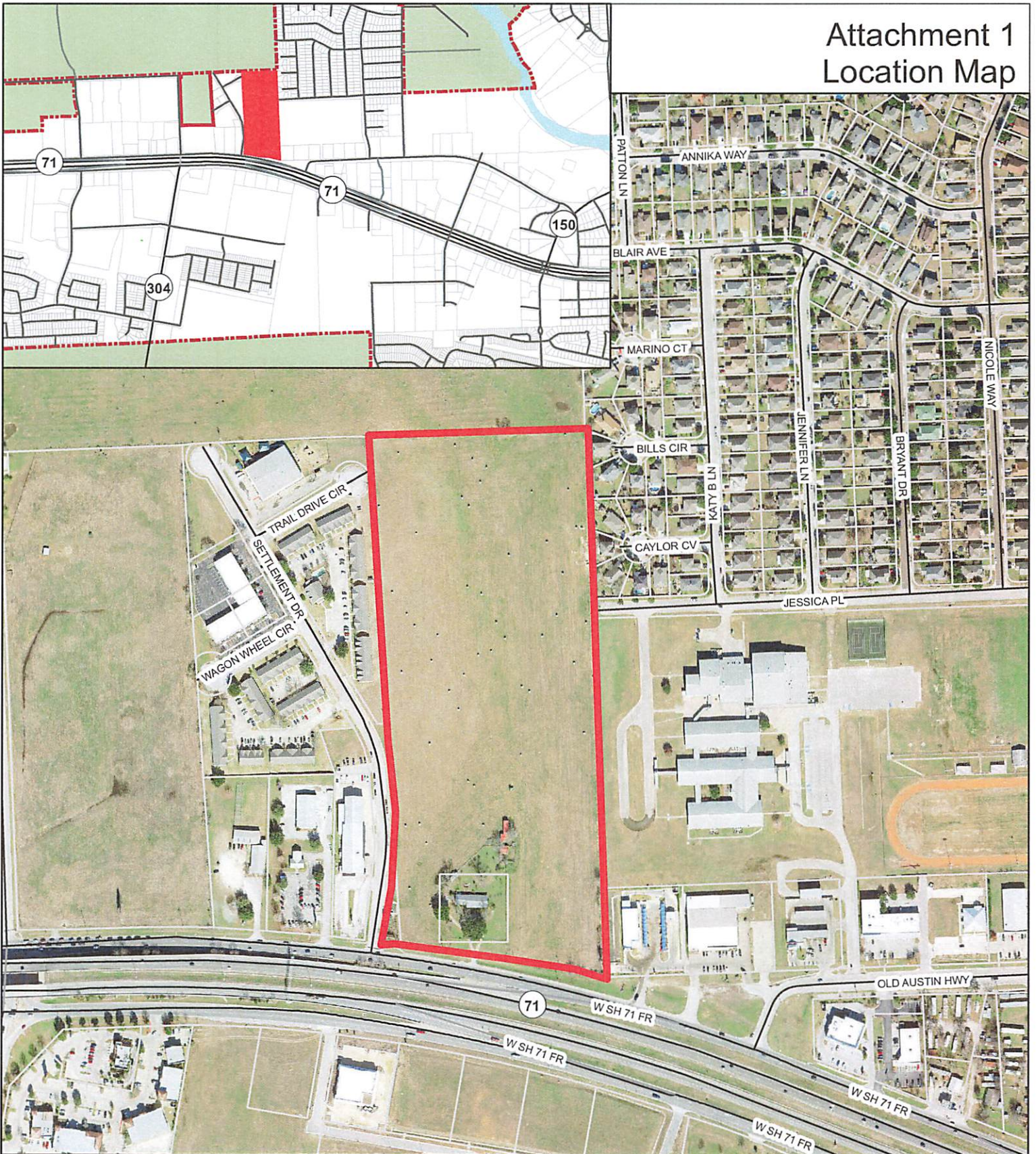
APPROVED AS TO FORM:

\_\_\_\_\_  
Alan Bojorquez, City Attorney

Rezzin Pullum, Assistant City Attorney



# Attachment 1 Location Map



Date: 10/4/2023

## Reed Ranch Property Location Map

The accuracy and precision of this cartographic data is limited and should be used for information /planning purposes only. This data does not replace surveys conducted by registered Texas land surveyors nor does it constitute an "official" verification of zoning, land use classification, or other classification set forth in local, state, or federal regulatory processes. The City of Bastrop, nor any of its employees, do not make any warranty of merchantability and fitness for particular purpose, or assumes any legal liability or responsibility for the accuracy, completeness or usefulness of any such information, nor does it represent that its use would not infringe upon privately owned rights.



1 inch = 400 feet

