

**RESOLUTION NO. \_\_\_\_\_**

**RESOLUTION APPROVING A REQUEST FOR A THIRTY (30) DAY EXTENSION FOR THE 2ND READING AND ACTION ON AN ORDINANCE AMENDING ORDINANCE NO. 1203-15-02-24 OF THE CITY OF PFLUGERVILLE, TEXAS, AS AMENDED, BY CHANGING THE ZONING DESIGNATION OF APPROXIMATELY 120 ACRES OF LAND CONSISTING OF AN APPROXIMATE 81.15-ACRE TRACT AND AN APPROXIMATE 38.14-ACRE TRACT, BOTH OUT OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, FROM CORRIDOR LEVEL 4 (CL-4) DISTRICT TO PLANNED UNIT DEVELOPMENT (PUD) DISTRICT; TO BE KNOWN AS THE NORTHPOINTE PUD REZONING (REZ1806-01); PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, on October 8, 2019, the City Council of the City of Pflugerville, Texas (the “City”) held a public hearing for the rezoning of approximately 120 acres from Corridor Level 4 (CL-4) to Planned Unit Development (PUD) for property generally located generally northwest of the SH 130 and E. Pflugerville Pkwy intersection and a 38.14-acre tract located generally northeast of the N. SH 130 North Bound Service Road and Falcon Village Ln intersection, from Urban Level 4 (CL4) district to Planned Unit Development (PUD), to be known as the NorthPointe PUD. (REZ1806-01); and

**WHEREAS**, Section 3.7.3 of the City of Pflugerville Unified Development Code (UDC) requires that within 60 days of the public hearing before the City Council, City Council must:

1. Approve by ordinance, the requested amendment as submitted;
2. Approve by ordinance, the amendment as recommended by the Planning and Zoning Commission;
3. Approve by ordinance, an alternate amendment that is a less intensive use than that which was submitted;
4. Deny the requested rezoning by record vote; or
5. Extend the 60-day period for a maximum of 30 days by a resolution of the Council; a maximum of two 30-day extensions may be granted in this manner.

**WHEREAS**, the applicant for the NorthPointe project has requested an extension to this time frame in order for the City to consider a Public Improvement District (PID) and Tax Increment Reinvestment Zone (TIRZ) within a similar time frame; and

**WHEREAS**, the documents necessary for the creation of TIRZ Number Two and the NorthPoint East and West PIDS have not been finalized and the City finds it appropriate to delay the 2<sup>nd</sup> reading and action on the ordinance rezoning the NorthPointe property from Corridor Level 4 (CL-4) to Planned Unit Development (PUD) for thirty (30) days in order to consider the special purpose districts concurrently with the rezoning application.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PFLUGERVILLE, TEXAS THAT:**

The City hereby approves the request for a thirty (30) day extension for the 2<sup>nd</sup> Reading and action regarding the ordinance for the rezoning of NorthPointe property from CL-4 to PUD.

**BE IT FURTHER RESOLVED** that this Resolution shall become effective immediately upon adoption. The Mayor and City Secretary are hereby authorized and directed to execute the certificate to which this resolution is attached on behalf of the City and to do any and all things proper and necessary to carry out the intent of this Resolution.

**APPROVED** this the 26<sup>th</sup> day of November, 2019.

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Victor Gonzales, Mayor

**ATTEST:**

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Karen Thompson, City Secretary

**APPROVED AS TO FORM:**

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Charles E. Zech, City Attorney  
Denton Navarro Rocha Bernal & Zech, PC