

TOWN OF PANTEGO, TEXAS
ORDINANCE NO. 2025-939

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF PANTEGO, TEXAS, AMENDING SECTION 14.07.010 “NONRESIDENTIAL USE REGULATIONS” OF ARTICLE 14.07, “NONRESIDENTIAL DISTRICTS,” OF CHAPTER 14, “ZONING,” OF THE CODE OF ORDINANCES, BY PERMITTING THE USE OF “MEDICAL CLINICS” IN THE C-1 COMMERCIAL ZONING DISTRICT; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION; AND PROVIDING AN EFFECTIVE DATE.

- WHEREAS,** the Town of Pantego (the “Town”) is a Type A General Law Municipality in Tarrant County, Texas, created in accordance with the provisions of Local Government Code, Chapter 6, and operating pursuant to enabling legislation of the State of Texas; and
- WHEREAS,** the purpose of Chapter 14, “Zoning,” of the Town’s Code of Ordinances reflects an intent to provide regulations, prohibitions, and provisions to protect and promote the development standards of both residential and non-residential zoning districts; and
- WHEREAS,** the Town has met or exceeded all requirements of its own Zoning Ordinance, Chapter 211 of the Local Government Code, and all other laws regulating the notice, publication, and procedural requirements for such amendments; and
- WHEREAS,** a public hearing was held by the Planning and Zoning (P&Z) Commission on March 17, 2025, and thereafter by the Town Council on March 24, 2025, with respect to the proposed amendments described herein; and
- WHEREAS,** contrary to a recommendation by the Planning and Zoning Commission, the Council feels that “Medical clinics” should be allowed with the C-1 (Office) district; and
- WHEREAS,** the Council hereby deems it advisable and in the public interest to amend Chapter 14 of the Code of Ordinances, Town of Pantego, Texas, as amended, as described herein.

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

SECTION 1. The findings above are found to be true and correct and are incorporated herein.

SECTION 2. Table 14.07.010 “Nonresidential District Uses” of Section 14.07.010 “Nonresidential Use Regulations” of Article 14.07 “Nonresidential Districts” of Chapter 14 “Zoning” of Code of Ordinances, Town of Pantego, Texas is hereby amended to allow medical clinics within the C-1 (Office) district, and the related row of that table shall be amended to reflect as follows:

Type of Use	C-1 (Office)	C-2 (Light)	C-3 (Retail)	C-4 (Heavy)	Light Industrial	PRC
“Medical clinic	P	P	P	P	P	SU”

All other rows of this table shall remain enrolled and shall be unchanged.

SECTION 3. Town Council finds that the changes to the zoning districts, boundaries, regulations, and uses as herein established have been made in accordance with the Town’s Zoning Code and Comprehensive Plan for the purpose of promoting the health, safety, morals, and general welfare of the community. They have been designed to sustainably and efficiently plan, control, and organize development, to lessen congestion in the streets, to secure safety from fire, panic, flood and other dangers, to provide adequate light

and air, to prevent overcrowding of land, to avoid undue concentration of population, and to facilitate the adequate provision of transportation, water, sewerage, parks, and other public requirements. They have been made after a full and complete hearing with reasonable consideration of – among other things – the character of each district and its distinct suitability for particular uses, with a view of conserving the value of buildings and encouraging the most appropriate use of land in the municipality.

SECTION 4. This Ordinance shall be cumulative of all provisions of ordinances of the Town, except where the provisions of this Ordinance are in direct conflict with the provisions of such existing ordinances and such Code, in which event the conflicting provisions of such ordinances and such Code are hereby repealed.

SECTION 5. It is hereby declared to be the intention of the Town Council that the phrases, clauses, sentences, paragraphs, and sections of this Ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this Ordinance shall be declared unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining, phrase, clauses, sentences, paragraphs, and sections of this Ordinance, since the same would have been enacted by the Town Council without the incorporation in this Ordinance of any such unconstitutional phrase, clause, sentence, paragraph, or section.

SECTION 6. Any person, firm or corporation who violates, disobeys, omits, neglects or refuses to comply with or who resists the enforcement of any of the provisions of this Ordinance shall be fined not more than Two Thousand Dollars (\$2,000.00) for each offense. Each day that a violation is permitted to exist shall constitute a separate offense. In addition, any person, firm or corporation who violates, disobeys, omits, neglects or refuses to comply with or who resists the enforcement of any of the provisions of this Ordinance may be subjected to such civil penalties as authorized by law.

SECTION 7. All rights and remedies are expressly saved as to any and all violations of the provisions of the Code of Ordinances, Town of Pantego, Texas, as amended, as to any other ordinances of the Town which have accrued at the time of the effective date of this ordinance; and, as to such accrued violations and all pending litigation, both civil and criminal, whether pending in court or not, under such ordinances, same shall not be affected by this Ordinance but may be prosecuted until final disposition by the courts.

SECTION 8. The City Secretary is hereby directed to publish the caption and penalty clause in the official newspaper as authorized by Section 52.011 of the Local Government Code.

SECTION 8. This Ordinance shall be in full force and effect from and after its passage and publication as required by law, and it is so ordained.

AND SO, IT IS ORDAINED, ON THIS, THE 24TH DAY OF MARCH 2025, BY A VOTE OF __ AYES, __ NAYS, AND __ ABSTENTIONS DURING A REGULAR MEETING OF THE TOWN COUNCIL OF THE TOWN OF PANTEGO, TEXAS.

ATTEST:

APPROVE:

LESLIE E. GALLOWAY
ASSISTANT CITY MANAGER AND CITY SECRETARY

RUSSELL "RUSS" S. BREWSTER
MAYOR OF THE TOWN OF PANTEGO