

ORDINANCE NO. 25

AN ORDINANCE AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF ADDISON, AS HERETOFORE AMENDED, SO AS TO CHANGE THE FOLLOWING DESCRIBED PROPERTY FROM AN "A-RESIDENTIAL" TO A "C-M COMMERCIAL" CLASSIFICATION, SAID TRACT BEING DESCRIBED AS FOLLOWS: ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND SITUATED IN DALLAS COUNTY, TEXAS AND BEING A PART OF THE W. G. FISHER SURVEY, ABSTRACT NO. 482, DALLAS COUNTY, TEXAS AND OUT OF THE L. L. JACOBS TRACT AS SHOWN BY DEED RECORDED IN VOLUME 2131, PAGES 422 and 424 DEED RECORDS OF DALLAS COUNTY, TEXAS, DESCRIBED BY METES AND BOUNDS AS FOLLOWS: BEGINNING AT A POINT FOR CORNER IN THE EAST LINE OF ADDISON ROAD AND THE SOUTH LINE OF A PROPOSED 50 FOOT ROAD, SAID POINT BEING 30 FEET EAST AND 975 FEET SOUTH 0 DEGREES 49 MINUTES EAST OF THE NORTHWEST CORNER OF SAID G. W. FISHER SURVEY; THENCE SOUTH 0 DEGREES 49 MINUTES EAST ALONG THE SAID EAST LINE OF THE ADDISON ROAD 360.0 FEET TO THE SOUTHWEST CORNER OF SAID JACOBS TRACT; THENCE NORTH 0 DEGREES 49 MINUTES WEST 360 FEET TO A POINT IN THE SAID SOUTH LINE OF SAID PROPOSED 50 FOOT ROAD; THENCE WEST ALONG THE SAID SOUTH LINE OF SAID PROPOSED 50 FOOT ROAD 607.0 FEET TO THE POINT OF BEGINNING AND CONTAINING 5.02 ACRES OF LAND NET; PROVIDED THAT SUCH PROPERTY SHALL BE USED FOR "C-M COMMERCIAL" PURPOSES; PROVIDING A PENALTY OR FINE NOT TO EXCEED THE SUM OF ONE HUNDRED (\$100.00) DOLLARS; AND CONTINUING IN FORCE ALL PROVISIONS OF THE COMPREHENSIVE ZONING ORDINANCE NOT IN CONFLICT HEREWITH; AND DECLARING AN EMERGENCY.

WHEREAS, the City Planning Commission of the City of Addison and the governing body of the City of Addison, in compliance with the comprehensive zoning ordinance of the City of Addison and the laws of the State of Texas with reference to the granting of a change of zoning under the existing zoning regulations, have given the requisite notices by publication and otherwise, and after holding due hearings and affording a full and fair hearing

to all the property owners, generally, and to the persons interested and situated in the affected area and in the vicinity thereof, the governing body of the City of Addison is of the opinion that said change in zoning should be granted; NOW, THEREFORE,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ADDISON, TEXAS:

Section 1. That the comprehensive zoning ordinance of the City of Addison of 1957, as heretofore amended, be, and the same is hereby amended by amending the zoning map of the City of Addison so as to change the following described property from an "A Residential" classification to a "C-M Commercial" classification as provided for under provisions of Article XIX of the Comprehensive Zoning Ordinance, as heretofore amended; that the property to be changed to a "C-M Commercial" classification is described as follows, to-wit:

All that certain lot, tract or parcel of land situated in Dallas County, Texas and being a part of the W. G. Fisher Survey, Abstract No. 482, Dallas County, Texas and out of the L. L. Jacobs tract as shown by Deed recorded in Volume 2131, pages 422 and 424, Deed Records of Dallas County, Texas, described by metes and bounds as follows:

BEGINNING at a point for corner in the east line of Addison road and the south line of a proposed 50 foot road, said point being 30 feet east and 975 feet south 0 degrees 49 minutes east of the Northwest corner of said G. W. Fisher survey;

THENCE South 0 degrees 49 minutes east along the said east line of the Addison Road 360.0 feet to the Southwest corner of said Jacobs tract;

THENCE North 0 degrees 49 minutes west 360 feet to a point in the said South line of said proposed 50 foot road;

THENCE West along the said South line of said proposed 50 foot road 607.0 feet to the point of beginning and containing 5.02 acres of land net.

Section 2. That all ordinances of the City of Addison in conflict with the provisions of this ordinance be, and the same are hereby repealed, and all other provisions of the ordinances of the City of Addison, including the Comprehensive Zoning Ordinance, not in conflict with the provisions of this

ordinance shall remain in full force and effect.

Section 3. That the above described tract of land shall be used only in the manner and for the purposes provided for by the Comprehensive Zoning Ordinance of the City of Addison, as heretofore amended and as amended herein.

Section 4. That any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the City of Addison, as heretofore amended, and upon conviction shall be punished by a fine not to exceed the sum of \$100.00 for each offense.

Section 5. Whereas, it appears that the above described property requires that it be given the above zoning classification in order to permit its proper development and in order to protect the public interest, comfort and general welfare of the City of Addison, and creates an urgency and an emergency for the preservation of the public health, safety and welfare, and requires that this ordinance shall take effect immediately from and after its passage and publication of the caption of said ordinance, as the law in such cases provides.

PASSED on the 9 day of December, 1958.

W. W. Morris  
MAYOR

DULY ENROLLED:

Samuel Coogler  
CITY SECRETARY

APPROVED AS TO FORM:

H. Lewis  
ATTORNEY