

AN ORDINANCE OF THE CITY OF ADDISON, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF ADDISON, TEXAS, AS HERETOFORE AMENDED SO AS TO ALLOW A VARIANCE TO CONSTRUCT A POURED-IN-PLACE CONCRETE BUILDING TO DAVID ALBERT ON PROPERTY LOCATED ON THE NORTHEAST CORNER OF ADDISON ROAD AND BELT LINE, BEING 4801 BELT LINE ROAD AND CONTAINING 0.196 ACRES OF LAND AND BEING MORE SPECIFICALLY DESCRIBED IN THE BODY OF THIS ORDINANCE; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY NOT TO EXCEED THE SUM OF TWO HUNDRED (\$200.00) DOLLARS FOR EACH OFFENSE: AND DECLARING AN EMERGENCY.

WHEREAS, the City Zoning Commission of the City of Addison, and the Governing Body of the City of Addison, Texas, in compliance with the laws of the State of Texas with reference to the granting of zoning changes under the zoning ordinance and zoning map, have given requisite notices by publication and otherwise, and, after holding due hearings and affording a full and fair hearing to all property owners generally and to all persons interested and situated in the area, the City of Addison, Texas, is of the opinion that the said variance on application of David Albert, Case #245, should be granted and the Comprehensive Zoning Ordinance should be amended in the exercise of its legislative direction:

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, Texas, be, and the same is hereby amended to grant a variance to David Albert, Case #245, to construct a poured-in-place concrete building on the hereinafter described property. Such variance shall be noted on the official zoning map of the City of Addison. Said property being in the City of Addison, Dallas County, Texas, and described as follows:

BEING a survey of a tract of 39,888 sq. ft. of land in the G.W. Fisher Survey, Abstract No. 482, Dallas County, Texas; and being in the City of Addison, Texas; and being the same property as described in deed to David Albert from the St. Louis & Southwestern Railway Company filed 11-6-75 in the Deed Records of Dallas County, Texas; and being more particularly described as follows:

BEGINNING at a point in the North line of Belt Line Road that is East, 60.0 ft. and North 50.0 ft. from the point of intersection of the centerline of said Belt Line Road with the centerline of Addison Road;

THENCE N 44°39'45" W, 28.22 ft. to a point in the East line of said Addison Road;

THENCE N 00°27'30" E, along the East line of Addison Road, 180.02 ft.;

THENCE S 89°47'00" E, 200.0 ft.;

THENCE S 00°13'04" W, 200.02 ft. to a point in the North line of Belt Line Road;

THENCE N 89°47'00" W, along the North line of Belt Line Road, 180.84 ft. to the POINT OF BEGINNING and containing 39,388 Sq. Ft. of land.

SECTION 2. That all ordinances of the City in conflict with the provisions of this Ordinance be, and the same are, hereby repealed and all other ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 3. That the above described property shall be used only in the manner and for the purposes for in the Comprehensive Zoning Ordinance of the City as amended herein by the granting of this zoning classification with variance.

SECTION 4. That should any paragraph, sentence, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole or any part or provision thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of the Comprehensive Zoning Ordinance as a whole.

SECTION 5. 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 as heretofore amended, and upon conviction shall be punished by a fine not to exceed the sum of Two Hundred (\$200.00) Dollars for each offense and that each day such violation shall continue to exist shall constitute a separate offense.

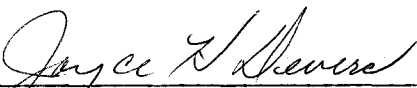
SECTION 6. Whereas, the above described property requires that it be given the above variance in order to permit its proper development and in order to protect the public interest, comfort and general welfare of the City and creates an urgency and an emergency for the preservation of the public health, safety and welfare and requires that this ordinance shall take effect immediately from

and after its passage and publication of the caption as the law in such cases provides.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF ADDISON, TEXAS, on 14th day of September, A.D., 1976

MAYOR 

ATTEST:


City Secretary

APPROVED AS TO FORM:


City Attorney