

ORDINANCE NO. 288

AN ORDINANCE OF THE CITY OF ADDISON, TEXAS,
AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF
CITY OF ADDISON, AS HERETOFORE AMENDED, SO AS
TO GRANT CASE #250, FOLSOM INVESTMENTS, A SIGN
VARIANCE TO BE ALLOWED TO CONSTRUCT A WOODEN SIGN
DIRECTORY IN THE GREENHAVEN SHOPPING CENTER BEING
LOCATED ON SPRING VALLEY AND MARSH LANE; PROVIDING
FOR A PENALTY NOT TO EXCEED THE SUM OF TWO HUNDRED
DOLLARS (\$200.00) FOR EACH OFFENSE; PROVIDING FOR
A REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR
A SEVERABILITY CLAUSE; 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 said variance on application of Robert S. Folsom, Investments, Case #250, 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 by to grant a variance to Robert S. Folsom, Case #250, to construct a wooden sign directory on the hereinafter described property. The directory shall be similar to the structure housing the bell in front of the Addison Municipal Building, and shall be 10 feet and 0 inches tall by 8 feet 0 inches wide. Crossmembers and posts will be 4 inches by 4 inches redwood, and sign boards will be 3 feet 4 inches by 6 inches with 4 inch letters, with the exception of the Center's name board, which shall be 7 feet 1 inch by 8 inches and shall have 6 inch letters. The roof will be of cedar shingle construction on plywood. 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 to-wit:

Tract "C"

Being a tract of land situated in the NOAH GOOD SURVEY, ABSTRACT NO. 520, Dallas County, Texas, and being a part of a 25.042 acre tract and being more particularly described as follows:

BEGINNING at a point in the proposed south line of Spring Valley Road, said point being S 89 degrees 43' 26" E 360.00 feet from the intersection of the proposed south line of Spring Valley Road and the proposed East line of Marsh Lane;

THENCE S 89 degrees 43' 26" E, along the south line of Spring Valley Road, 443.68 feet;

THENCE S 00 degrees 16' 34" W, 708.05 feet;

THENCE N 89 degrees 49' 36" W, 800.35 feet to a point in the East line of Marsh Lane;

THENCE NORTH along said east line, 364.46 feet;

THENCE S 89 degrees 43' 26" E, 180.00 feet;

THENCE N 45 degrees 23' 34" E, 252.83 feet;

THENCE NORTH, 166.59 feet to the place of beginning and containing 10.566 acres 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 Dollars (\$200.00) 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 this 9th day of November, 1976.

APPROVED:

Jerry Redding
MAYOR

ATTEST:

Joyce H. Levens
CITY SECRETARY

APPROVED AS TO FORM:

Robert H. McCall
CITY ATTORNEY