

AN ORDINANCE OF THE CITY OF ADDISON, TEXAS, AMENDING ARTICLE X11, SECTION 7, OF THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF ADDISON, TEXAS, AS HERETOFORE AMENDED SO AS TO ALLOW A VETERINARIAN HOSPITAL IN "LR" LOCAL RETAIL DISTRICT CLASSIFICATION ON PROPERTY LOCATED ON THE NORTHEAST CORNER OF SPRING VALLEY ROAD AND MARSH LANE AND BEING MORE PARTICULARLY DESCRIBED IN THE BODY OF THIS ORDINANCE: 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 the said variance on application of Case 290, 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 Article XII, Section 7 of the Comprehensive Zoning Ordinance of the City of Addison, Texas, be, and the same is hereby amended to allow a veterinarian hospital in "LR" Local Retail District Classification on property hereinafter described which consist of less than five (5) acres of land. Such amendment 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 tract of land situated in the T.L. Chenoweth Survey, Abstract No. 273, City of Addison, Dallas County, Texas, and being more particularly described as follows:

BEGINNING at the intersection of the East line of Marsh Lane, (a 100' R.O.W.), with the North Line of Spring Valley Road (a 60' R.O.W.) an iron stake for corner;

THENCE North, along the said Marsh Lane east line, parallel to and 50 feet from the center line of Marsh Lane, a distance of 150.00 feet to an iron stake for corner;

THENCE South 89 degrees 40' E. leaving said Marsh Lane line and being parallel to the said Spring Valley Road North line, a distance of 150.00 feet to an iron stake for corner;

THENCE South, parallel to the said Marsh Lane East line, a distance of 150.00 feet to a point on the said Spring Valley Road North line, an iron rod for corner;

THENCE North 89 degrees 40' W. along the said Spring Valley Road North line, parallel to and 30 feet from the center line of Spring Valley Road, a distance of 150.00 feet to the PLACE OF BEGINNING, and containing 22,500 square feet 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 of 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 this 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 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 the 28 day of June, 1977.

APPROVED:


MAYOR

ATTEST:


(Acting) CITY SECRETARY

APPROVED AS TO FORM:

ATTORNEY