

ORDINANCE NO. 084-010

AN ORDINANCE OF THE TOWN OF ADDISON, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE, AS HERETOFORE AMENDED, SO AS TO CHANGE THE ZONING FROM "C" COMMERCIAL TO "PD" PLANNED DEVELOPMENT; LOCATED AT THE SOUTHWEST CORNER OF DALLAS PARKWAY AND AIRPORT PARKWAY; ON APPLICATION FROM THE YOUNG COMPANIES; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY CLAUSE; PROVIDING FOR A SEVERABILITY CLAUSE; AND DECLARING AN EMERGENCY.

WHEREAS, application was made to amend the Comprehensive Zoning Ordinance of the Town of Addison, Texas, by making application for the same with the Planning and Zoning Commission of the Town of Addison, Texas, as required by State Statutes and the zoning ordinance of the Town of Addison, Texas, and all the legal requirements, conditions and prerequisites having been complied with, the case having come before the City Council of Addison, Texas, after all legal notices, requirements, conditions and prerequisites having been complied with; and

WHEREAS, the City Council of the Town of Addison, Texas, does find that there is a public necessity for the zoning change, that the public demands it, that the public interest clearly requires the amendment, and it is in the best interest of the public at large, the citizens of the Town of Addison, Texas, and helps promote the general welfare and safety of this community, now, therefore,

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

SECTION 1. That the Comprehensive Zoning Ordinance of the Town of Addison, Texas, be, and the same is hereby amended by amending the zoning map of the Town of Addison, Texas,, so as to give the hereinafter described property the zoning district classification, to-wit: "PD" Planned Development Zoning District. Said property being in the Town of Addison, Texas, and being described as follows:

DESCRIPTION of a 4.811 acre tract of land situated in the G.W. Fisher Survey, Abstract No. 482 of the County of Dallas, Texas, said tract being the remainder of a tract of land conveyed to R.S. Grimes by deed filed for record January 31, 1963, and recorded February 26, 1963, in the Deed Records of Dallas County, Texas, and being more particularly described as follows:

THENCE, S 0° 21' 15" E, along the said West line of Dallas North Parkway, a distance of 360.00 feet to a ½" iron rod set for corner;

THENCE, N 89° 37' 15" W, leaving said West line of Dallas North Parkway, a distance of 582.26 feet, to a ½" iron rod set for corner;

THENCE N 0° 19' 15" W, a distance of 360.00 feet to a point on the South line of Airport Parkway to a ½" iron rod set for corner;

THENCE S 89° 37' 15" E, along the said South line of Airport Parkway, a distance of 582.10 feet, to the PLACE OF BEGINNING;

CONTAINING 209,560 square feet or 4.811 acres of land.

SECTION 2. In the hereinabove described land or building no land shall be used, erected or converted to any use other than:

1. As provided in Planned Development District Article of the Comprehensive Zoning Ordinance, said property shall be improved in accordance with the development plans which are attached hereto and made a part hereof for all purposes.

SECTION 3. The following special conditions are placed on the above described property:

1. Parking requirement is one space for every (300) square feet of gross restaurant space.

SECTION 4. All paved areas, permanent drives, streets and drainage structure shall be constructed in accordance with standard Town of Addison specifications adopted for such purpose.

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. 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 provisions thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of this ordinance as a whole.

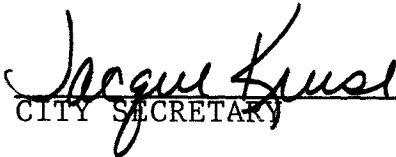
SECTION 7. Whereas, the above described property requires that it be given the above zoning classification in order to permit its proper development and in order to protect the public interest, comfort and general welfare of the City and creates an urgency and an emergency for the preservation of the 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.

DULY PASSED BY THE CITY COUNCIL OF THE TOWN OF ADDISON, TEXAS, on this the 13th day of March, 1984.

MAYOR



ATTEST:



CITY SECRETARY

CASE # 823-Z

084-010

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