

ORDINANCE NO. 086-024

AN ORDINANCE OF THE TOWN OF ADDISON, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE SO AS TO GRANT A SPECIAL USE PERMIT FOR A GASOLINE STATION; ON APPLICATION FROM MR. MILTON NOEL; PROVIDING FOR A REPEAL CLAUSE; 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:

Pub. 3/21/24

SECTION 1. That the Comprehensive Zoning Ordinance of the Town of Addison, Texas, as heretofore amended, is hereby amended so as to grant a special use permit for a gasoline station. Said zoning amendment shall be noted on the official zoning map of the Town of Addison, Texas, and is situated on the following described land:

BEING a survey of a tract of land in the EDWARD COOK SURVEY, ABST. NO. 326, Dallas County, Texas; and being in the Town of Addison, Texas; and being more particularly described as follows:

BEGINNING at an iron rod in the West line of Addison Rd. at its intersection with the Southeast line of the St. Louis & Southwestern Railroad (50.0 ft. from the centerline of the mainline tracks of said Railroad);

THENCE S 00 deg 13' 00", along the West line of said Addison Rd., 632.86 ft. to an iron rod that is N 00 deg 13' E from the centerline of Belt Line Rd. (as established by the County Engineer's Office);

THENCE WEST, 330.89 ft. to an iron rod in the East line of the said S.E. & S.W. Railroad, and 50 ft. from the centerline of said Railroad's tracks;

THENCE Northeasterly along the east and southeasterly line of said Railroad around a curve to the right that has a Central Angle of 60 deg 07' 18", a Radius of 713.94 ft. (the Radial Bearing at this point being N 87 deg 42' 44" E), a Tangent of 413.2 ft. and for a Distance of 749.15 ft. to the POINT OF BEGINNING and containing 151,148 Sq. Ft. of land.

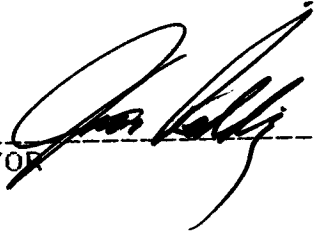
SECTION 2. That all ordinances of the City in conflict with the provisions of this ordinance be, and the same are hereby repealed and all other ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 3. That 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 One Thousand Dollars (\$1,000.00) and not less than Five Hundred (\$500.00) for each offense and that each day such violation shall continue to exist shall constitute a separate offense.

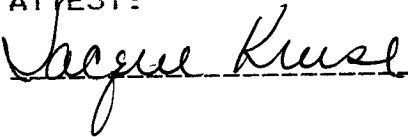
SECTION 4. That should any paragraph, sentence, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole or any part or provisions thereof other than the part so decided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

SECTION 5. Whereas, the above described property required 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.

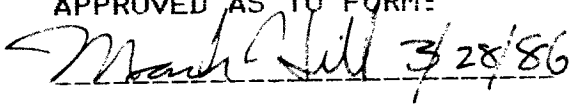
DULY PASSED BY THE CITY COUNCIL OF THE TOWN OF ADDISON,  
TEXAS, on this the 11th day of March, 1986.

  
-----  
MAYOR

ATTEST:

  
-----

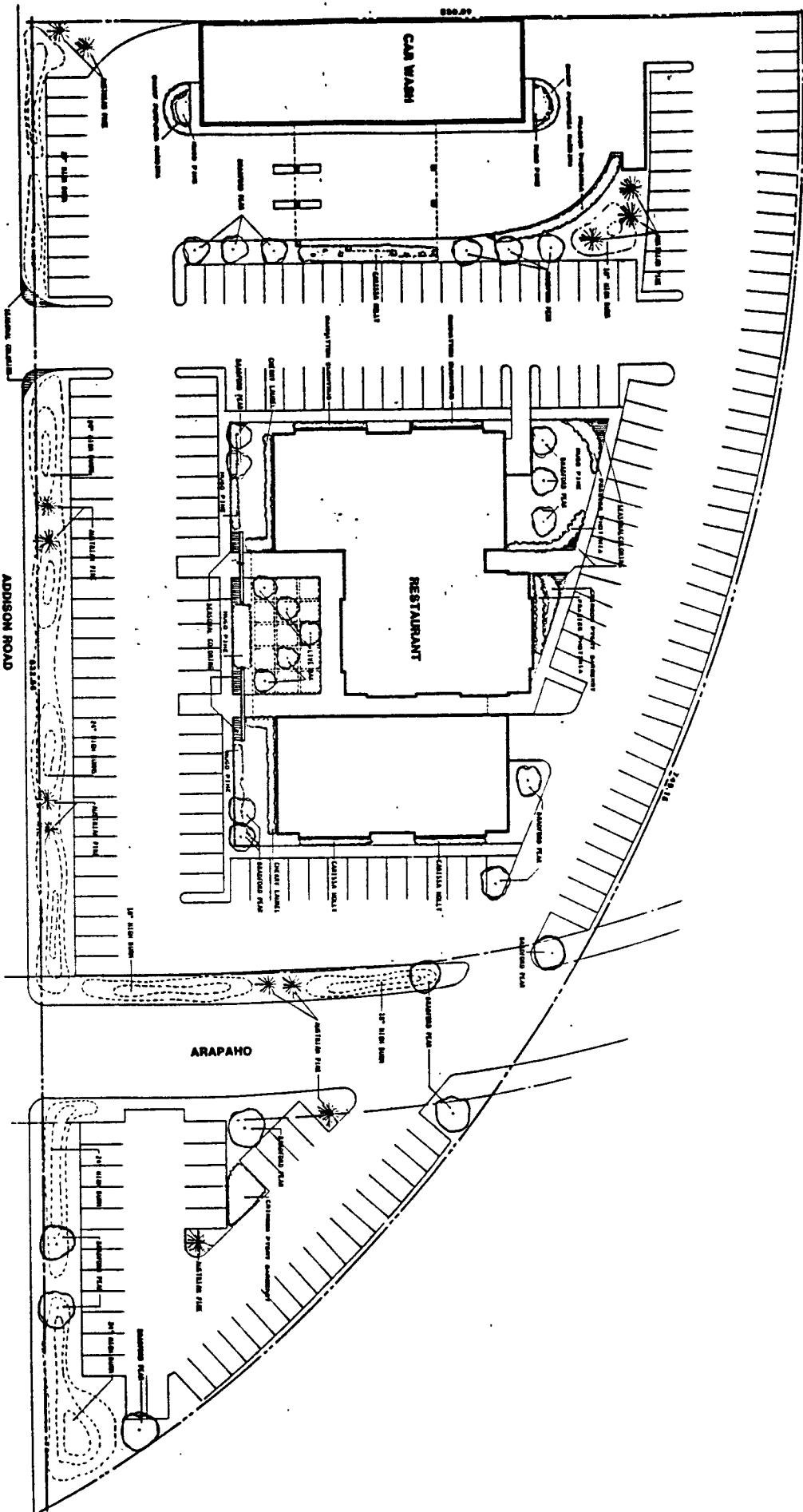
APPROVED AS TO FORM:

  
-----  
-----

**SITE PLAN-PLANTING**



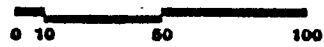
EXISTING UTILITIES TO BE MAINTAINED.  
 AREAS NOT SHOWN TO PLANTING TO HAVE SOI.



950  
951

<p>DATE OCT 24, 1984</p> <p>DESIGNED BY [Name]</p> <p>REVISIONS 12/1/84</p>	<p>PROJECT TITLE</p>	<p>PROJECT NO.</p> <p><b>L1</b></p> <p>OF 1</p>	<p>ARCHITECTURE ENGINEERING PLANNING INTERIOR DESIGN</p> <p><b>S P C</b></p>	<p>A PROJECT FOR <b>DALLAS DEVELOPMENT CORPORATION</b></p>
				<p>CONTRACT NO.</p>

**SITE PLAN**



**DATA**

RESTAURANT	9,560 SQ.FT.
RESTAURANT	5,000 SQ.FT.
OFFICE	4,075 SQ.FT.
CAR WASH	1,848 SQ.FT.

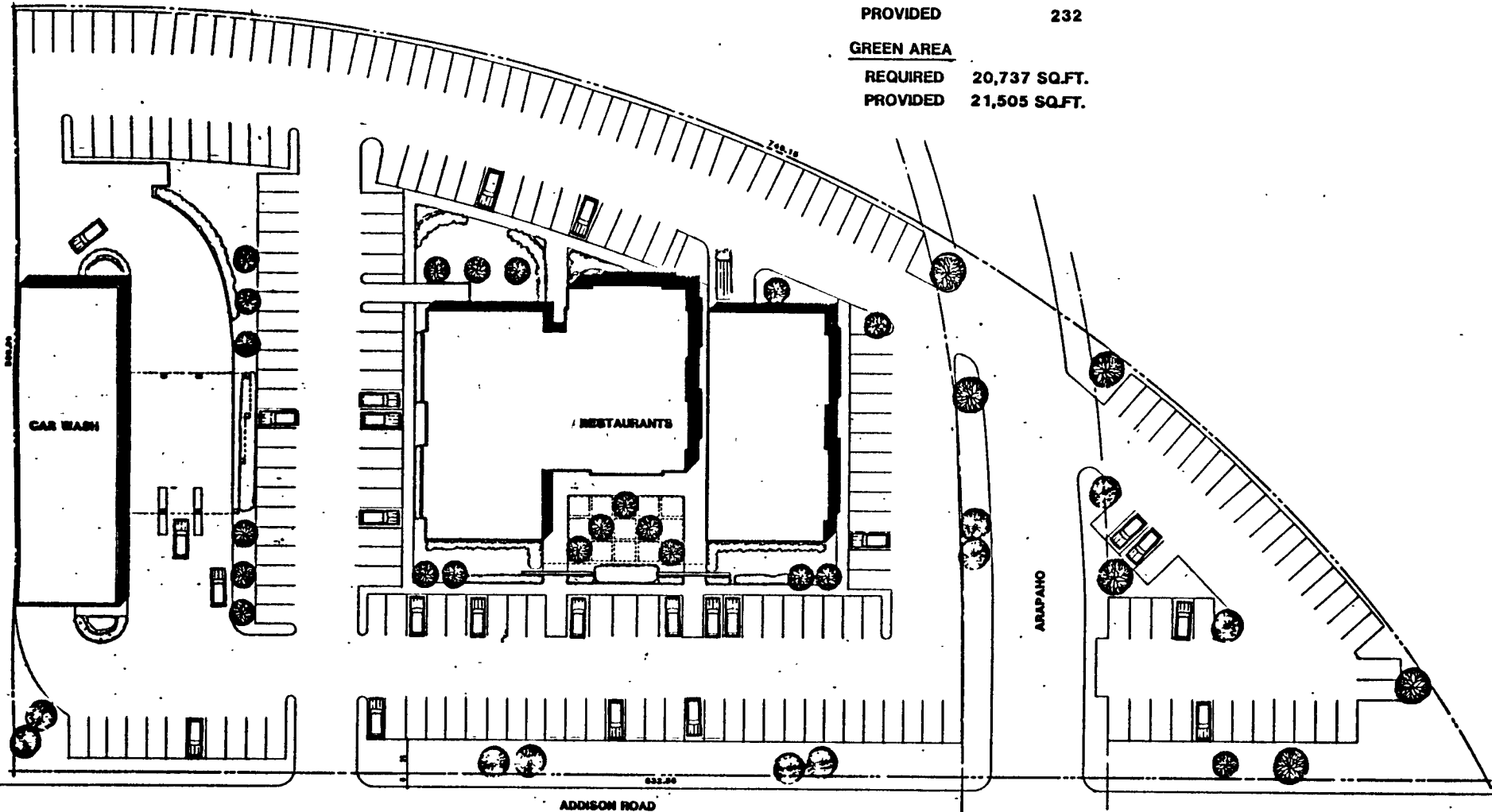
**PARKING**

RESTAURANT 1:70	208
OFFICE 1:300	14
CAR WASH 1:200	10
<b>REQUIRED</b>	<b>232</b>
<b>PROVIDED</b>	<b>232</b>

<b>SITE</b>	<b>151,148 SQ.FT.</b>
<b>PROPOSED R.O.W.</b>	<b>12,900 SQ.FT.</b>
<b>TOTAL</b>	<b>138,248 SQ.FT.</b>

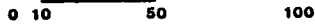
**GREEN AREA**

<b>REQUIRED</b>	<b>20,737 SQ.FT.</b>
<b>PROVIDED</b>	<b>21,505 SQ.FT.</b>



  
 ARCHITECTURE ENGINEERING  
 PLANNING INTERIOR DESIGN  
 CORPORATION  
 A PROJECT FOR  
 DALLAS DEVELOPMENT  
 CORPORATION  
 JOB NO.  
 DATE  
 DRAWN BY  
 CHECKED BY  
 SHEET NO.  
 1  
 OF 7

**SITE PLAN**



**DATA**

RESTAURANT 9,560 SQ. FT.  
 RESTAURANT 5,000 SQ.FT  
 OFFICE 4,075 SQ.FT.  
 CAR WASH 1,848 SQ.FT.

**PARKING**  
 RESTAURANTS 1:70 208  
 OFFICE 1:300 14  
 CAR WASH 1:200 10  
**REQUIRED 232**  
**PROVIDED 236**

**SITE 151,148 SQ. FT.**  
**LANDSCAPING 30,344 SQ. FT.**

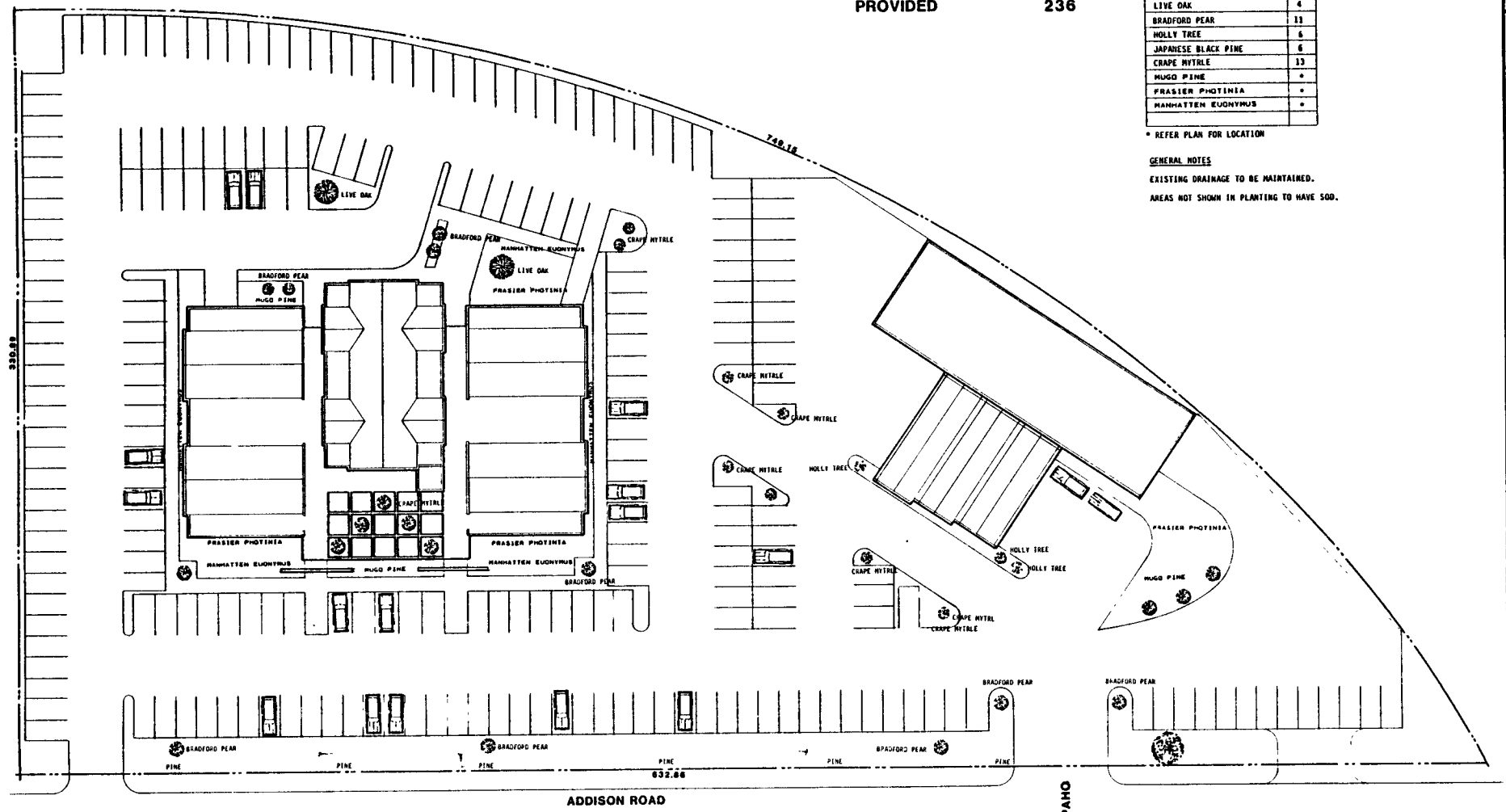
**PLANTING SCHEDULE**

DESCRIPTION	QUAN.
LIVE OAK	4
BRADFORD PEAR	11
HOLLY TREE	6
JAPANESE BLACK PINE	6
CAPE MYRTLE	13
MUGO PINE	*
FRASIER PHOTINIA	*
MANHATTEN EUONYMUS	*

\* REFER PLAN FOR LOCATION

**GENERAL NOTES**

EXISTING DRAINAGE TO BE MAINTAINED.  
 AREAS NOT SHOWN IN PLANTING TO HAVE SOD.



921-50P

ARCHITECTURE ENGINEERING  
 PLANNING INTERIOR DESIGN  
 M P I  
1000 Dallas Street - Suite 1000 Dallas, TX 75201

A PROJECT FOR  
**DALLAS DEVELOPMENT CORPORATION**

JOB NO. \_\_\_\_\_  
 DATE OCT 23, 1985  
 DRAWN BY \_\_\_\_\_  
 REVISIONS \_\_\_\_\_

SHEET TITLE \_\_\_\_\_

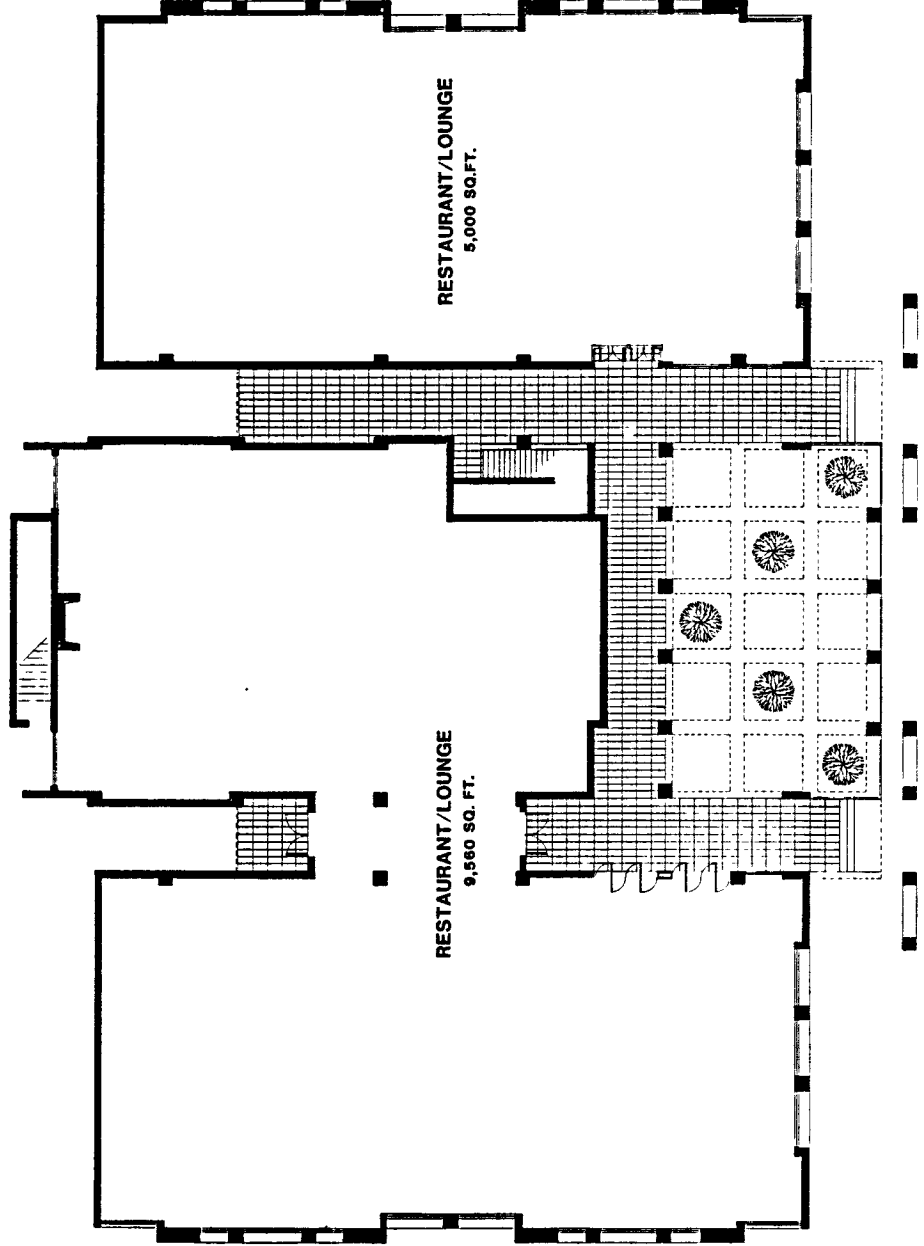
SHEET NO. **1**  
 OF 7





1st FLOOR PLAN

0 5 10 25



M P I ARCHITECTURE ENGINEERING  
PLANNING INTERIOR DESIGN  
10000 North Central Expressway - Dallas, Texas 75243

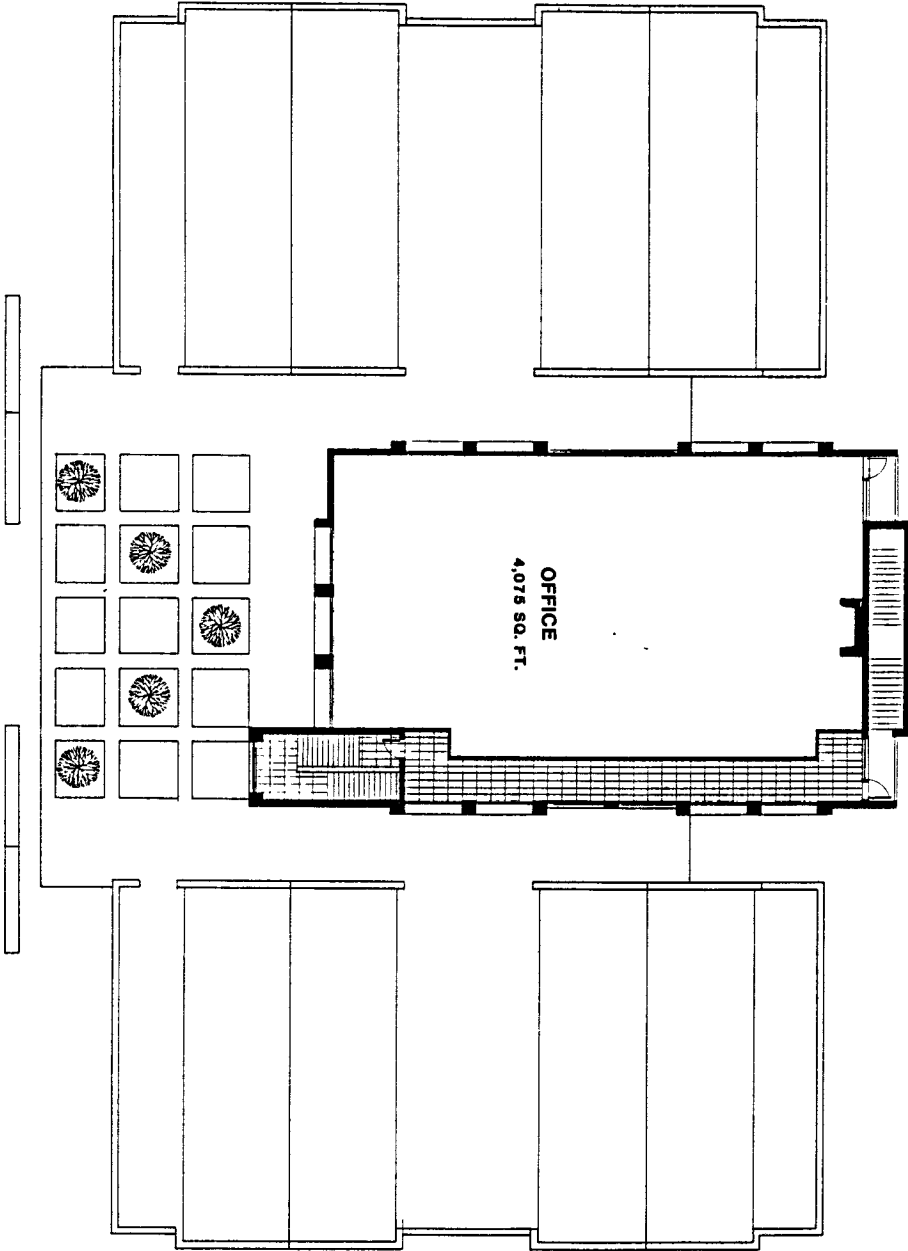
A PROJECT FOR  
DALLAS DEVELOPMENT  
CORPORATION

JOB NO.  
DATE OCT 22, 1988  
DRAWN BY  
REVISIONS

SHEET TITLE


SHEET NO

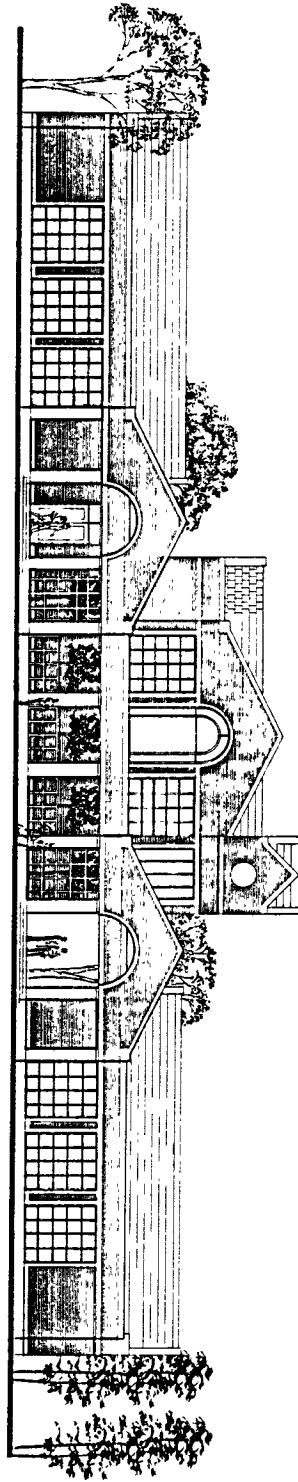
2  
OF 7



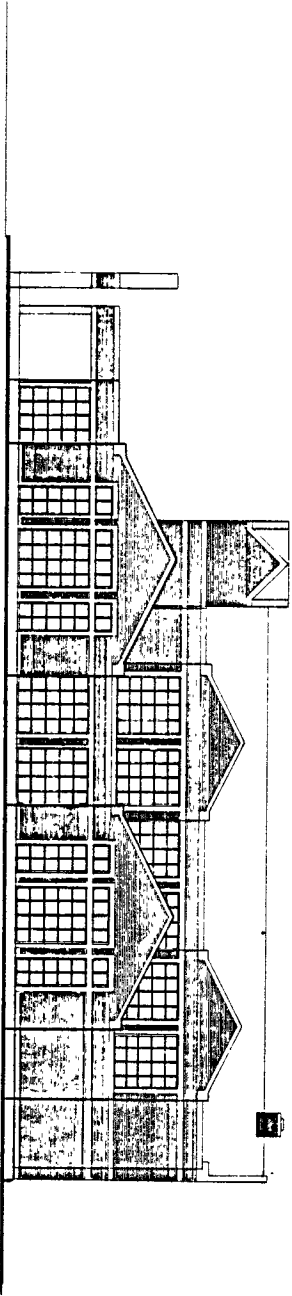
2nd FLOOR PLAN



OF 7	3	SHEET NO.	SHEET TITLE	REVISIONS	DRAWN BY OCT 23, 1988	DATE OCT 23, 1988	JOB NO.	A PROJECT FOR DALLAS DEVELOPMENT CORPORATION	 ARCHITECTURE ENGINEERING PLANNING INTERIOR DESIGN <small>4070 South Parkway • Suite 400 DALLAS, TEXAS 75246</small>	
------	---	-----------	-------------	-----------	--------------------------	----------------------	---------	--	---	--



**EAST ELEVATION**  
 0 5 10 25



**NORTH ELEVATION**

A PROJECT FOR  
**DALLAS DEVELOPMENT  
 CORPORATION**

**M E L** ARCHITECTURE ENGINEERING  
 PLANNING INTERIOR DESIGN  
3645 Dallas Parkway • Suite 300 DALLAS, TEXAS 75246

JOB NO.

DATE  
 OCT 23, 1988

DRAWN BY

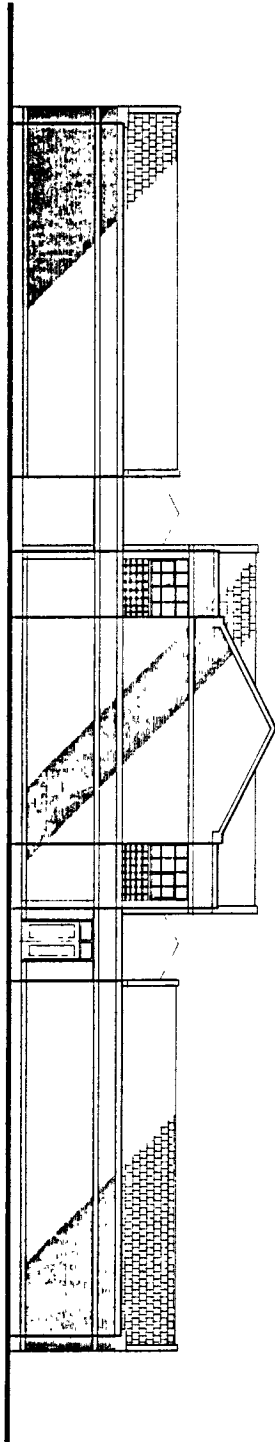
REVISIONS

SHEET TITLE

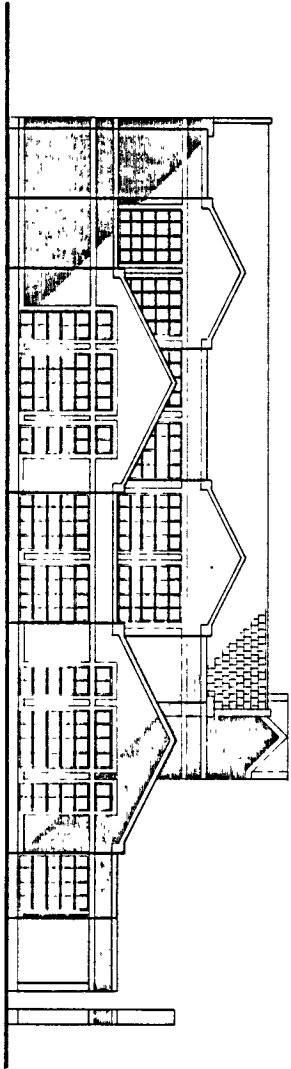
SHEET NO.

4

OF 1

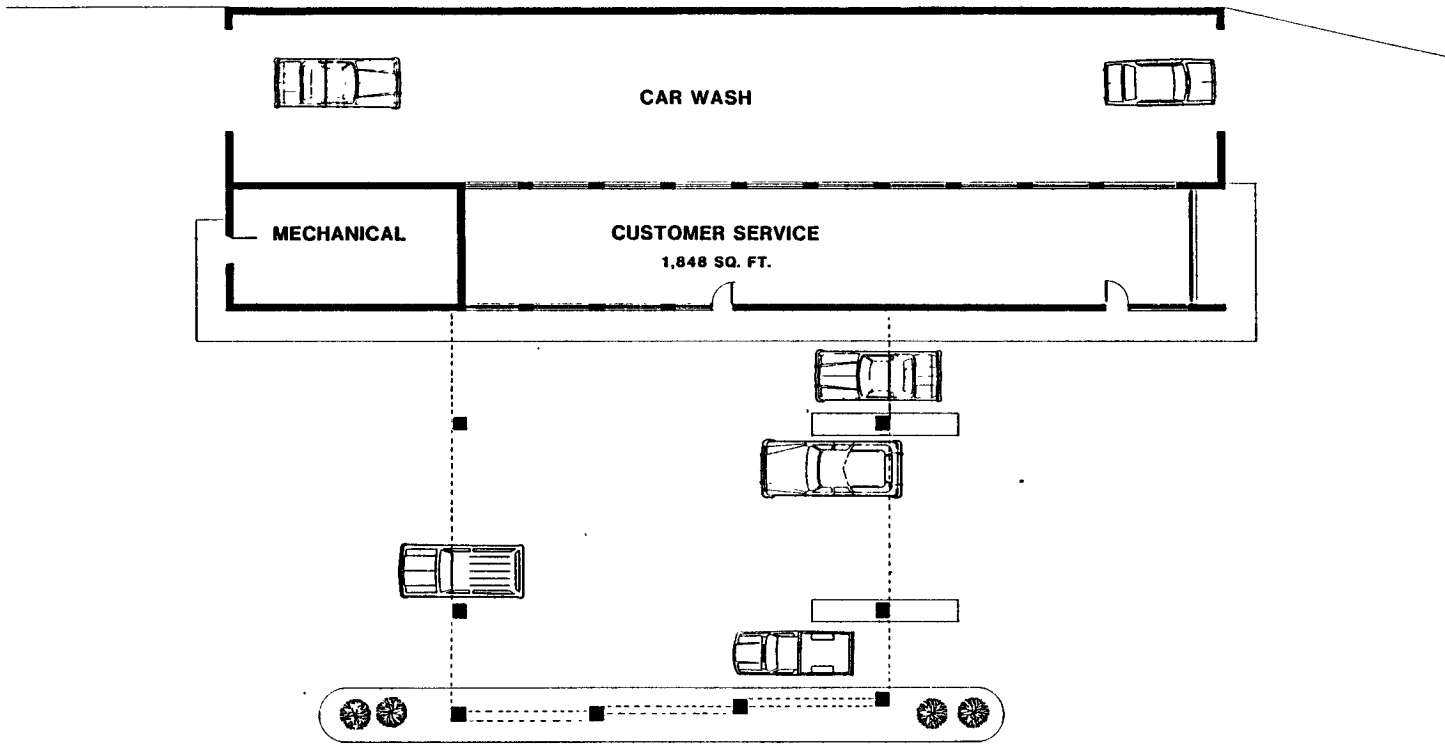


WEST ELEVATION  
 0 5 10 25

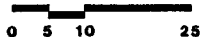


SOUTH ELEVATION

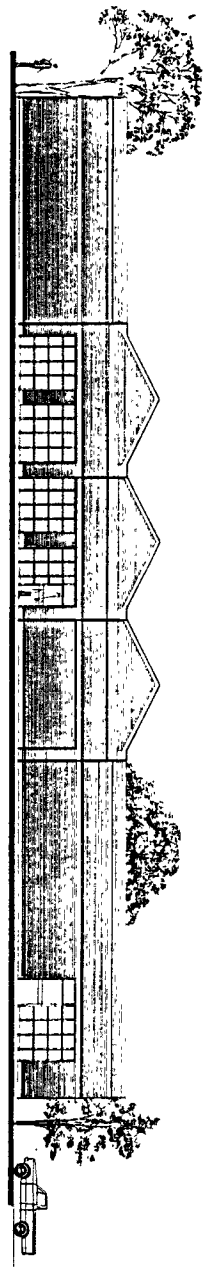
SHEET NO. <b>5</b>	SHEET TITLE	REVISIONS	DRAWN BY	DATE OCT 23, 1988	JOB NO.	<b>M P I</b> ARCHITECTURE ENGINEERING PLANNING INTERIOR DESIGN <small>4679 Dallas Parkway - Suite 407 Dallas, TX 75248-7104</small>	A PROJECT FOR <b>DALLAS DEVELOPMENT          CORPORATION</b>



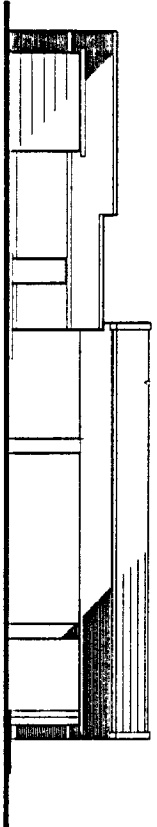
**PLAN - CAR WASH** 



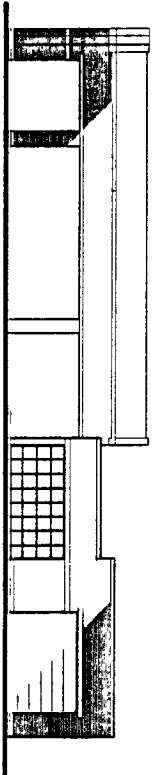
 <b>ARCHITECTURE ENGINEERING PLANNING INTERIOR DESIGN</b> <small>1000 North Rios Pkwy. - Suite 200 - Irving, TX 75038</small>	
<b>A PROJECT FOR DALLAS DEVELOPMENT CORPORATION</b>	
JOB NO.	
DATE	OCT 23, 1988
DRAWN BY	
REVISIONS	
SHEET TITLE	
SHEET NO.	<b>6</b>
OF 7	



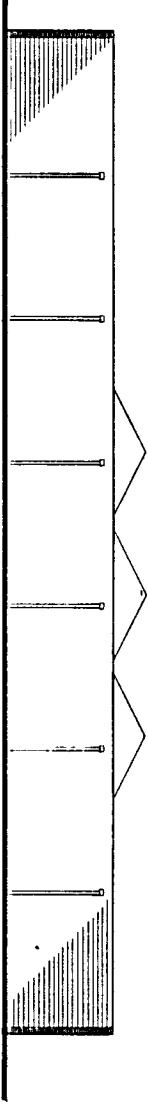
**EAST ELEVATION**  
 0 5 10 25



**SOUTH ELEVATION**



**NORTH ELEVATION**



**WEST ELEVATION**

A PROJECT FOR  
**DALLAS DEVELOPMENT  
 CORPORATION**

**MPI** ARCHITECTURE ENGINEERING  
 PLANNING INTERIOR DESIGN  
1675 Dallas Parkway • Suite 400 DALLAS, TEXAS 75246

DATE	OCT 23, 1988
DRAWN BY	
REVISIONS	
SHEET TITLE	
SHEET NO.	<b>7</b>
OF 7	