

ORDINANCE NO. 2591
File No. OT-64

AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF 1973, SO AS TO GRANT A CHANGE OF ZONING FROM CENTRAL BUSINESS DISTRICT TO TWO CONDITIONAL USES IN THE CENTRAL BUSINESS DISTRICT FOR AN OUTDOOR STORAGE YARD AND FOR METAL BUILDINGS, PROVIDED THAT MASONRY FRONTS ARE PROVIDED ON ALL STREET FRONTAGES; REPEALING ALL ORDINANCES IN CONFLICT WITH THE PROVISIONS OF THIS ORDINANCE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY; AND DECLARING AN EMERGENCY.

WHEREAS, the City Planning Commission of the City of Mesquite and the governing body of the City of Mesquite in compliance with the Charter of the City of Mesquite and State laws with reference to granting of zoning change under the Zoning Ordinance Regulations and Zoning Map, have given the 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 the persons interested and situated in the area, the City of Mesquite if of the opinion that the change of zoning may be granted herein:

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS:

SECTION 1. That the Comprehensive Zoning Ordinance of 1973, duly passed by the City Council of the City of Mesquite, Texas, on the 4th day of September, 1973, be and the same is hereby amended by amending the Zoning Map of the City of Mesquite so as to grant a change of zoning from Central Business District to two Conditional Uses in the Central Business District for an outdoor storage yard and for metal buildings, provided that masonry fronts are provided on all street frontages. The subject 0.310 tract is located north of West Kimbrough Street, between Lawrence Street and North Lane Street; City of Mesquite, Dallas County, Texas.

SECTION 2. That all ordinances, or portions thereof, of the City of Mesquite in conflict with the provisions of this ordinance, to the extent of such conflict are hereby repealed. To the extent that such ordinances or portions thereof not in conflict herewith, the same shall remain in full force and effect.

SECTION 3. That the property described in Section 1 of this ordinance, shall be used only in the manner and for the purposes provided for by the Comprehensive Zoning Ordinance of 1973.

SECTION 4. That the foregoing change shall be, and it is, granted subject to any development of the land herein being developed in conformity with the requirements of current and/or future drainage improvement ordinances of the City of Mesquite, including Ordinance No. 1249 of the Mesquite City Code.

SECTION 5. 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 hereof 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 6. That any person, firm, or corporation violating any of the provisions or terms of this ordinance shall be deemed to be guilty of a Class C Misdemeanor and subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of 1973 as amended, of the City of Mesquite, and upon conviction in the Municipal Court shall be punished by a fine not to exceed Two Thousand (\$2000.00) Dollars for each offense.

SECTION 7. Whereas, the property described in Section 1 of this ordinance requires that it be given the above classification in order to permit its proper development and in order to protect the public interest, comfort, and general welfare of the City of Mesquite, 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


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DULY PASSED AND APPROVED by the City Council of the City of Mesquite, Texas, on the 3rd day of April, 1989.


George A. Venner, Sr.
Mayor

ATTEST:


Lynn Prugel
City Secretary

APPROVED:


B.J. Smith
City Attorney

00277

PROPERTY DESCRIPTION

BEING the West 130 feet of Lot 3 of Block 13 of the S. A. Lawrence Addition, an Addition in the City of Mesquite as recorded in Volume 250, Page 250, Deed Records of Dallas County, Texas, and being more particularly described as follows:

BEGINNING at the intersection of the North ROW line of West Kimbrough Street (a 60' ROW), and the East ROW line of Lawrence Street (a 50' ROW), said point also being the Southwest corner of Lot 3;

THENCE: North, 104.00 feet along the East ROW line of Lawrence Street to a point for corner;

THENCE: East, 130.00 feet along the North line of Lot 3 to a point for corner in the West line of North Lane Street (a 30' ROW);

THENCE: South, 104.00 feet along the West line of North Lane Street to the North line of West Kimbrough Street;

THENCE: West, 130.00 feet along the North line of West Kimbrough Street to the PLACE OF BEGINNING and containing 0.310 acres of land.

SOUTHWEST SURVEYING, INC.
3149 Hwy. #67, Suite F • Mesquite, Texas 75150

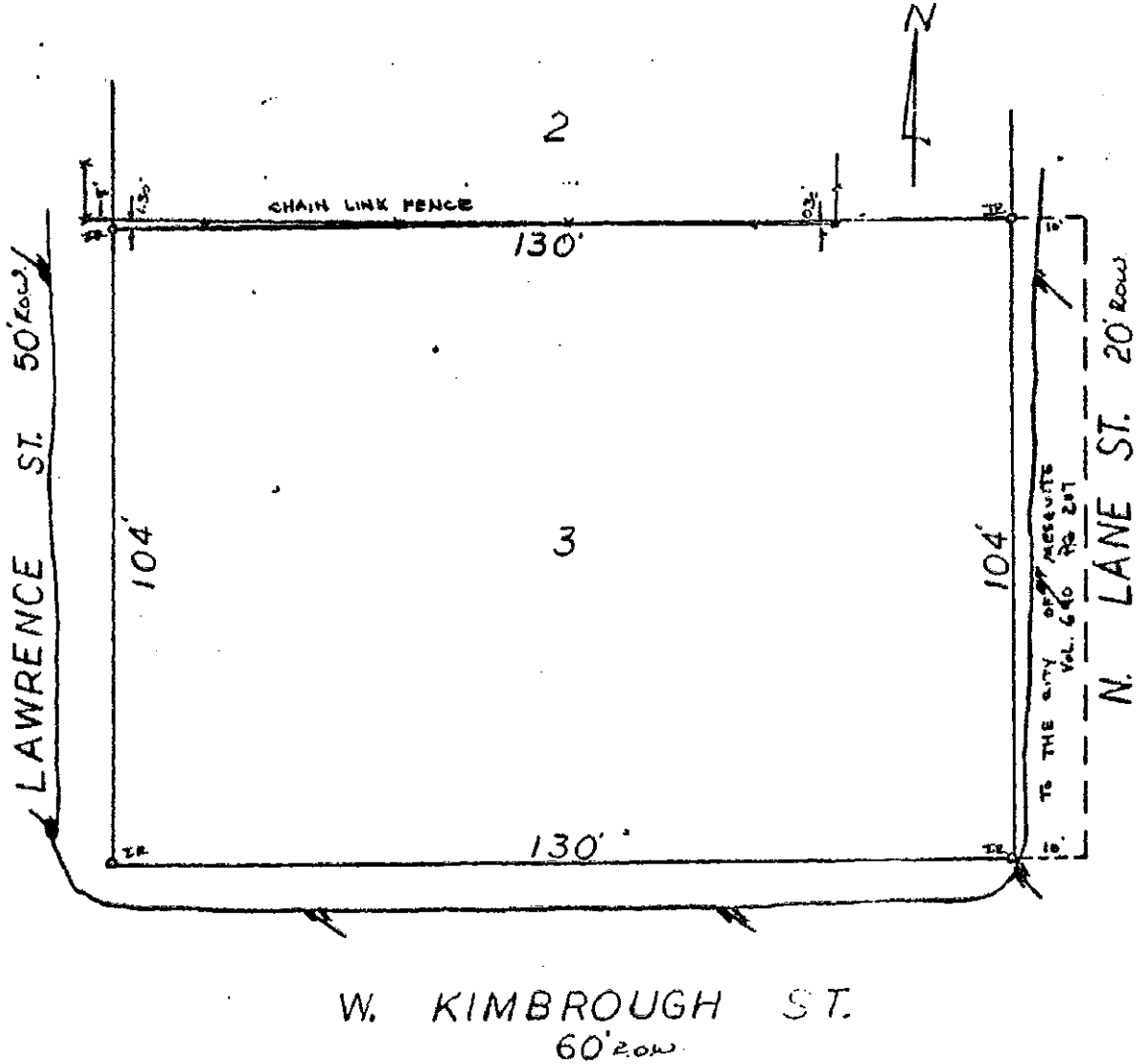
(214) 681-4442

SURVEY PLAT

00278

TO ALL PARTIES INTERESTED IN PREMISES SURVEYED:

This is to certify that I have, this date, made a careful and accurate survey on the ground of property located at
No. North Lane Street, in the city of Mesquite, Texas described as follows:
Lot No. West 130 feet of Lot 3, Block No. 13 City Block No. _____
of S. A. Lawrence Addition, an addition in the City of Mesquite
Texas, according to the _____ plat recorded in Volume 250 at page 250 of the Map Records
of Dallas County, Texas.



The plat hereon is a true, correct, and accurate representation of the property as determined by survey, the lines and dimensions of said property being as indicated by the plat; the size, location, and type of buildings and improvements are as shown, all improvements being within the boundaries of the property, set back from property lines the distances indicated, and that the distance from the nearest intersecting street, or road, is as shown on said plat.

THERE ARE NO ENCROACHMENTS, CONFLICTS, OR PROTRUSIONS, EXCEPT AS SHOWN.

Scale 1" = 20'
Date Nov. 15, 1988

J. L. Lane
REGISTERED PUBLIC SURVEYOR

