



ORDINANCE NO. 1845

AN ORDINANCE OF THE CITY OF FARMERS BRANCH, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF FARMERS BRANCH, TEXAS, AS HERETOFORE AMENDED; SO AS TO GRANT A SPECIFIC USE PERMIT FOR AN AUTOMOTIVE GENERAL REPAIR FACILITY IN A LIGHT INDUSTRIAL (LI) ZONING DISTRICT AT 3340 BELTLINE ROAD; PROVIDING FOR CONDITIONS OF OPERATION; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR INJUNCTIVE RELIEF; AND PROVIDING AN EFFECTIVE DATE.

Whereas, the City Plan Commission of the City of Farmers Branch and the governing body of the City of Farmers Branch, in compliance with the Charter of the City of Farmers Branch, and the State Law with reference to granting of a Specific Use Permit 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 vicinity thereof, the governing body of the City of Farmers Branch is of the opinion that said change in zoning uses should be made:

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

SECTION 1. That the Comprehensive Zoning Ordinance of the City of Farmers Branch, Texas, be, and the same is hereby amended by amending the Zoning Map of the City of Farmers Branch so as to grant a specific use permit for an automotive general repair facility in a Light Industrial (LI) zoning district on Lot 5, Block 1 of the Brookhaven Business Park Phase I and more commonly known as 3340 Beltline Road.

SECTION 2. That the above described automotive general repair facility shall be limited in location to that shown on the approved floor plan attached as Exhibit "A".

SECTION 3. That all automotive related repairs conducted outside the building shall be prohibited.

SECTION 4. That the City Staff shall monitor the automotive general repair facility and prior to August 1, 1993, apprise the City Council of the regulatory compliance record associated with the automotive general repair facility. In the event of an unsatisfactory compliance record, the City reserves the right to institute a zoning case to rezone the property from its existing zoning and to terminate the specific use permit.

SECTION 5. That the above described property shall be used only in the manner and for the purpose provided by the Comprehensive Zoning Ordinance of the City of Farmers Branch, Texas as herein amended by the granting of a specific use permit for an automotive general repair facility at 3340 Beltline Road.

SECTION 6. 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 of Farmers Branch, and upon conviction shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense.

SECTION 7. That if any section, paragraph, subdivision, clause, phrase or provision of this ordinance shall be judged invalid or unconstitutional, the same shall not affect the validity of this ordinance as a whole or any portion thereof other than that portion so decided to be invalid or unconstitutional.

SECTION 8. In addition to and accumulative of all other penalties, the City shall have the right to seek injunctive relief for any and all violations of this Ordinance.

SECTION 9. This ordinance shall take effect immediately from and after its passage and publication of the caption of said ordinance, as the law in such case provides.

DULY PASSED BY THE CITY COUNCIL of the City of Farmers Branch, Texas, on this the 2nd day of October, 1989.

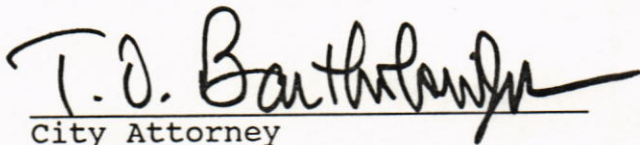
APPROVED:



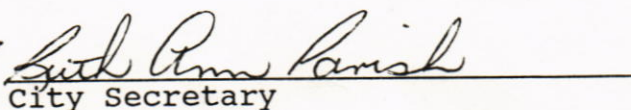
Mayor

APPROVED AS TO FORM:

ATTEST:



T. D. Bartholomew  
City Attorney



Leth Ann Parish  
City Secretary