

ORDINANCE NO. 530

AN ORDINANCE AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF HUTCHINS, TEXAS, AS HERETOFORE AMENDED SO AS TO CHANGE THE FOLLOWING DESCRIBED PROPERTY FROM LIGHT MANUFACTURING TO LIGHT MANUFACTURING with SPECIAL USE PERMIT FOR COMMUNITY REHABILITATION CENTER:

Situated in the S.C. Atterberry Survey, Abstract No. 15 and being a part of Tract 3, block B of Section One, Carpenter Industrial Park Addition, an addition to the City of Hutchins, as recorded in Volume 84072, Page 6199, Map Records, Dallas County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at the Westerly corner of Tract 3, same being the Easterly corner of the intersection of Wintergreen Road (50' R.O.W.) and Carpenter Road (60' R.O.W.); THENCE North 60 degrees East along the Southeast line of Wintergreen Road, a distance of 315.29 feet to the Northerly corner of Tract 3; THENCE South 30 degrees 08 minutes 49 seconds East along the Northeast line of Tract 3, a distance of 309.49 feet to a point for corner; THENCE South 60 degrees West crossing Tract 3, a distance of 331.31 to a point for corner in the Northeast line of Carpenter Road; THENCE North 27 degrees 11 minutes West along the North-east line of Carpenter Road, a distance of 309.86 feet to the Place of Beginning and containing 2.297 Acres of Land.

AUTHORIZING SUCH PROPERTY TO BE USED FOR COMMUNITY REHABILITATION CENTER PURPOSES, PROVIDING FOR A PENALTY NOT TO EXCEED THE SUM OF TWO HUNDRED (\$200.00) DOLLARS FOR EACH OFFENSE, AND DECLARING AN EMERGENCY.

DULY PASSED BY THE CITY COUNCIL OF THE CITY OF HUTCHINS, TEXAS,
THIS 13 DAY OF February 1989.

Lee Ed Walker
MAYOR

(SEAL)

DULY ENROLLED:



Jackie Duncan
CITY SECRETARY

SECTION 1. That the Comprehensive Zoning Ordinance of the City of Hutchins, Texas, be, and the same is hereby amended by amending the Zoning Map of the City of Hutchins so as to change the following described property from Light Manufacturing to Light Manufacturing with Special Use Permit for Community Rehabilitation Center:

(see legal description above)

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all ordinances of the City of Hutchins in conflict with the provisions of this ordinance be, and the same are hereby repealed, and all other provisions of the ordinances of the City of Hutchins not in conflict with the provisions of this ordinance shall remain in full force and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

SECTION 3. That the above described tract of land shall be used only in the manner and for the purposes provided by the Comprehensive Zoning Ordinance of the City of Hutchins, as heretofore amended and as amended herein.

SECTION 4. 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 Hutchins, and upon conviction shall be punished by a fine not to exceed Two Hundred (\$200.00) Dollars for each offense.

SECTION 5. The fact that it appears that 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 of Hutchins, Texas, creates an urgency and an emergency in the preservation of the public health, safety and welfare, and requires that this ordinance shall take effect immediately from and after its passage, and the publication of the caption of said ordinance, as the law in such cases provides.

DULY PASSED BY the City Council of the City of Hutchins, Texas, on the 13 day of February 1989.

APPROVED:

Joe Ed Walker
MAYOR

(SEAL)



DULY RECORDED:

Jackie Denmark
CITY SECRETARY