

**AN ORDINANCE OF THE CITY OF RICHARDSON, TEXAS**

**ORDINANCE NO. 2766-A**

AN ORDINANCE OF THE CITY OF RICHARDSON, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF RICHARDSON, TEXAS, AS HERETOFORE AMENDED, SO AS TO GRANT A SPECIAL PERMIT TO ALLOW A MUSIC SCHOOL/STUDIO ON A 16,590 SQUARE FOOT TRACT IN AN O-M DISTRICT, AS DESCRIBED IN EXHIBIT "A" ATTACHED HERETO, WITH SPECIAL CONDITIONS; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF ONE THOUSAND (\$1,000.00) DOLLARS FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Planning Commission of the City of Richardson and the governing body of the City of Richardson in compliance with the laws of the State of Texas, and the ordinances of the City of Richardson, have given requisite notice by publication and otherwise, and after holding due hearings and affording a full and fair hearing to all property owners generally and to all persons interested and situated in the affected area and in the vicinity thereof, and in the exercise of its legislative discretion have concluded that the Comprehensive Zoning Ordinance should be amended; now, therefore,

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RICHARDSON, TEXAS:**

SECTION 1. That the Comprehensive Zoning Ordinance of the City of Richardson, Texas, duly passed by the governing body of the City of Richardson on the 5th day of June, 1956, as heretofore amended, be, and the same is hereby, amended so as to grant a special permit to allow a music school/studio on a 16,590 square foot tract in an O-M District, as described in Exhibit "A" attached hereto, with special conditions.

SECTION 2. That the above change in zoning classification is hereby granted, subject to the following special condition, to-wit:

1. The special permit shall be issued to the Suzuki Institute only.

SECTION 3. That the above described tract shall be used only in the manner and for the purposes provided for by the Comprehensive Zoning Ordinance of the City of Richardson, as heretofore amended, and subject to the afore-mentioned special condition.

SECTION 4. That all provisions of the ordinances of the City of Richardson in conflict with the provisions of this ordinance be, and the same are hereby, repealed, and all other provisions of the ordinances of the City of Richardson not in conflict with the provisions of this ordinance shall remain in full force and effect.

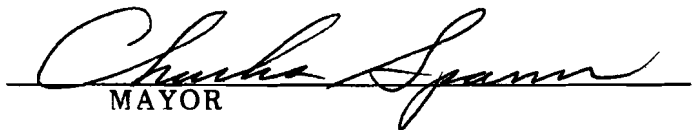
SECTION 5. That should any sentence, paragraph, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole, or any part or provision thereof other than the part so decided 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 subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the City of Richardson, as heretofore amended, and upon conviction shall be punished by a fine not to exceed the sum of One Thousand (\$1,000.00) Dollars for each offense; and each and every day such violation shall continue shall be deemed to constitute a separate offense.

SECTION 7. This ordinance shall take effect immediately from and after its passage and the publication of the caption, as the law and charter in such cases provides.

**DULY PASSED** by the City Council of the City of Richardson, Texas, on the 13th day of November, 1989.

APPROVED:

  
MAYOR

DULY RECORDED:

  
CITY SECRETARY

APPROVED AS TO FORM:

  
CITY ATTORNEY

(/ar)

FIELD NOTES

BEING LOT NUMBERS 19 & 20 AND 0.72 OF A FOOT OF LOT 21 OF BLOCK 5 OF NORTHWOOD ESTATES, AN ADDITION TO THE CITY OF RICHARDSON, TEXAS ACCORDING TO THE PLAT RECORDED IN VOLUME 48, AT PAGE 201 OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF OF SAID LOT 19, IN THE WEST LINE OF SOUTH COTTONWOOD DRIVE;

THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 19 A DISTANCE OF 125.00 FEET TO THE EAST LINE OF A ALLEY;

THENCE NORTH ALONG THE EAST LINE OF SAID ALLEY AND ALONG THE WEST LINES OF SAID LOTS 19, 20 AND 21 A DISTANCE OF 132.72 FEET:

THENCE EAST PARALLEL AND 0.72 FOOT NORTH OF THE SOUTH LINE OF SAID LOT NUMBER 21 A DISTANCE OF 125.00 FEET TO THE WEST LINE OF SOUTH COTTONWOOD DRIVE;

THENCE SOUTH ALONG THE LOT LINES OF SAID LOTS 21, 20 AND 19 AND ALONG THE WEST LINE OF SOUTH COTTONWOOD DRIVE A DISTANCE OF 132.72 FEET TO THE PLACE OF BEGINNING AND CONTAINING 16,590 SQUARE FEET OF LAND.

**PUBLIC HEARING DATE:** Monday, October 23, 1989, 7:30 p. m.

**PLACE:** City Council Chambers, City Hall, 411 West Arapaho Road  
Richardson, Texas

**PURPOSE OF THE HEARING:** The Richardson City Council will consider an application for a special permit for a music school/studio.

**AREA OF REQUEST:** 212 S. Cottonwood

**EXISTING ZONING:** O-M Office with a special permit

**OWNER:** Arch Purdue

**APPLICANT:** Paul Landefeld

**CITY PLAN COMMISSION RECOMMENDATION:** Approval with a condition



**PROCEDURE:** Testimony will be limited to 20 minutes for proponents and 20 minutes for opponents. The applicant may reserve any portion of the allotted time for rebuttal following the opposition. Time required to respond to questions by the City Council is excluded from the 20 minute limitation. The City Council may approve or disapprove the request or approve more restrictive classifications.

All interested property owners are encouraged to attend this hearing. Persons wishing their opinion to be part of the record who are unable to attend may send a written reply prior to the date of the hearing to the City Secretary, P. O. Box 830309, Richardson, Texas 75083.

I HEREBY CERTIFY THAT THIS NOTICE  
OF PUBLIC HEARING WAS POSTED ON THE  
CIVIC CENTER/CITY HALL BULLETIN  
BOARD AT 4:00 P.M., WEDNESDAY,  
OCTOBER 04, 1989.

THE CITY OF RICHARDSON

*Paula Miller*  
Paula Miller  
City Secretary