

## **Article III. Newly Annexed Territory**

### **Sec. 1. Temporary classification—Designated.**

All territory annexed to the City of Richardson hereafter and any parcel of land not permanently zoned upon the date of passage of this ordinance shall be temporarily classified for R-1500-M residential district use purposes only until permanently zoned by the governing body of the City of Richardson. The city planning commission shall, as soon as practicable after annexation of any of the territory to the City of Richardson, institute proceedings on its own motion to give the newly annexed territory a permanent zoning, and the procedure to be followed shall be the same as is provided by law for the adoption of original zoning regulations.

(Ord. No. 948-A, § 21, 3-31-75)

### **Sec. 2. Same—Permits.**

In an area temporarily classified for R-1500-M residential purposes only, no permit for the construction of a building other than authorized under such use district regulations shall be issued until such permit has been specifically authorized by the governing body. Permits for the construction of buildings in a newly annexed territory prior to permanent zoning may be authorized by the governing body under the following conditions. An application for any use shall be made to the city secretary, said application to show the use contemplated, a plat showing the size of the lot or tract of land being used, and the location of and the size and type of buildings to be constructed; and if such application is for other than an R-1500-M use, it shall be referred by the city secretary to the city planning commission for consideration and its recommendation to the governing body, after giving due consideration to the type of permanent zoning to be applied to the area in which the application is located. Whenever such recommendation is filed with the governing body, it shall be advisory only, and the governing body may grant or deny it as the facts may justify.

***End of Article III***