

**FARMERS
BRANCH**

ORDINANCE NO. 1930

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 A CELLULAR MOBILE TELEPHONE ANTENNA WITHIN THE PLANNED DEVELOPMENT NUMBER 8 (PD-8) ZONING DISTRICT AT 12895 JOSEY LANE SUITE 132; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND (\$2,000.00) DOLLARS; PROVIDING FOR INJUNCTIVE RELIEF; AND PROVIDING AN EFFECTIVE DATE.

Whereas, the Planning and Zoning 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 amending the Zoning Ordinance Regulations 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, the governing body of the City of Farmers Branch is of the opinion that a change in such zoning 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 a Cellular Mobile Telephone Antenna constructed to a maximum height of sixty-five (65) feet within the Planned Development Number 8 (PD-8) Zoning District and located at 12895 Josey Lane, Suite No. 132.

SECTION 2. That the cellular mobile telephone antenna shall be constructed and specifically located in accordance with the approved site plan attached as Exhibit "A".

SECTION 3. 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 as herein amended and by the granting of a specific use permit for a cellular mobile telephone antenna.

SECTION 4. The City expressly reserves the right at the end of each five (5) year period from the effective date of this ordinance, solely at its discretion, to institute a zoning case for the purpose of rezoning subject property in the event the City Council determines that the principal use for a cellular mobile phone antenna has become obsolete and is no longer appropriate. Applicant for the specific use permit during the public hearing before the City Council acknowledged this provision and agreed to its inclusion in the ordinance.

SECTION 5. 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 (\$2,000.00) Dollars for each offense.

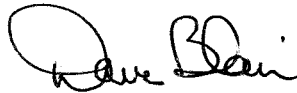
SECTION 6. If any section, paragraph, subdivision, clause, phrase or provision of this ordinance shall be judged invalid or unconstitutional, the same shall not affect the validity of this ordinance as a whole or any portion thereof other than that portion so decided to be invalid or unconstitutional.

SECTION 7. In addition to an accumulative of all other penalties, the City shall have the right to seek injunctive relief for any and all violations of this ordinance.

SECTION 8. 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 15th day of April, 1991.

APPROVED:



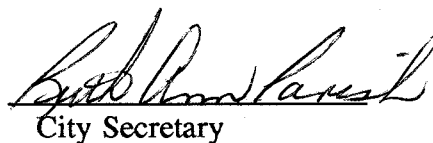
Mayor

APPROVED AS TO FORM:



Attorney

ATTEST:



City Secretary



1440 Empire Central
 Suite 450
 Dallas, Texas
 (214) 637-2741
 (214) 634-2207 fax

DATE: 08-08-01
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 PROJECT: [Name]
 SHEET: [Number]

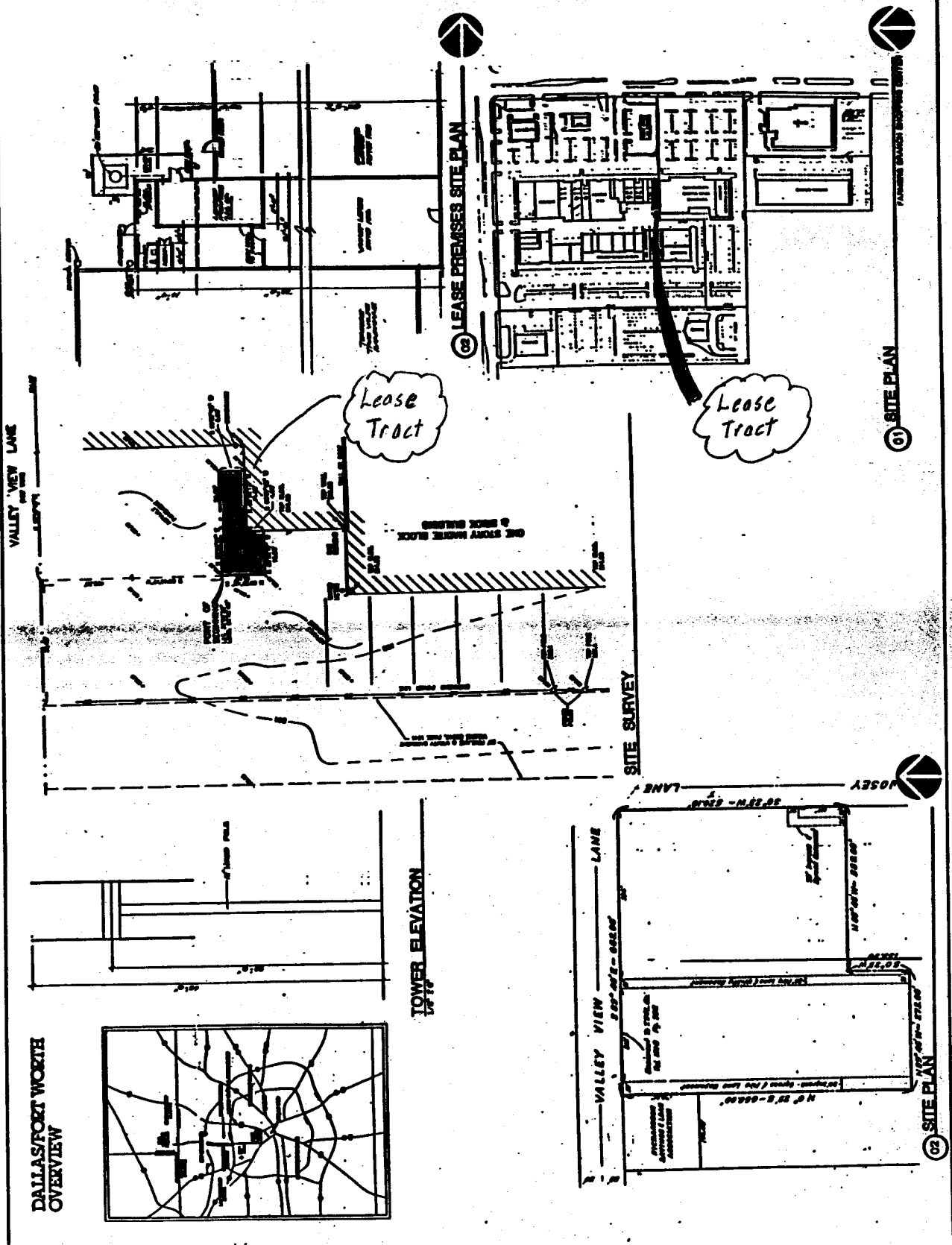
**NEW DALLAS
 CELL SITE
 FOR**

Southwestern Bell
 Mobile Systems, Inc.
 Fort Worth, Texas

TITLE:
**VALLEY VIEW
 JOSEY LANE**

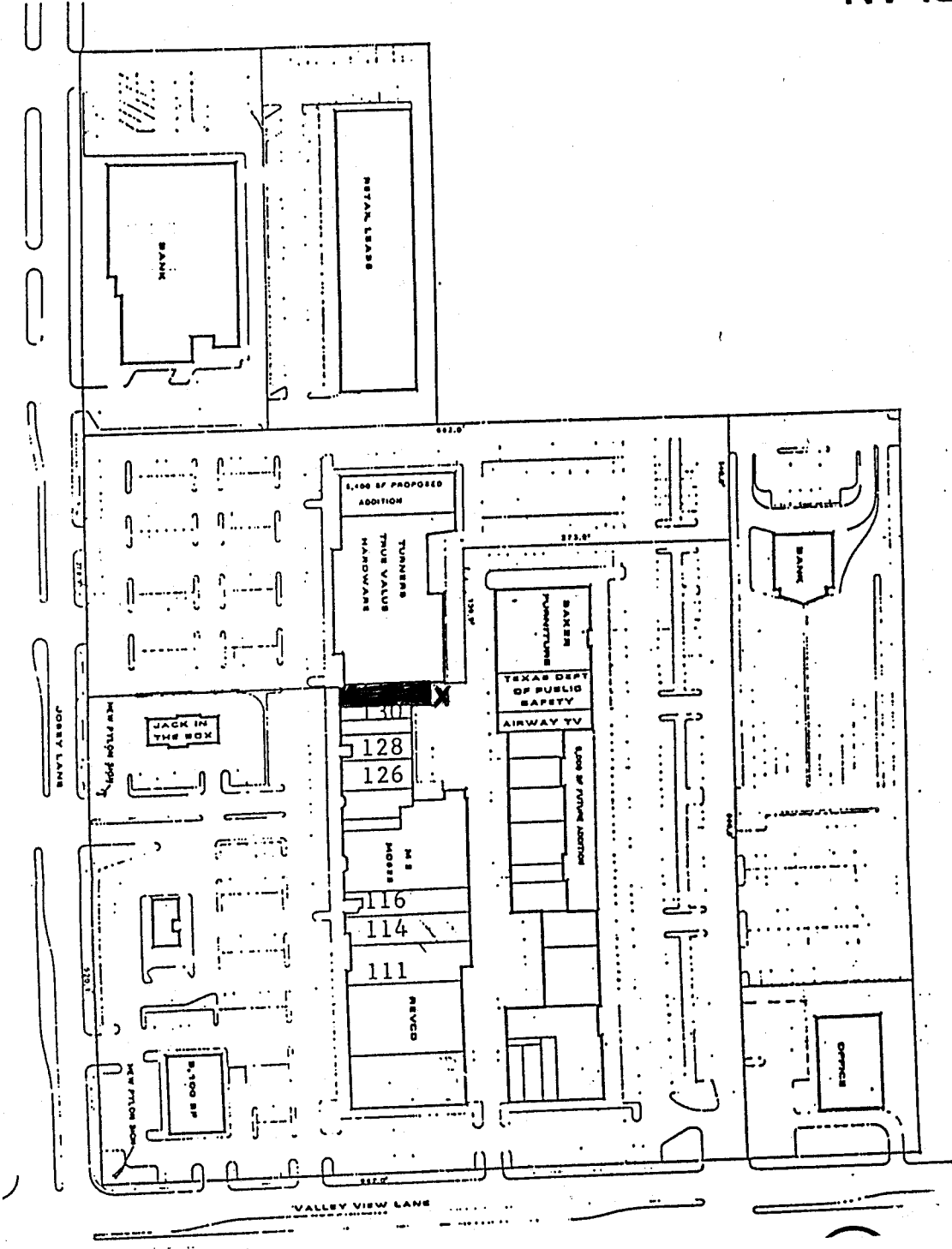
DATE: 08-08-01

Scale:
 Checked by:
 Approved by:
 Project No.:



FARMERS BRANCH SHOPPING CENT

01 SITE PLAN



VALLEY VIEW LANE
(100' WIDE)

N 89°13'43"W

38'

29.46'

492.30'

S 00°46'17"W

POINT OF BEGINNING
LAT. 32°55'23"
LONG. 96°32'49"

LEASE TRACT

S 00°37'43" W
6.00'

BENCHMARK

N 89°22'17" E
24.00'

N 89°22'17" W
14.00'

N 89°22'17" W
10.00'

S 00°37'43" W
4.00'

TOP BLDG.
516.80

WATER METER

GAS METER

TOP WALL
519.00

WALL ON ROOF

TOP BLDG.
514.50

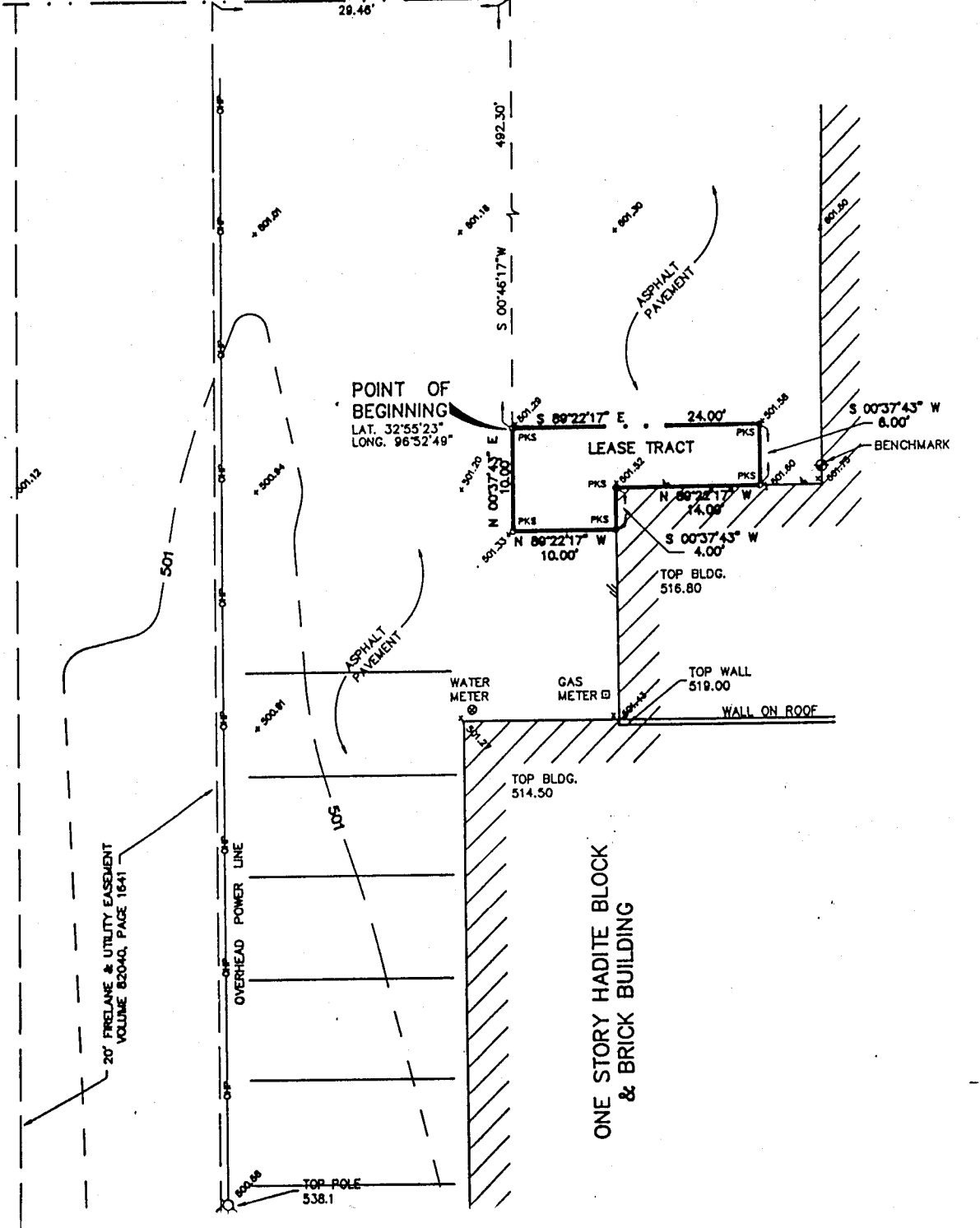
ONE STORY HADITE BLOCK
& BRICK BUILDING

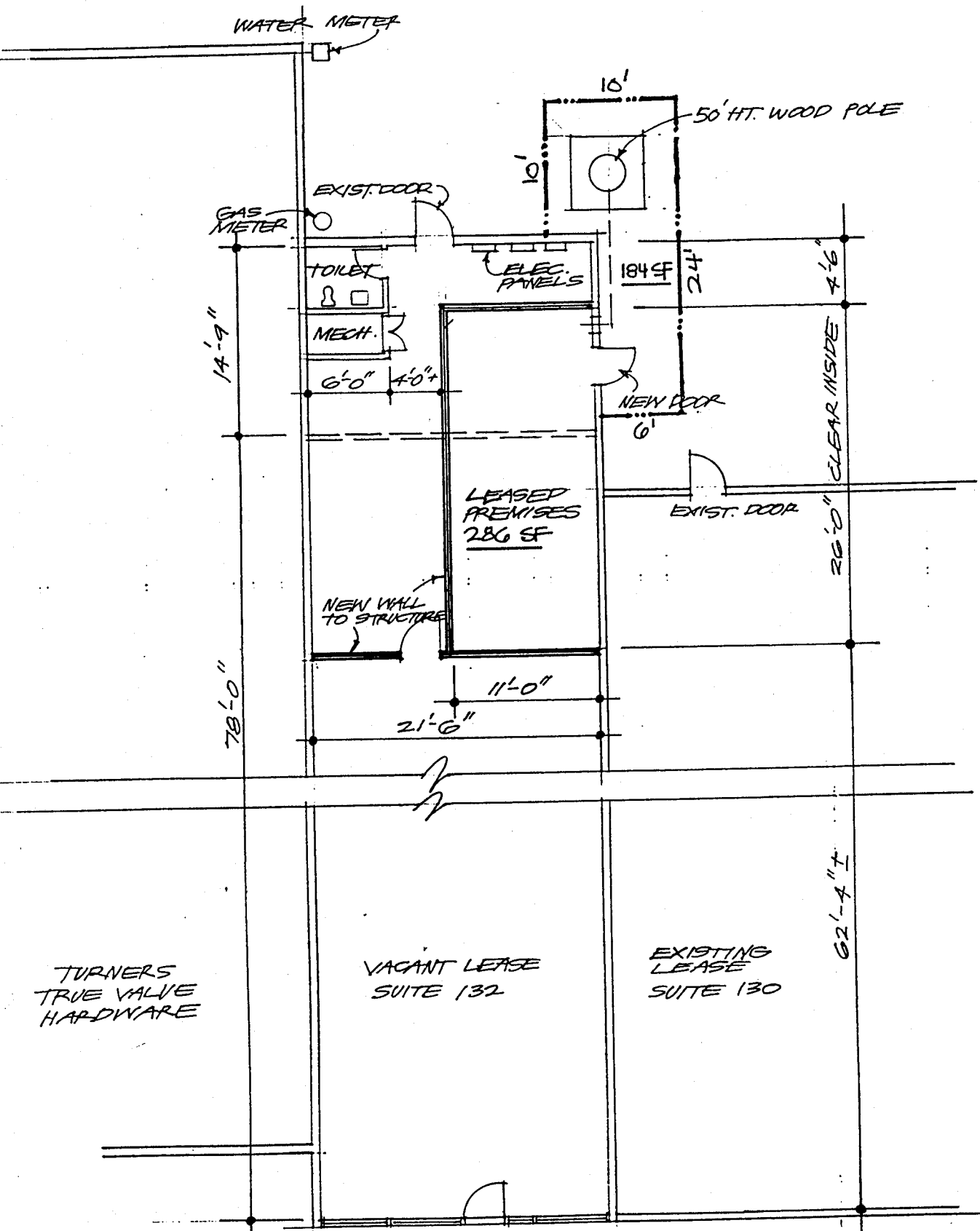
TOP POLE
538.1

20' FIRELANE & UTILITY EASEMENT
VOLUME 82040, PAGE 1641

OVERHEAD POWER LINE

page 3 of 5





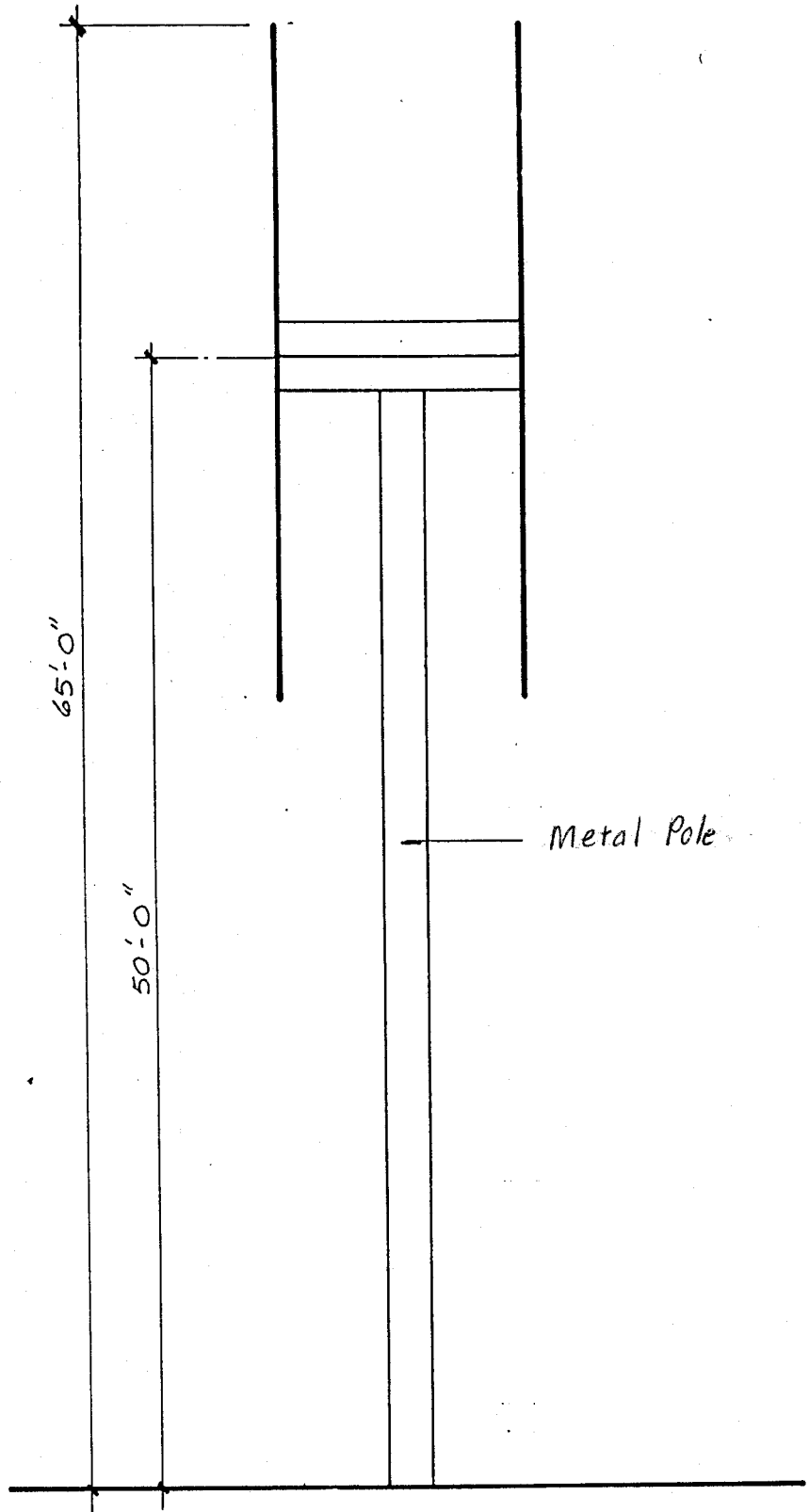
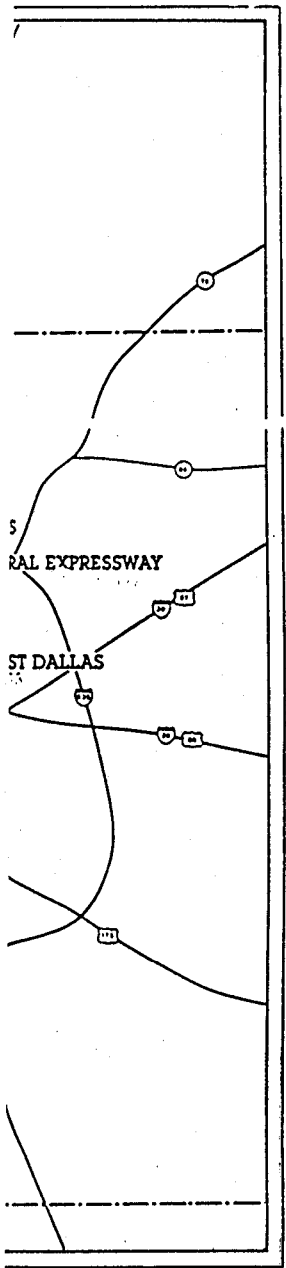
TURNERS
TRUE VALVE
HARDWARE

VACANT LEASE
SUITE 132

EXISTING
LEASE
SUITE 130



NORTH



501.12

TOWER ELEVATION

page 5 of 5

1/8" 1'0"

EASEMENT
1641