



RESOLUTION NO. 2014-072

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FARMERS BRANCH, TEXAS, ADOPTING A SITE PLAN FOR LOT 2A, BLOCK 7, VALWOOD PARK FARMERS BRANCH, PHASE TWO, AN ADDITION TO THE CITY OF FARMERS BRANCH, DALLAS COUNTY, TEXAS, LOCATED IN PLANNED DEVELOPMENT NO. 22 (PD-22) ZONING DISTRICT, INCLUDING A LANDSCAPE PLAN AND ELEVATIONS; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the owner of the property described Lot 2A, Block 7, Valwood Park Farmers Branch, Phase Two, an Addition to the City of Farmers Branch, Dallas County, Texas (“the Property”), which is located within Planned Development No. 22 (PD-22), has applied for approval of a detailed site plan for the Property; and

WHEREAS, having received the recommendation of the Planning and Zoning Commission that the detailed site plan should be approved as requested, the City Council of the City of Farmers Branch, in the exercise of the legislative discretion, has concluded that the requested detailed site plan for the Property should be approved;

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

SECTION 1. In addition to the development and use regulations of Planned Development No. 22 (PD-22) applicable to the Property, the Property shall be developed substantially in accordance with the Detailed Site Plan attached hereto as Exhibit “A,” the Landscape Plan attached hereto as Exhibit “B,” and the Elevations attached hereto as Exhibit “C,” which exhibits are incorporated herein by reference and are hereby approved.

SECTION 2. This resolution shall become effective immediately upon its approval.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF FARMERS BRANCH, TEXAS, THIS 16th DAY OF SEPTEMBER, 2014.

ATTEST:

APPROVED:

Angela Kelly, City Secretary

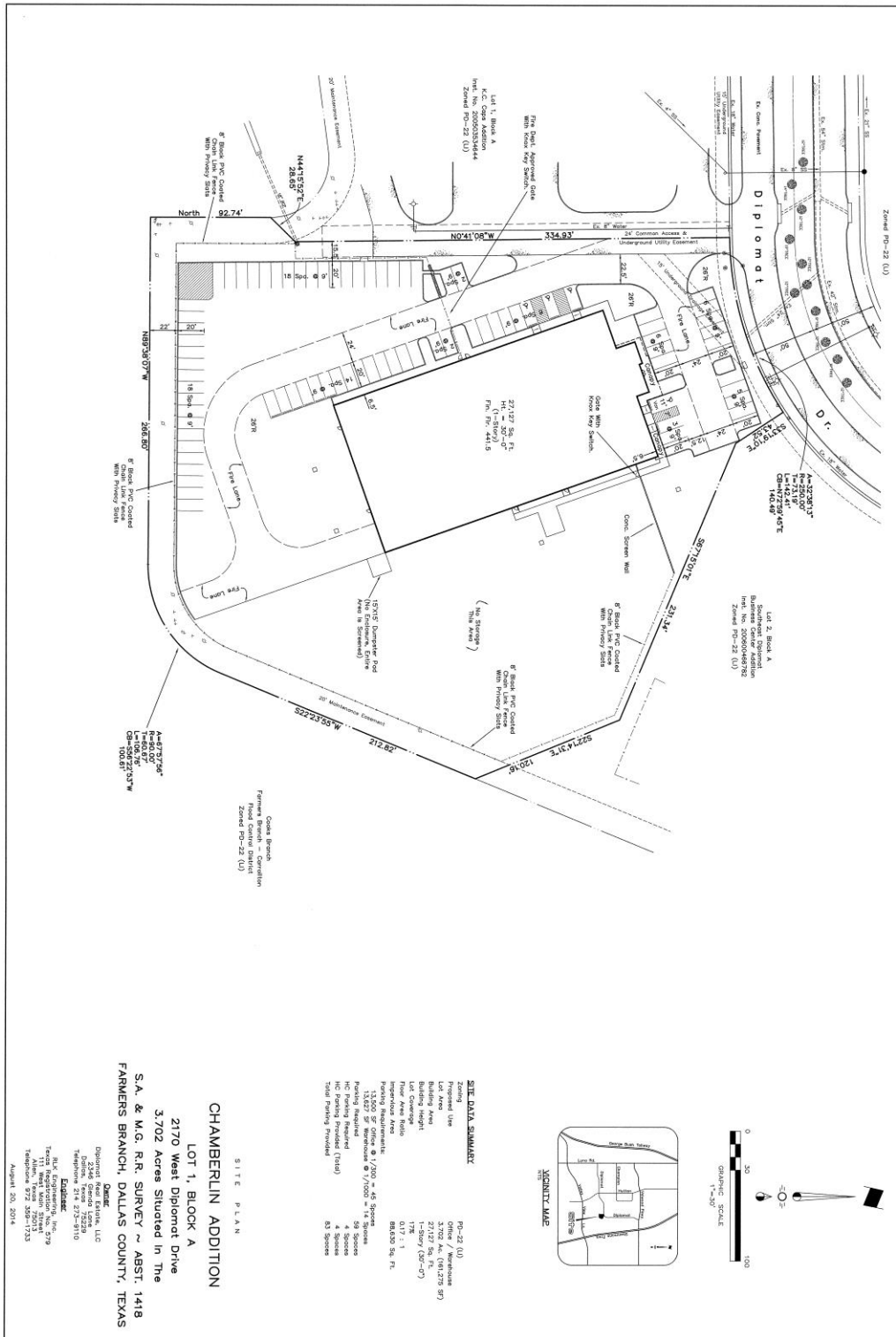
Bob Phelps, Mayor

APPROVED AS TO FORM:

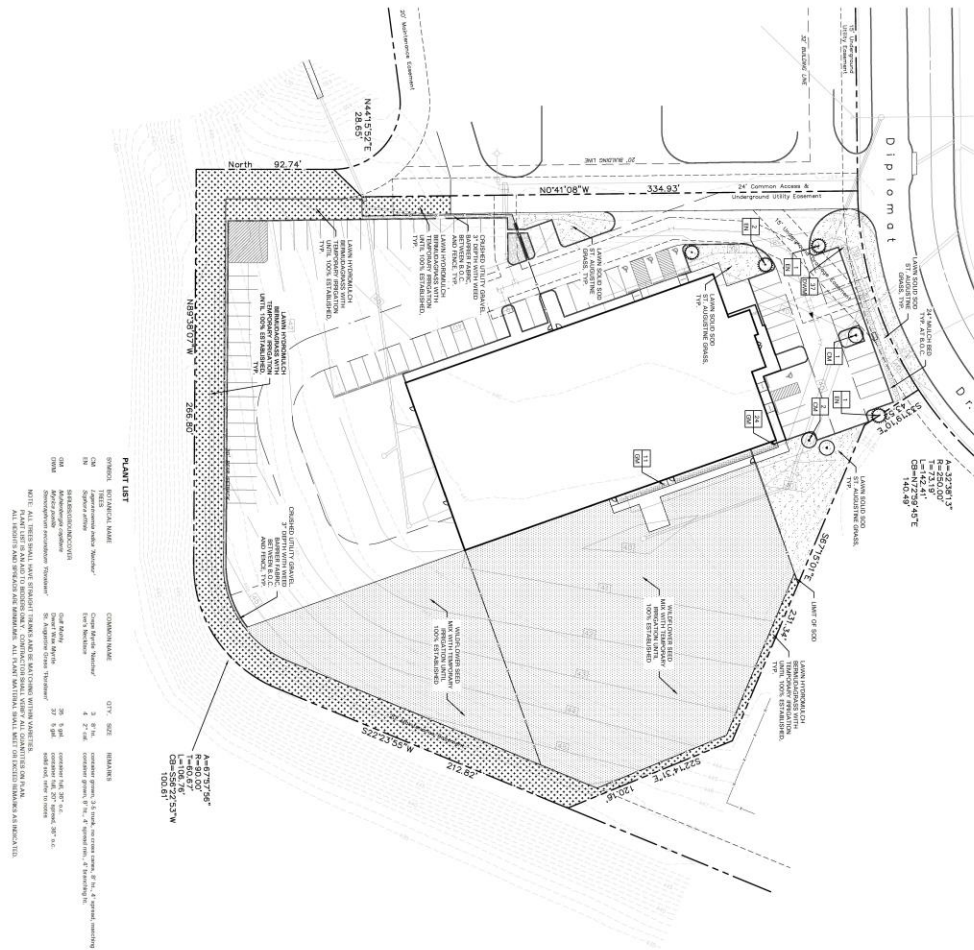
Peter G. Smith, City Attorney
(kbl:9/4/14:67945)

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Exhibit "A" – Detailed Site Plan



Resolution No. 2014-072
Exhibit “B” – Landscape Plan



LANDSCAPE NOTES

1. CONDITION SHALL VERIFY ALL EXISTING UTILITIES, INCLUDING BUT NOT LIMITED TO, WATER, GAS, ELECTRIC, AND TELEPHONE, ARE PROPERLY LOCATED AND DEPTH, AND IDENTIFY ANY OBSTRUCTIONS, SERVICE LINES, OR OTHER UTILITIES THAT MAY BE AFFECTED BY THE PROPOSED CONSTRUCTION.
2. CONTRACTOR SHALL IDENTIFY AND LOCATE ALL EXISTING UTILITIES, INCLUDING BUT NOT LIMITED TO, WATER, GAS, ELECTRIC, AND TELEPHONE, AND IDENTIFY ANY OBSTRUCTIONS, SERVICE LINES, OR OTHER UTILITIES THAT MAY BE AFFECTED BY THE PROPOSED CONSTRUCTION.
3. CONTRACTOR SHALL REMOVE A MINIMUM 2' VERTICAL CLEARANCE FROM THE EXISTING UTILITIES.
4. CONTRACTOR SHALL REMOVE A MINIMUM 2' VERTICAL CLEARANCE FROM THE EXISTING UTILITIES.
5. CONTRACTOR SHALL REMOVE A MINIMUM 2' VERTICAL CLEARANCE FROM THE EXISTING UTILITIES.
6. CONTRACTOR SHALL REMOVE A MINIMUM 2' VERTICAL CLEARANCE FROM THE EXISTING UTILITIES.
7. ALL LAYOUT, AS-BUILT, SHALL BE SUBMITTED TO THE CITY ENGINEER FOR REVIEW AND APPROVAL.
8. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY ENGINEER AND THE CITY OF CHICAGO.
9. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY ENGINEER AND THE CITY OF CHICAGO.
10. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY ENGINEER AND THE CITY OF CHICAGO.

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Date	Description	City Comments
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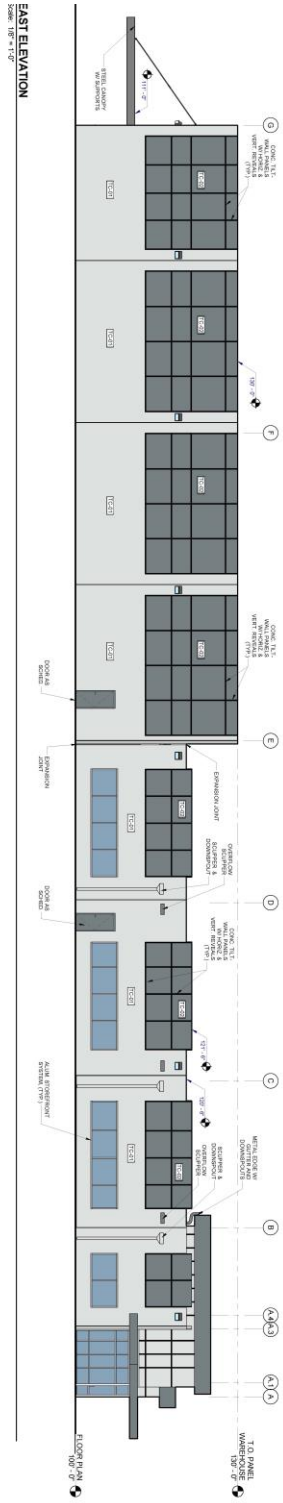
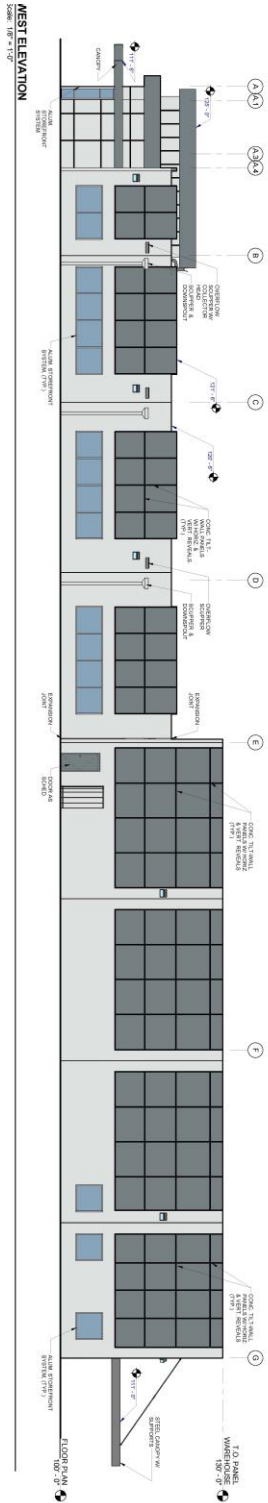
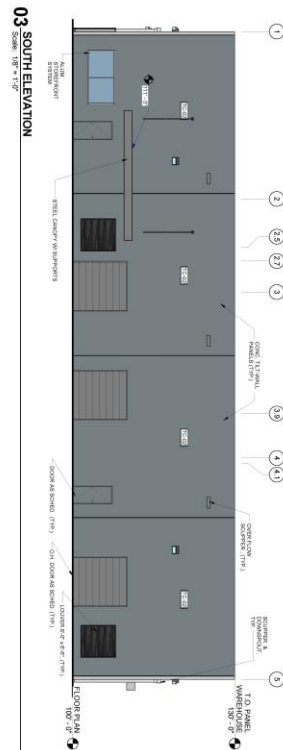
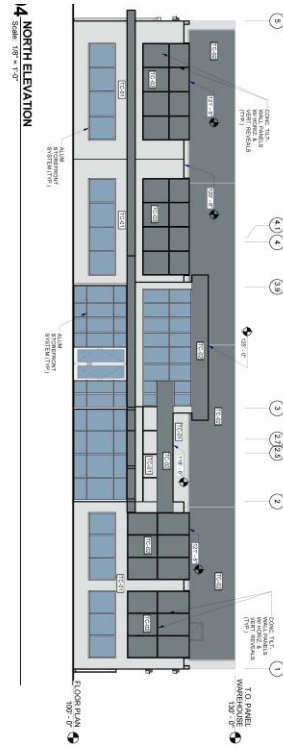
PROJECT NO: 14115

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Resolution No. 2014-072 Exhibit "C" – Elevation



Resolution No. 2014-072
Exhibit “C” – Elevation (cont.)

