



ORDINANCE NO. 3382

AN ORDINANCE OF THE CITY OF FARMERS BRANCH, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND ZONING MAP OF THE CITY OF FARMERS BRANCH, TEXAS, BY AMENDING THE SITE PLAN ADOPTED AS EXHIBIT "C" TO ORDINANCE NO. 2879 GRANTING A SPECIFIC USE PERMIT FOR A PRIVATE SCHOOL INCLUDING ATHLETIC FACILITIES FOR THE PROPERTY DESCRIBED IN EXHIBIT "A" OF SAID ORDINANCE (COMMONLY KNOWN AS 4101 SIGMA ROAD) WHICH IS LOCATED IN PLANNED DEVELOPMENT NO. 64 (PD-64) DISTRICT TO PROVIDE FOR THE ADDITION OF BUILDINGS TO BE USED AS A MULTI-PURPOSE ACTIVITIES CENTER AND A PERFORMANCE HALL, RESPECTIVELY, AND ADDING TEMPORARY OUTDOOR SOCCER FIELDS; PROVIDING A CONFLICTS RESOLUTION CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND (\$2,000.00) DOLLARS; AND PROVIDING FOR 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 laws of the State of Texas and the ordinances of the City of Farmers Branch, 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, the governing body, in the exercise of the legislative discretion, has concluded that the Comprehensive Zoning Ordinance and Zoning Map should be amended;

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

SECTION 1. The Comprehensive Zoning Ordinance and zoning map of the City of Farmers Branch, Texas, be, and the same is hereby amended, so as to grant a change in zoning by amending as follows the Site Plan set forth as Exhibit "C" to Ordinance No. 2879 granting a Specific Use Permit for a Private School including Athletic Facilities for the property described in Exhibit "A" of said ordinance (commonly known as 4101 Sigma Road) which is located in Planned Development No. 64 (PD-64)("the Property"):

- A. Page 1 of Exhibit "C" of Ordinance No. 2879 (being Page 9 of 15 of said ordinance) is amended in its entirety as set forth in Attachment 1, attached hereto and incorporated herein by reference.
- B. Exhibit "C" of Ordinance No. 2879 is amended by adding a Landscape Plan as set forth in Attachment 2, attached hereto and incorporated herein by reference relating to the

development of the Multi-Purpose Activities Center and Performance Hall.

- C. Exhibit “C” of Ordinance No. 2879 is amended by adding the Building Renderings and Elevations as set forth in Attachment 3, attached hereto and incorporated herein by reference, inclusive of the illustration of the location and size of wall signs placed on said buildings, which shall be controlling over any conflict with the development standards for Planned Development No. 64 (PD-64).

SECTION 2. The Property shall continue to conform in operation, location and construction in accordance with the development standards established for Planned Development No. 64 (PD 64) and the Specific Use Permit granted in Ordinance No. 2879, as said development standards are amended by this Ordinance.

SECTION 3. In the event of an irreconcilable conflict between the provisions of another previously adopted ordinance of the City of Farmers Branch and the provisions of this Ordinance as applicable to the use and development of the Property, the provisions of this Ordinance shall be controlling.

SECTION 4. 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 5. An offense committed before the effective date of this ordinance is governed by prior law and the provisions of the Comprehensive Zoning Ordinance, as amended, in effect when the offense was committed and the former law is continued in effect for this purpose.

SECTION 6. 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, as heretofore amended, and upon conviction shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000) 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 case provide.

DULY PASSED BY THE CITY COUNCIL OF THE CITY OF FARMERS BRANCH, TEXAS, ON THIS THE 2ND DAY OF AUGUST, 2016.

ATTEST:

APPROVED:

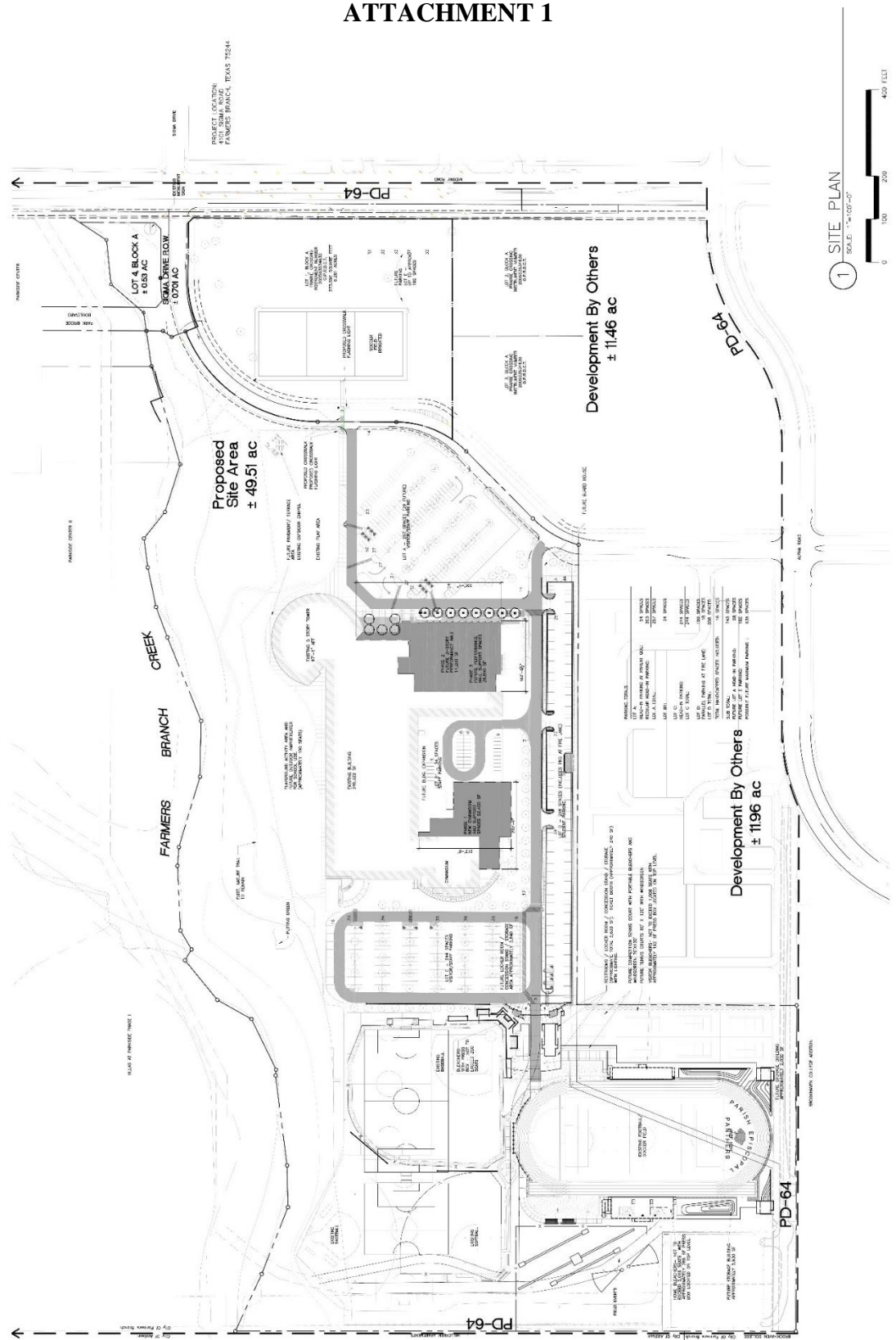
Amy Piukana, City Secretary

Bob Phelps, Mayor

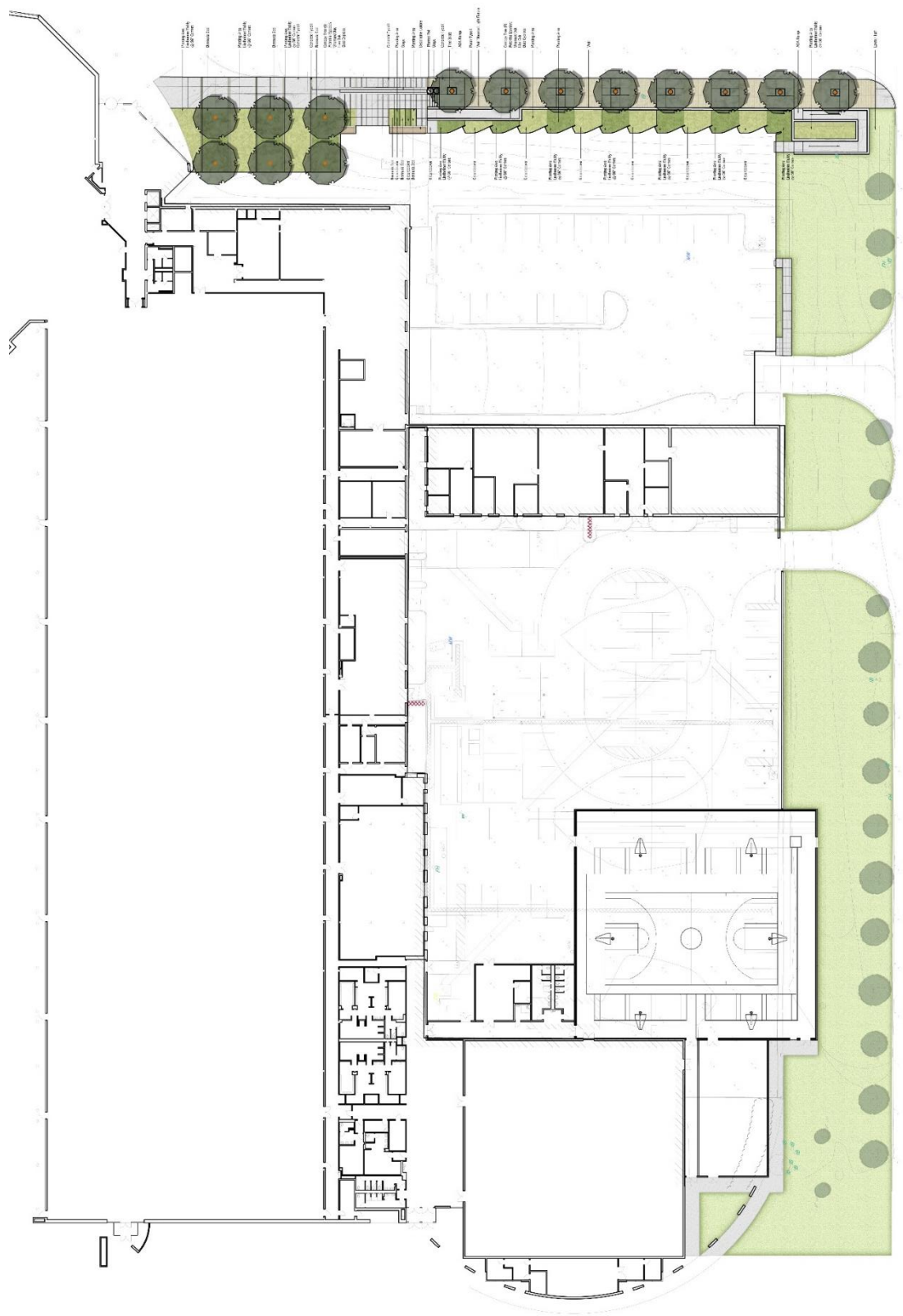
APPROVED AS TO FORM:

Peter G. Smith, City Attorney
(kbl:7/22/16:77981)

Ordinance No. 3382
ATTACHMENT 1



Ordinance No. 3382
ATTACHMENT 2



Ordinance No. 3382
ATTACHMENT 3



Conceptual Design - Performing Arts Center

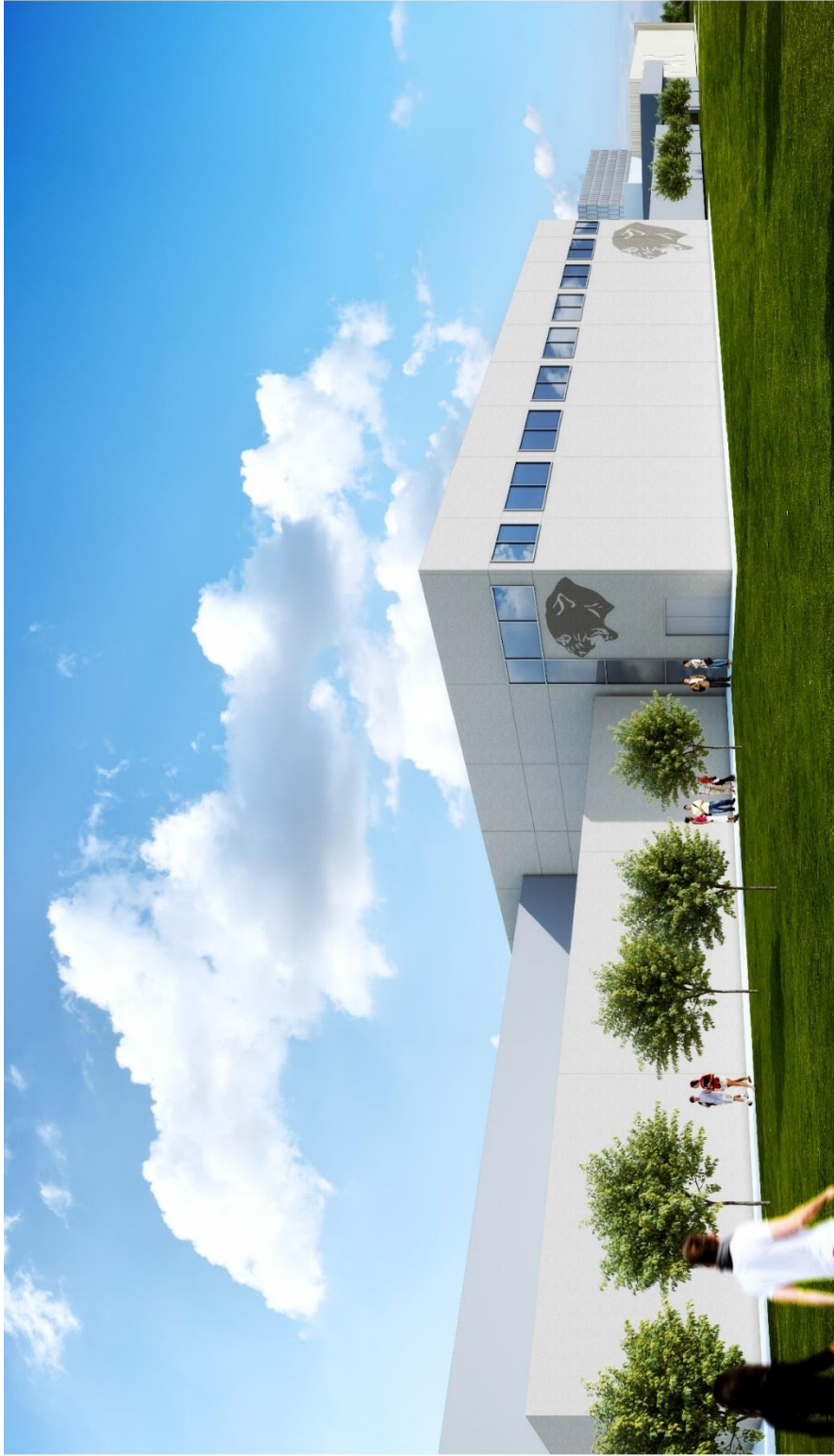
John E. Odell
R. Asher Powell
Reg. No. 11184
Reg. No. 11129



Parish Episcopal School

Renderings
May 3, 2016

Ordinance No. 3382
ATTACHMENT 3 (cont.)



Proposed Gymnasium

John E. O'Neil
Reg. No. 11164

R. Andrew Bennett
Reg. No. 18129



Parish Episcopal School

Renderings
May 5, 2016

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Ordinance No. 3382
ATTACHMENT 3 (cont.)

Elevations

