

12-11-12

ORDINANCE NO. 28858

An ordinance amending the zoning ordinances of the City of Dallas by permitting the following property, which is presently zoned as a CR Community Retail District:

BEING Lot 2 in City Block A/6937; fronting approximately 595.12 feet on the north line of Camp Wisdom Road; fronting approximately 210 feet on the east line of Cockrell Hill Road; and containing approximately 6.66 acres,

to be used under Specific Use Permit No. 2000 for a commercial amusement (inside) limited to a dance hall; providing that this specific use permit shall be granted subject to certain conditions; providing a penalty not to exceed \$2,000; providing a saving clause; providing a severability clause; and providing an effective date.

WHEREAS, the city plan commission and the city council, in accordance with the Charter of the City of Dallas, the state law, and the ordinances of the City of Dallas, have given the required notices and have held the required public hearings regarding this specific use permit; and

WHEREAS, the city council finds that this use will complement or be compatible with the surrounding uses and community facilities; contribute to, enhance, or promote the welfare of the area of request and adjacent properties; not be detrimental to the public health, safety, or general welfare; and conform in all other respects to all applicable zoning regulations and standards; and

WHEREAS, the city council finds that it is in the public interest to grant this specific use permit, subject to certain conditions; Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the zoning ordinances of the City of Dallas are amended to allow the following property ("the Property"), which is presently zoned as a CR Community Retail District, to be used under Specific Use Permit No. 2000 for a commercial amusement (inside) limited to a dance hall:

BEING Lot 2 in City Block A/6937; fronting approximately 595.12 feet on the north line of Camp Wisdom Road; fronting approximately 210 feet on the east line of Cockrell Hill Road; and containing approximately 6.66 acres.

SECTION 2. That this specific use permit is granted on the following conditions:

1. USE: The only use authorized by this specific use permit is a commercial amusement (inside) limited to a dance hall.
2. SITE PLAN: Use and development of the Property must comply with the attached site plan.
3. TIME LIMIT: This specific use permit expires on December 12, 2014.
4. DANCE FLOOR: The dance floor may not exceed 500 square feet in area.
5. HOURS OF OPERATION: The commercial amusement (inside) limited to a dance hall may only operate between 6:00 p.m. and 2:00 a.m. (the next day), Monday through Sunday.
6. OFF-STREET PARKING: A minimum of 115 off-street parking spaces must be provided in the location shown on the attached site plan.
7. ON-SITE SECURITY: Two peace officers must be provided on site during the hours of operation. The peace officers must monitor the Property and required parking areas.
8. MAINTENANCE: The Property must be properly maintained in a state of good repair and neat appearance.
9. GENERAL REQUIREMENTS: Use of the Property must comply with all federal and state laws and regulations, and with all ordinances, rules, and regulations of the City of Dallas.

28858

SECTION 3. That all paved areas, permanent drives, streets, and drainage structures, if any, on the Property must be constructed in accordance with standard City of Dallas specifications, and completed to the satisfaction of the director of public works.

SECTION 4. That the building official shall not issue a building permit or a certificate of occupancy for a use authorized by this specific use permit on the Property until there has been full compliance with this ordinance, the Dallas Development Code, the construction codes, and all other ordinances, rules, and regulations of the City of Dallas.

SECTION 5. That a person who violates a provision of this ordinance, upon conviction, is punishable by a fine not to exceed \$2,000.

SECTION 6. That the zoning ordinances of the City of Dallas, as amended, shall remain in full force and effect, save and except as amended by this ordinance.

SECTION 7. That the terms and provisions of this ordinance are severable and are governed by Section 1-4 of Chapter 1 of the Dallas City Code, as amended.

SECTION 8. That this ordinance shall take effect immediately from and after its passage and publication in accordance with the Charter of the City of Dallas, and it is accordingly so ordained.

APPROVED AS TO FORM:

THOMAS P. PERKINS, JR., City Attorney

BY Cathy B. Blyess
Assistant City Attorney

DEC 12 2012

Passed _____

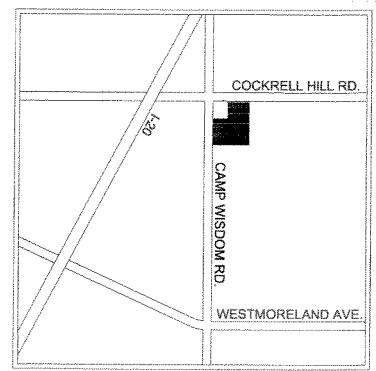
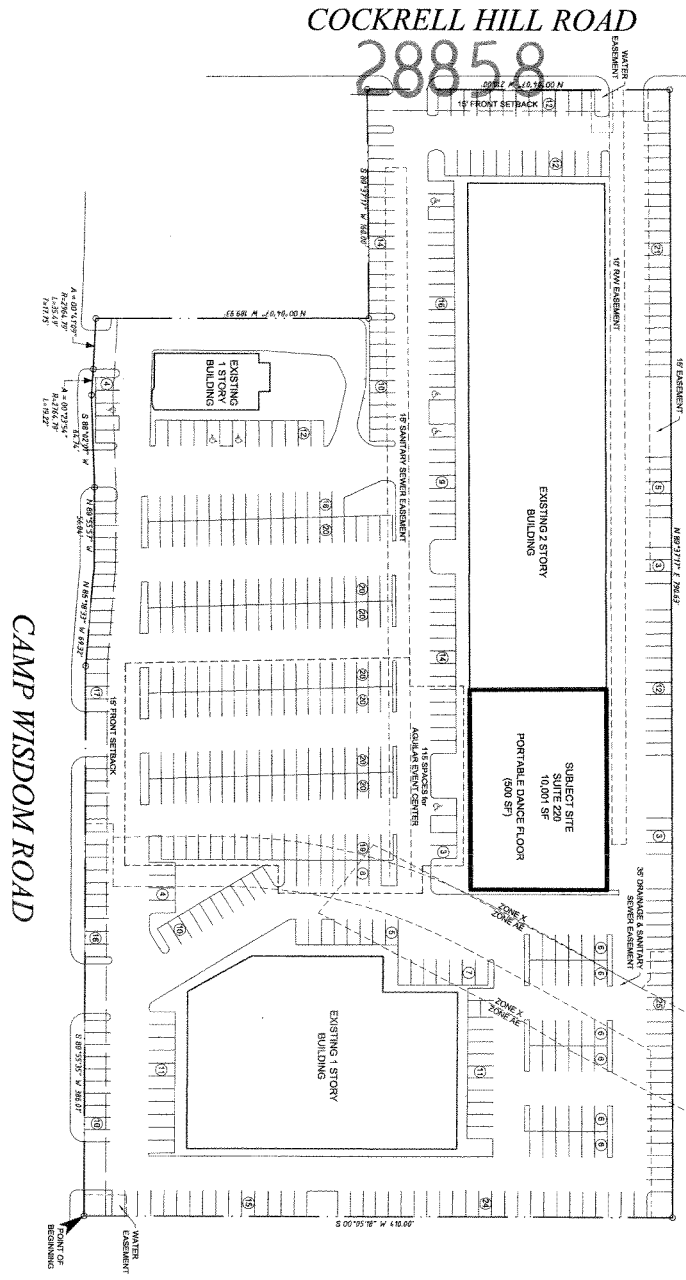
Site Plan



SITE PLAN
SCALE: 1" = 40'-0"

Specific Use Permit
No. 2000

Approved
City Plan Commission
November 1, 2012



VICINITY MAP
NTS

NO.	DESCRIPTION	AMOUNT	DATE
1	PERMIT FEE	1,000.00	11/01/12
2	SEWER FEE	1,500.00	11/01/12
3	WATER FEE	1,500.00	11/01/12
4	STREET LIGHT FEE	1,500.00	11/01/12
5	STREET SIGN FEE	1,500.00	11/01/12
6	STREET CLOSURE FEE	1,500.00	11/01/12
7	STREET REPAIR FEE	1,500.00	11/01/12
8	STREET LIGHTING FEE	1,500.00	11/01/12
9	STREET SIGNAGE FEE	1,500.00	11/01/12
10	STREET CLOSURE FEE	1,500.00	11/01/12
11	STREET REPAIR FEE	1,500.00	11/01/12
12	STREET LIGHTING FEE	1,500.00	11/01/12
13	STREET SIGNAGE FEE	1,500.00	11/01/12
14	STREET CLOSURE FEE	1,500.00	11/01/12
15	STREET REPAIR FEE	1,500.00	11/01/12
16	STREET LIGHTING FEE	1,500.00	11/01/12
17	STREET SIGNAGE FEE	1,500.00	11/01/12
18	STREET CLOSURE FEE	1,500.00	11/01/12
19	STREET REPAIR FEE	1,500.00	11/01/12
20	STREET LIGHTING FEE	1,500.00	11/01/12
21	STREET SIGNAGE FEE	1,500.00	11/01/12
22	STREET CLOSURE FEE	1,500.00	11/01/12
23	STREET REPAIR FEE	1,500.00	11/01/12
24	STREET LIGHTING FEE	1,500.00	11/01/12
25	STREET SIGNAGE FEE	1,500.00	11/01/12
26	STREET CLOSURE FEE	1,500.00	11/01/12
27	STREET REPAIR FEE	1,500.00	11/01/12
28	STREET LIGHTING FEE	1,500.00	11/01/12
29	STREET SIGNAGE FEE	1,500.00	11/01/12
30	STREET CLOSURE FEE	1,500.00	11/01/12
31	STREET REPAIR FEE	1,500.00	11/01/12
32	STREET LIGHTING FEE	1,500.00	11/01/12
33	STREET SIGNAGE FEE	1,500.00	11/01/12
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42	STREET CLOSURE FEE	1,500.00	11/01/12
43	STREET REPAIR FEE	1,500.00	11/01/12
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97	STREET SIGNAGE FEE	1,500.00	11/01/12
98	STREET CLOSURE FEE	1,500.00	11/01/12
99	STREET REPAIR FEE	1,500.00	11/01/12
100	STREET LIGHTING FEE	1,500.00	11/01/12

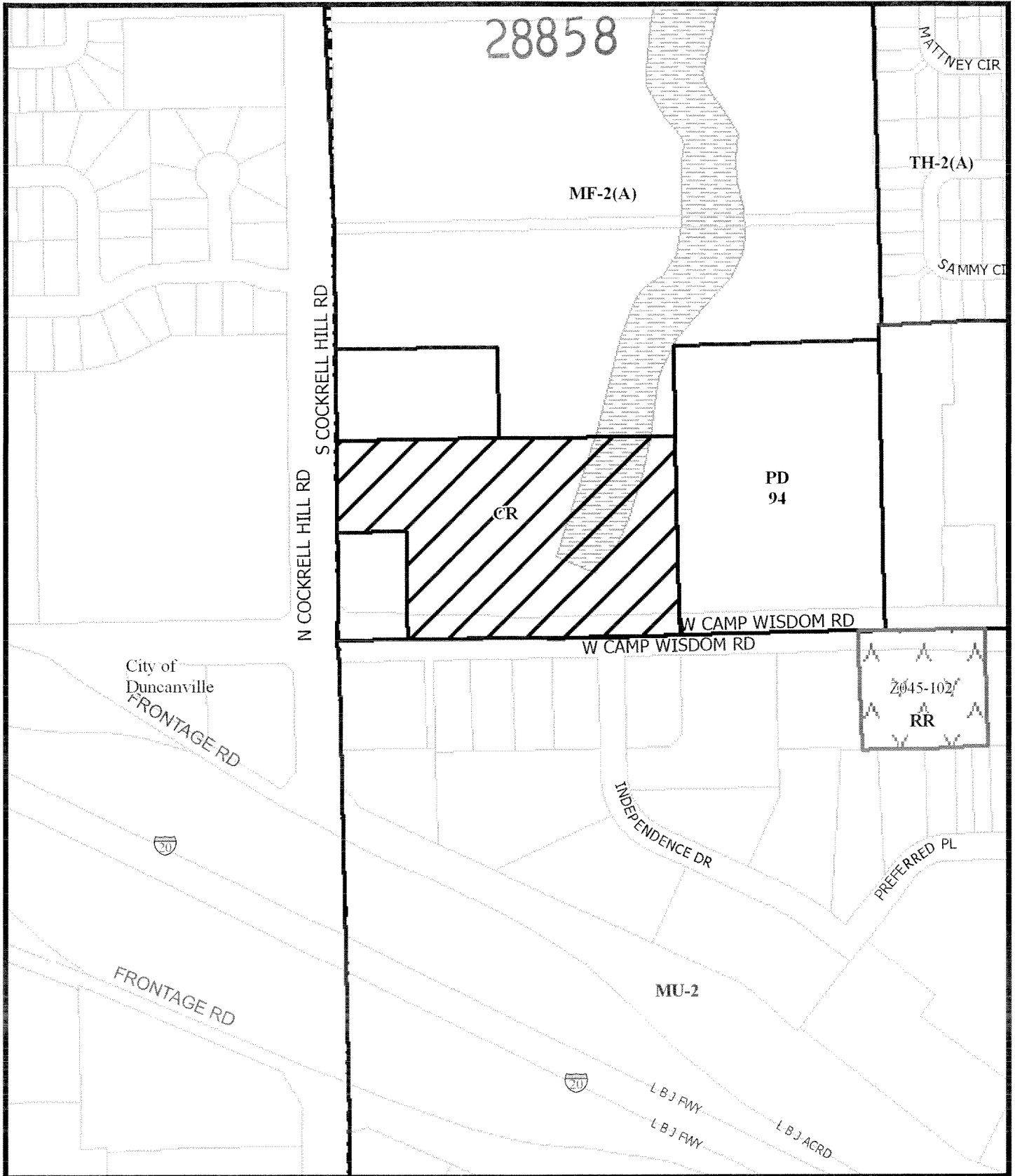
Z112-315(WE)

AGUILAR EVENT CENTER
CITY OF DALLAS, TEXAS



PERMITTED DEVELOPMENT
416 S. Ervay Street
Dallas, Texas 75201
214.686.3635
www.permitteddevelopmentdallas.com

10/02/12
PROJECT NUMBER
Z112-315 (WE)
CASE NUMBER



1:3,600

ZONING AND LAND USE

Case no: **Z112-315**

Date: **10/25/2012**