

6-12-19

ORDINANCE NO. 31263

An ordinance amending Ordinance No. 27714 passed by the Dallas City Council on October 28, 2009, which amended the zoning ordinances of the City of Dallas, and granted Specific Use Permit No. 1774 for an open-enrollment charter school; amending the conditions in Section 2 of that ordinance; providing a revised site plan; providing a revised traffic management plan; 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 amendment to Specific Use Permit No. 1774; and

WHEREAS, the city council finds that it is in the public interest to amend Specific Use Permit No. 1774; Now, Therefore,

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

SECTION 1. That the conditions in Section 2 of Ordinance No. 27714 are amended to read as follows:

- “1. USE: The only use authorized by this specific use permit is an open-enrollment charter school.
2. SITE PLAN: Use and development of the Property must comply with the attached site plan.

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3. TIME LIMIT: This specific use permit expires on June 26, 2021. [~~October 28, 2019, but is eligible for automatic renewal for additional 10-year periods pursuant to Section 51A-4.219 of Chapter 51A of the Dallas City Code, as amended. For automatic renewal to occur, the Property owner must file a complete application for automatic renewal with the director before the expiration of the current period. Failure to timely file a complete application will render this specific use permit ineligible for automatic renewal. (Note: The Code currently provides that applications for automatic renewal must be filed after the 180th but before the 120th day before the expiration of the current specific use permit period. The Property owner is responsible for checking the Code for possible revisions to this provision. The deadline for applications for automatic renewal is strictly enforced.)~~]
4. CLASSROOMS: The maximum number of classrooms is 18 high school classrooms [~~10 elementary and eight middle school~~].
5. DROP-OFF/PICK-UP: A student pick-up and drop-off area must be provided in the locations shown on the attached site plan.
6. [~~ENROLLMENT: Enrollment in the open-enrollment charter school may not exceed 450.~~]
- 7.] HOURS OF OPERATION: The open-enrollment charter school may only operate between 7:00 a.m. and 5:00 p.m., Monday through Saturday.
- 7[8]. INGRESS/ EGRESS: Ingress and egress must be provided in the locations shown on the attached site plan. No other ingress or egress is permitted.
- 8[9]. PARKING: Parking must be located as shown on the attached site plan.
- 9[10]. TRAFFIC MANAGEMENT PLAN:
 - A. In general. The open-enrollment charter school must comply with the attached traffic management plan.
 - B. Queuing. Queuing is only permitted inside the Property. Student drop-off and pick-up are not permitted within city rights-of-way.
 - C. Traffic study.
 - i. The Property owner or operator shall prepare a traffic study evaluating the sufficiency of the traffic management plan. The initial traffic study must be submitted to the director by November 1, 2020 [2010]. After the initial traffic study, the Property owner or operator shall submit annual updates of the traffic study to the director by November 1 of each year.

- ii. The traffic study must be in writing, performed by a licensed engineer, based on a minimum of four samples taken on different school days at different drop-off and pick-up times over a two-week period, and must contain an analysis of the following:
 - a. ingress and egress points;
 - b. queue lengths;
 - c. number and location of personnel assisting with loading and unloading of students;
 - d. drop-off and pick-up locations;
 - e. drop-off and pick-up hours for each grade level;
 - f. hours for each grade level; and
 - g. circulation.
- iii. Within 30 days after submission of a traffic study, the director shall determine if the current traffic management plan is sufficient.
 - a. If the director determines that the current traffic management plan is sufficient, the director shall notify the applicant in writing.
 - b. If the director determines that the current traffic management plan results in traffic hazards or traffic congestion, the director shall require the Property owner to submit an amended traffic management plan. If the Property owner fails to submit an amended traffic management plan within 30 days, the director shall notify the city plan commission.

D. Amendment process.

- i. A traffic management plan may be amended using the minor plan amendment fee and public hearing process in Section 51A-1.105(k)(3) of Chapter 51A of the Dallas City Code, as amended.
- ii. The city plan commission shall authorize changes in a traffic management plan if the proposed amendments improve queuing or traffic circulation; eliminate traffic hazards; or decrease traffic congestion.

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10[41].MAINTENANCE: The Property must be properly maintained in a state of good repair and neat appearance.

11[42].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.”

SECTION 2. That the site plan attached to Ordinance No. 27714 is replaced by the site plan attached to this ordinance.

SECTION 3. That the traffic management plan attached to Ordinance No. 27714 is replaced by the traffic management plan attached to this ordinance.

SECTION 4. That a person who violates a provision of this ordinance, upon conviction, is punishable by a fine not to exceed \$2,000.

SECTION 5. 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 6. 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 7. 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:

CHRISTOPHER J. CASO, Interim City Attorney


Assistant City Attorney

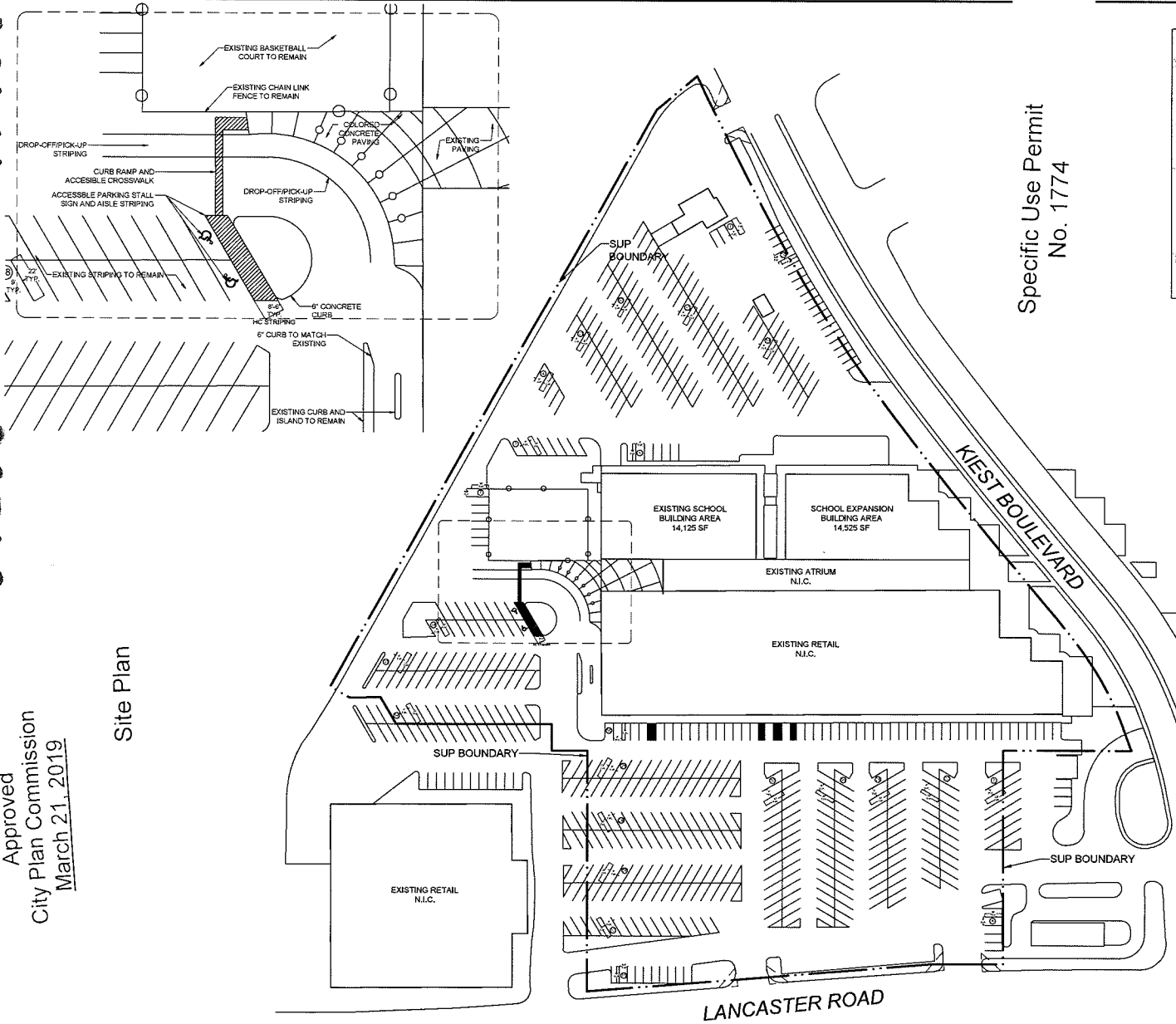
Passed JUN 26 2019

191053

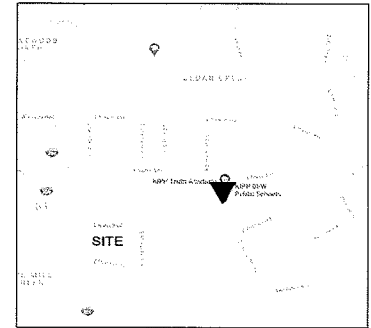
31263

Approved
City Plan Commission
March 21, 2019

Site Plan



Specific Use Permit
No. 1774



VICINITY MAP
NTS

PROJECT DATA:

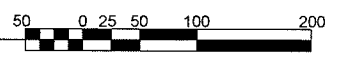
CR DISTRICT; SUP NO. 1774

NUMBER OF CLASSROOMS: 18
HIGH SCHOOL
(LIMITED TO 9TH AND 10TH GRADES)
FLOOR AREA: 28,750 SF

PARKING REQUIRED: 50
PARKING PROVIDED: 496

NOTE: SEE TRAFFIC MANAGEMENT PLAN FOR REQUIRED STRIPING FOR QUEUING.

1 SITE PLAN
SCALE: 1" = 50'-0"



Z178-261

01/02/2019
PROJECT NUMBER
CASE NUMBER

BALDWIN ASSOCIATES
3904 Elm Street, Suite B
Dallas, Texas 75226
MOBILE: 214.729.7949
OFFICE: 214.824.7949
rob@baldwinplanning.com

Baldwin Associates

KIPP ACADEMY
CITY OF DALLAS, TEXAS

Traffic Management Plan

Specific Use Permit
No. 1774

Approved
City Plan Commission
March 21, 2019

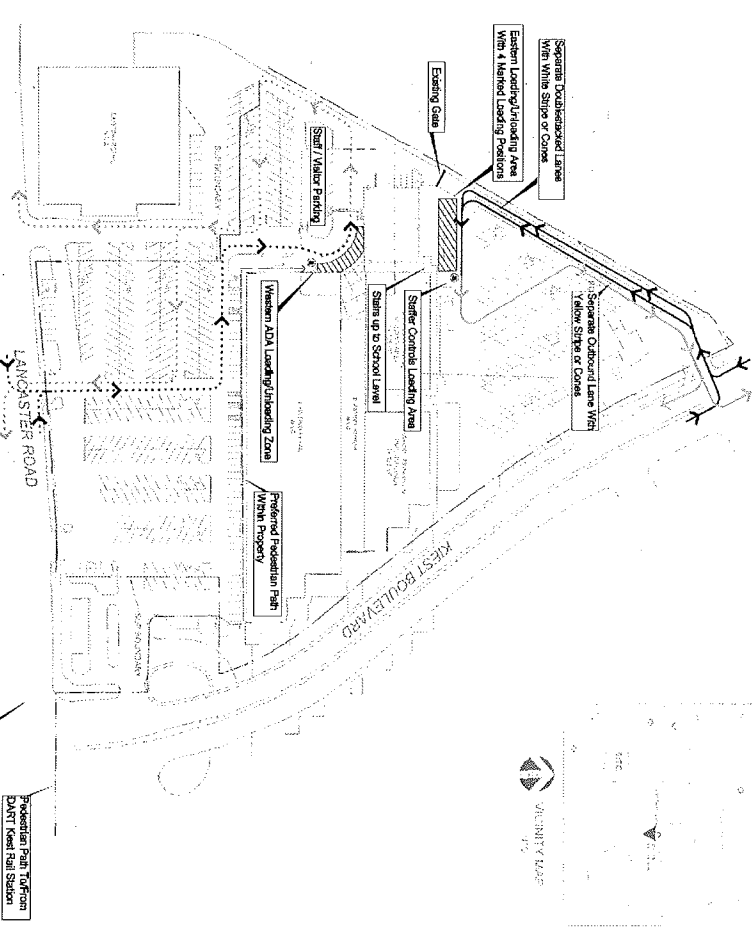
Order 8-10 at Ballou's
3200 S Lancaster Road, Dallas, TX 75246
School Hours: 8:15 AM - 4:30 PM
Available queue distance in the A, BOP (CA) vehicles) during both the Drop-off and Pick-up time periods.

In order to ensure that all queuing of vehicles is completely accommodated on school property, KIPP High School administrative officials should implement the proposed Traffic Management Plan (TMP) during the Drop-off and Pick-up time periods. If any vehicle queuing should begin to occur on public right-of-way, take the necessary action to mitigate it. Only uniformed police officers should be allowed to direct and control traffic operating within the public right-of-way.

Category	Count	Vehicle Type	Estimated Queue Length (ft)	Estimated Queue Time (min)	Estimated Queue Area (sq ft)	Estimated Queue Volume (veh/hr)
Drop-off	100	Passenger	100	10	10,000	100
Pick-up	100	Passenger	100	10	10,000	100
Drop-off	100	Commercial	100	10	10,000	100
Pick-up	100	Commercial	100	10	10,000	100

Traffic Management Plan (TMP)
KIPP High School
3200 S Lancaster Road, Dallas, TX

Sheet No. **TMP-1**

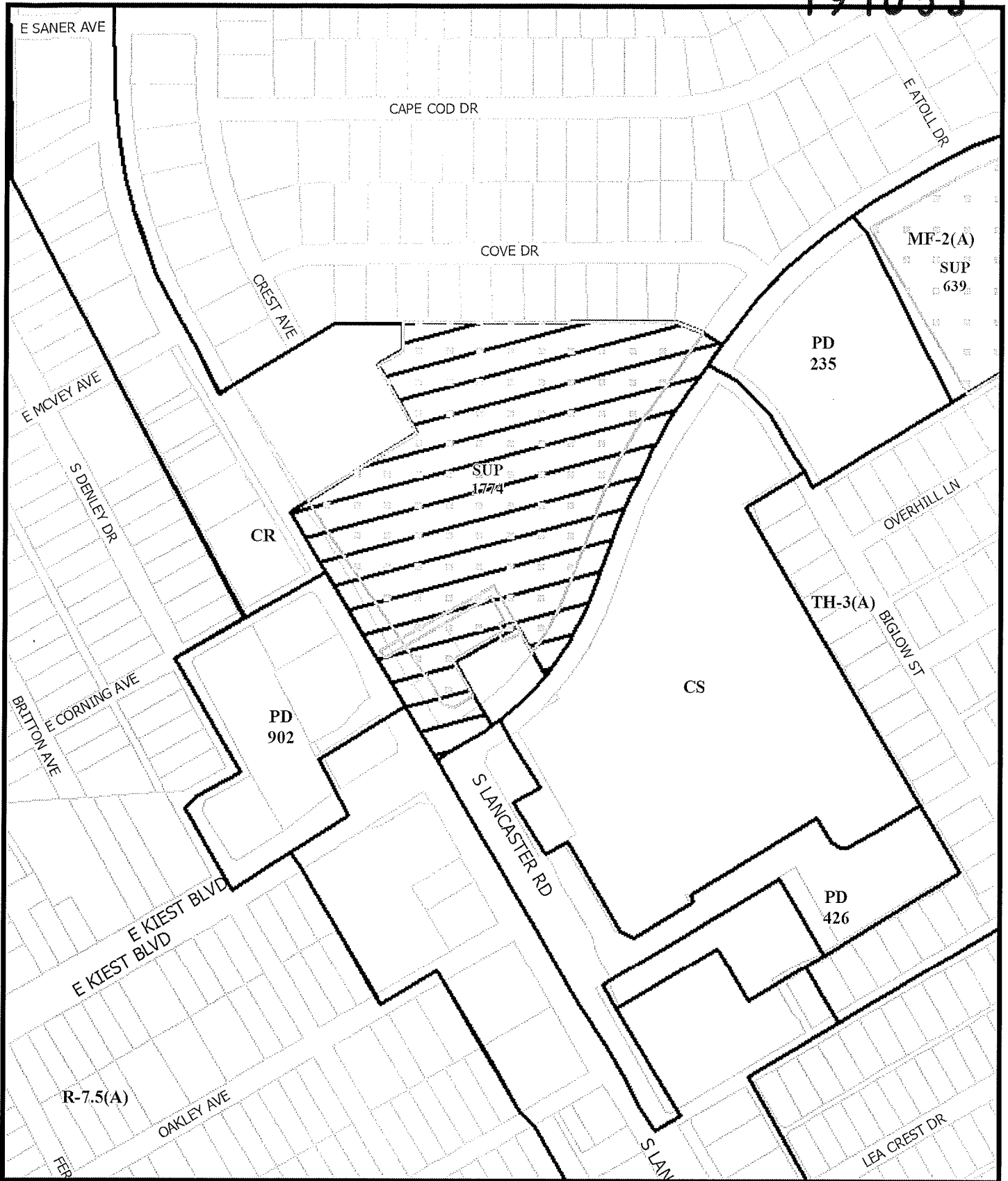


Kimley-Horn

Professional Seal: KIMLEY-HORN & ASSOCIATES, INC., ENGINEERS, ARCHITECTS, PLANNERS, 1400 N. GORMAN ROAD, SUITE 100, DALLAS, TEXAS 75245. License No. 14000. Seal No. 14000. Date: 03/21/2019.

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191053



1:3,600

ZONING MAP

Case no: Z178-261
 Date: 2/21/2019



PROOF OF PUBLICATION – LEGAL ADVERTISING

The legal advertisement required for the noted ordinance was published in the Dallas Morning News, the official newspaper of the city, as required by law, and the Dallas City Charter, Chapter XVIII, Section 7.

DATE ADOPTED BY CITY COUNCIL JUN 26 2019

ORDINANCE NUMBER 31263

DATE PUBLISHED JUN 29 2019

ATTESTED BY: