

ORDINANCE NO. 89-1985

AN ORDINANCE OF THE CITY OF ABILENE, TEXAS, AMENDING CHAPTER 23, SUBPART E, "ZONING," OF THE ABILENE MUNICIPAL CODE AND ORDINANCE NO. 18-1985, CONCERNING THE SOUTHWEST DRIVE PLANNED DEVELOPMENT DISTRICT; CALLING A PUBLIC HEARING; PROVIDING A PENALTY AND AN EFFECTIVE DATE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ABILENE, TEXAS:

PART 1: That Chapter 23, Subpart E, known as the Zoning Ordinance of the City of Abilene, is hereby amended by changing Ordinance No.

18-1985, as set out in Exhibit "A," attached hereto and made a part of this ordinance for all purposes.

PART 2: That any person, firm or corporation violating any of the provisions of this chapter shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be punished by a fine of not more than One Thousand Dollars (\$1,000.00). Each day such violation shall continue or be permitted to continue, shall be deemed a separate offense.

PASSED ON FIRST READING this 5th day of December, A.D. 19 85.

A notice of the time and place, where and when said ordinance would be given a public hearing and considered for final passage, was published in the Abilene Reporter-News, a daily newspaper of general circulation in the City of Abilene, said publication being on the 1st day of December, 19 85, the same being more than fifteen (15) days prior to a public hearing to be held in the Council Chamber of the City Hall in Abilene, Texas, at 9:00 a.m., on the 19th day of December, 19 85, to permit the public to be heard prior to final consideration of this ordinance. Such ordinance, being a penal ordinance, becomes effective ten (10) days after its publication in the newspaper, as provided by Section 19 of the Charter of the City of Abilene.

PASSED ON SECOND AND FINAL READING this 19th day of December, A.D. 19 85.

ATTEST:

Patricia Potter
CITY SECRETARY

David Stubbeman
MAYOR

APPROVED:

Harvey Layzell
CITY ATTORNEY 00230

EXHIBIT A

1st Amendment to Ordinance No. 18-1985

1. **Z-08185**

Delete: Part 7.A.2. and add amended Part 7.A.2.

A. Specific Modifications

2. Tract 2

- a. The use of land shall be restricted to activities permitted within the Limited Commercial (LC) zoning classification.
- b. Building height(s) and density shall be regulated by the provisions of the Limited Commercial (LC) zoning classification.
- c. Building setbacks shall be a minimum of thirty-five (35) feet from Southwest Drive, thirty (30) feet from Catclaw Drive, and thirty (30) feet from Curry Lane. All other rear or interior lot boundary setbacks shall be as set forth in the Limited Commercial (LC) zoning category.
- d. Off-street parking spaces shall be provided at a ratio required by the Zoning Ordinance for specific uses permitted in Limited Commercial (LC) and Office (O) classifications; such requirement to be determined at the time specific uses are proposed for development.
- e. A landscaped area a minimum of seven (7) feet in width shall be extended around the streetside boundary of parking lots. Such landscaped area shall be located entirely on private property. Landscaping shall mean the planting and maintenance of living materials such as grass, trees, or shrubs. Required landscaping shall be installed in association with erection of buildings on subdivided lots or blocks, prior to occupancy of said buildings.
- f. The location, size, type, and character of signs shall be regulated by the provisions of the Limited Commercial (LC) zoning category.

Location: Southwest & Catclaw Drives