

## ORDINANCE NO. 2020-04

**AN ORDINANCE AMENDING ORDINANCE NO. 2002-04, AS AMENDED, THE ZONING REGULATIONS OF THE CITY OF SAGINAW, TEXAS, BY APPROVING A SPECIFIC USE PERMIT TO ALLOW THE OPERATION OF A DAY CARE FACILITY AT 912 NORTH OLD DECATUR ROAD IN SAGINAW; REVISING THE OFFICIAL ZONING MAP IN ACCORDANCE THEREWITH; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the City of Saginaw is a home rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5, of the Texas Constitution and Chapter 9 of the Local Government Code; and

**WHEREAS**, the City Council of the City of Saginaw heretofore adopted Ordinance No. 2002-04, as amended, the Zoning Regulations of the City of Saginaw, which Ordinance regulates and restricts the location and use of buildings, structures and land for trade, industry, residence and other purposes, and provides for the establishment of zoning districts of such number, shape and area as may be best suited to carry out these regulations; and

**WHEREAS**, in accordance with Sections 1-3 and 5-4 of the Zoning Regulations of the City, the owner of the property Lot 30, Block 2, Saginaw Springs Addition, more specifically 912 North Old Decatur Road , Saginaw, Tarrant County, Texas, has filed an application for a Specific Use Permit to allow the operation of day care facility and

**WHEREAS**, the Planning and Zoning Commission of the City of Saginaw, Texas held a public hearing on November 12, 2019, and the City Council of the City of Saginaw, Texas, held a public hearing on December 3, 2019, with respect to the Specific Use Permit described herein; and

**WHEREAS**, the City Council has determined that the requested Specific Use is compatible with adjacent property use and consistent with the character of the neighborhood; and

**WHEREAS**, the City has complied with all requirements of Chapter 211 of the Local Government Code, and all other laws dealing with notice, publication and procedural requirements for the rezoning of the property.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS, THAT:**

#### **SECTION 1**

Ordinance No. 2002-04, as amended, is hereby amended by approving the following specific use:

For Lot 30, Block 2, Saginaw Springs Addition, more specifically known as 912 North Old Decatur Road, a Specific Use Permit to allow the operation of a day care facility, as more fully described by the site plan shown in Exhibit "A."

#### **SECTION 2**

The Specific Use Permit as herein established has been made in accordance with a comprehensive plan for the purpose of promoting the health, safety, morals and general welfare of the community.

#### **SECTION 3**

The official map of the City of Saginaw is amended and the City Secretary is directed to revise the official zoning map to reflect the approved Specific Use Permit as set forth above.

#### **SECTION 4**

The use of the property described above shall be subject to all applicable

regulations contained in the Zoning Regulations and all other applicable and pertinent ordinances of the City of Saginaw.

#### **SECTION 5**

This ordinance shall be cumulative of all provisions of ordinances and of the Code of Ordinances of the City of Saginaw, Texas, as amended, except when the provisions of this Ordinance are in direct conflict with the provisions of such ordinances and such code, in which event the conflicting provisions of such ordinances and such code are hereby repealed.

#### **SECTION 6**

It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable, and if any section, paragraph, sentence, clause, or phrase of this ordinance shall be declared unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining sections, paragraphs, sentences, clauses, and phrases of this ordinance, since the same would have been enacted by the City Council without the incorporation in this ordinance of any such unconstitutional section, paragraph, sentence, clause or phrase.

#### **SECTION 7**

Any person, firm or corporation who violates, disobeys, omits, neglects or refuses to comply with or who resists the enforcement of any of the provisions of this Ordinance shall be fined not more than Two Thousand Dollars (\$2,000.00). Each day that a violation is permitted to exist shall constitute a separate offense.

**SECTION 8**

All rights and remedies of the City of Saginaw are expressly saved as to any and all violations of the provisions of Ordinance No. 2002-04, as amended, or any ordinances governing zoning that have accrued at the time of the effective date of this Ordinance; and, as to such accrued violations and all pending litigation, both civil and criminal, whether pending in court or not, under such ordinances, same shall not be affected by this Ordinance but may be prosecuted until final disposition by the courts.


**SECTION 9**

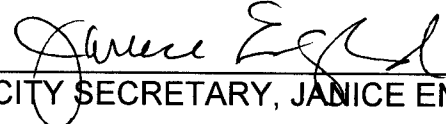
The City Secretary of the City of Saginaw is hereby directed to publish in the official newspaper of the City of Saginaw, the caption and the penalty clause of this ordinance in accordance with Section 52.013(b) of the Texas Local Government Code.

**SECTION 10**

This Ordinance shall be in full force and effect from and after the date of its passage and publication as required by law, and it is so ordained.

**PASSED AND APPROVED ON THIS 18<sup>th</sup> DAY OF FEBRUARY, 2020.**

  
MAYOR, TODD FLIPPO

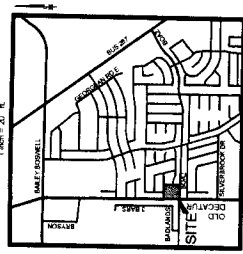
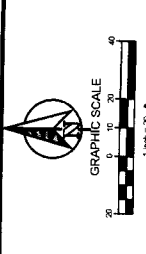
ATTEST:  
  
CITY SECRETARY, JANICE ENGLAND

EFFECTIVE: 3-13-2020

APPROVED AS TO FORM AND LEGALITY:

  
CITY ATTORNEY, BRYN MEREDITH





**SITE DATA TABLE**

SITE AREA (NET ROW) (AS) :	164 AC (77,708 SF)
LEGAL DESCRIPTION :	LOT 96 BLOCK 2 SAGINAW SPRINGS PHASE 2
PLANNED DEVELOPMENT :	RESIDENTIAL COMMERCIAL
EXISTING ZONING :	DATELINE NURSERY
PROPOSED USE :	
PROPOSED BUILDING AREA :	10,000 SF
PROPOSED BUILDING HEIGHT :	25'-4"
LOT COVERAGE :	13.9%
FLOOR AREA RATIO :	0.139 1
IMPERVIOUS AREA :	33,115 SF
PERCENT IMPERVIOUS :	33.56%

**LEGEND**

[Symbol]	HEAVY DUTY CONCRETE PAVEMENT
[Symbol]	STANDARD DUTY CONCRETE PAVEMENT
[Symbol]	PROPOSED CONCRETE SIDEWALK
[Symbol]	PROPOSED DAMPSTER CONCRETE PAVING
[Symbol]	PROPOSED CONCRETE CURB AND GUTTER
[Symbol]	PROPERTY LINE
[Symbol]	FULL DEPTH SMOGOUT
[Symbol]	FIRE LANE
[Symbol]	BASEMENT LAKE
[Symbol]	PLAYGROUND FENCE
[Symbol]	SCREENING FENCE
[Symbol]	PARKING COURT

- STANDARD NOTES:**
- ALL SIGNAGE IS APPROVED VIA A SEPARATE APPLICATION.
  - ALL MECHANICAL EQUIPMENT, DUMPSTERS, ROOFTOP UNITS, ETC. SHALL BE SCREENED IN COMPLIANCE WITH THE ZONING ORDINANCE.
  - ALL LIGHT FIXTURES, INCLUDING WALL PACKS, LIGHT POLES, AND LIGHT FIXTURES, SHALL BE RECESSED (I.E. FULL CUTOFFS) WITH NO DROP DOWN BULBS SO THAT ALL LIGHT SOURCES ARE VISIBLE. ALL LIGHT FIXTURES SHALL BE OTHERWISE STATED IN THIS DRAWING.
  - ANY ALTERATION TO THE SITE PLAN, INCLUDING BUILDING ELEVATION AND LANDSCAPE ARCHITECTURE, SHALL REQUIRE CITY OF SAGINAW APPROVAL PRIOR TO CONSTRUCTION.
  - RADIUS DIMENSIONS 3' UNLESS OTHERWISE STATED.
  - ALL PARKING STRIPING SHALL BE WHITE.

- ABBREVIATIONS/DEFINITIONS:**
- FL: FLASHING
  - PA: PAVEMENT
  - ES: EXISTING
  - ESPT: EXISTING PAVEMENT
  - LS: LANDSCAPE AREA

**PARKING DATA TABLE**

PARKING RATIO	DATELINE NURSERY (16 SPACES PER LOT)
PARKING REQUIRED	36 SPACES (8 ADA)
PARKING PROVIDED	41 SPACES (8 ADA)

