

CITY OF ROCKWALL
205 West Rusk
Rockwall, Texas

APPLICATION FOR CONDITIONAL USE PERMIT

Case No. 92-32- CUP

Date Submitted 7-27-92

Filing Fee \$ 291.00

Applicant Columbia Extrusion Corporation

Address 1200 E. Washington
Rockwall, TX 75087

Phone No. 214-722-5362

Owner xxx Tenant¹

Prospective Purchaser¹

Legal description of property for which Conditional Use Permit is requested (if additional space is needed, the description may be typed legibly on a separate sheet and attached hereto:)²

See attached

I hereby request that a Conditional Use Permit be issued for the above described property for:

See attached

The current zoning on this property is Light Industrial.
~~There are~~ ^{are} not deed restrictions pertaining to the intended use of this property.

I have attached hereto as Exhibit A a plat showing the property which is the subject of this requested Conditional Use Permit and have read the following note concerning the importance of my submitting to the City a sufficient legal description.

Cu Bricker

¹If the applicant is someone other than the owner, written acknowledgement by the owner of the request must also be submitted.

²The legal description is used to publish the notice of the required hearing and in the preparation of the final ordinance granting the Conditional Use Permit. The description must be sufficient so as to allow a qualified surveyor to take the description and locate and mark off the tract on the ground. Each applicant should protect himself by having a surveyor or his attorney approve his legal description. Failure to do so by the applicant may result in delay in passage of the final ordinance or the ordinance being declared invalid at some later date because of an insufficient legal description.



N

CITY OF ROCKWALL
"THE NEW HORIZON"
 Rockwall, Texas 75087-3628

(214) 771-7700

Cash Receipt

Name Columbia Extrusion Date 7

Mailing Address _____

Job Address _____ Permit No. _____

Check Cash Other

DESCRIPTION	Acct. Code	Amount	DESCRIPTION	Acct. Code
Building Permit	01-3601		Water Tap	02-3311
Fence Permit	01-3602		10% Fee	02-3311
Electrical Permit	01-3604		Sewer Tap	02-3314
Plumbing Permit	01-3607		Water Availability	06-3835
Mechanical Permit	01-3610		Sewer Availability	07-3836
Municipal Pool	01-3402		Meter Deposit	02-2201
Zoning, Planning, B.O.A.	01-3411	291.00	Portable Meter Deposit	02-2311
Subdivision Plats	01-3412		Misc. Income	02-3819
Sign Permits	01-3628		NSF Check	02-1128
Health Permits	01-3631		Meter Rent	02-3406
Misc. Permits	01-3625		Marina Lease	08-3810
Misc. Income	01-3819		Cemetery Receipts	10-3830
Sale of Supplies	01-3807		PID	13-3828
Recreation Fees	01-3401		Street	14-3828
			Assessment-Ph#2	14-3830
			Hotel/Motel Tax	15-3206

TOTAL OF COLUMN **TOTAL OF COLUMN**

TOTAL DUE 291.00 Received by [Signature]

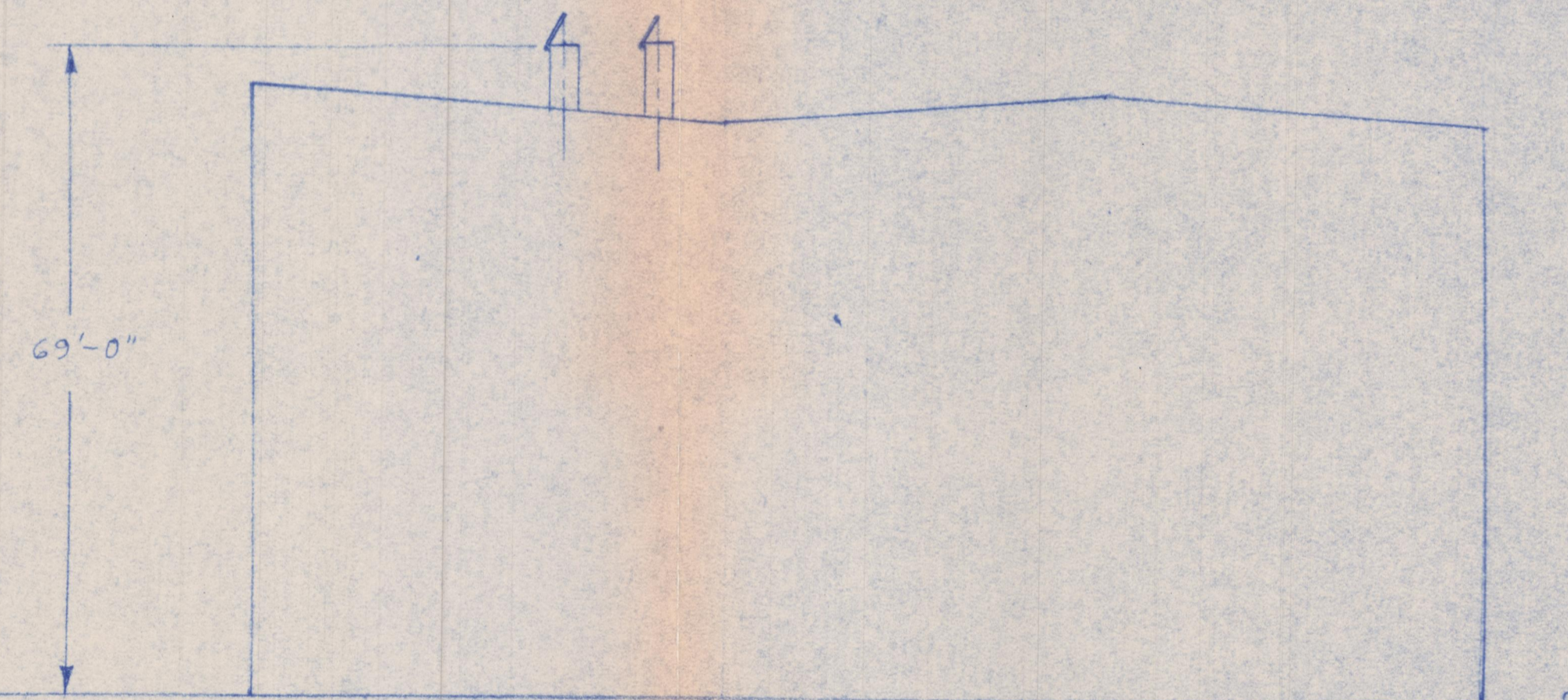
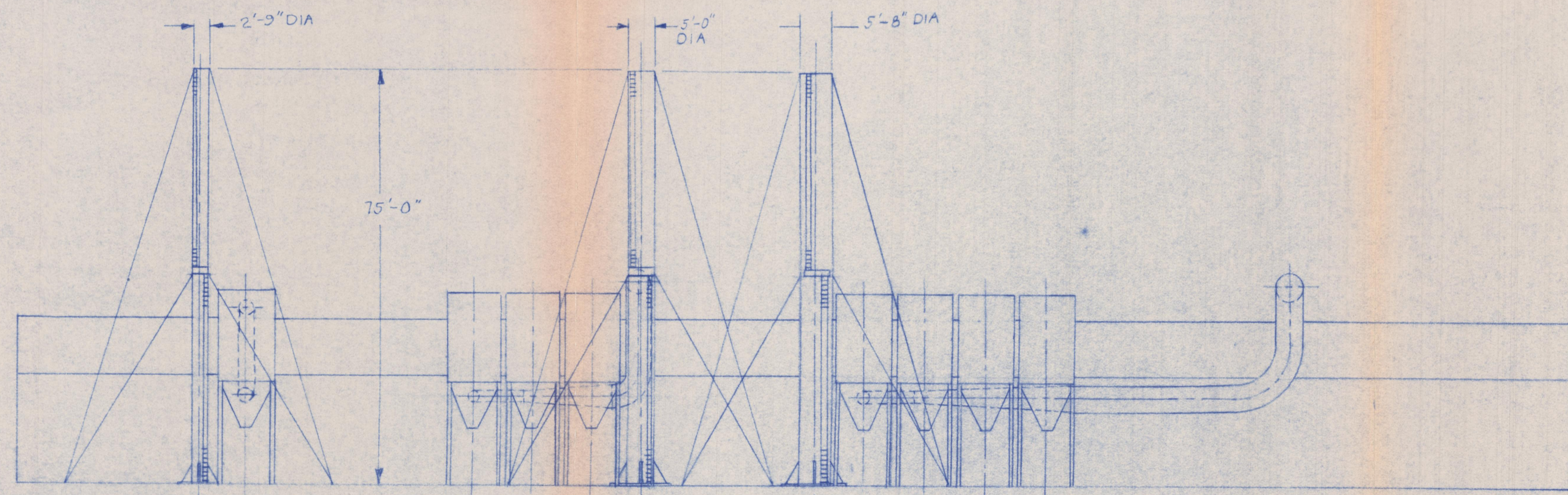


EMISSION POINT NUMBER	POINT NAME	LOCATION (METERS)
		EAST NORTH
1	EPN 1	738989 3645618
2	EPN 2	738990 3645620
3	EPN 3	738992 3645596
10	CASH HOUSE BAGHOUSE	738901 3645691

BOUNDARY LINE SURVEY
TEXAS ALUMINUM CO. INC.
 ROCKWALL COUNTY, TEXAS
 PLATED FROM SURVEYS MADE BY R.H. WEST AND J.H. BREWER REGISTERED LAND SURVEYORS
 January 20, 1963
 Scale 1" = 200'
 R.E.L. Halford
 County Surveyor.

Total Acreage	66.925
Less	6.53
Right of Way	53.39
Less	66.82
Right of Way	5.44
Net Acreage	215.855 Acres
Less	21.685
Right of Way	217.560

COLUMBIA EXTRUSION CORP.
 DWG No. E-4501



NO.	REVISION	BY	DATE	SCALE 1/16" = 1'-0"	COLUMBIA EXTRUSION CORP. ROCKWALL, TEXAS
1				DRAWN R.D.J. DATE 7-24-92	
2				CHECKED DATE	
3				TOLERANCE UNLESS OTHERWISE SPECIFIED FRACTIONS ± 1/16" 2 PLACE DEC. ± .010 3 PLACE DEC. ± .005 ANGLES ± 1/4 DEGREE	
4					

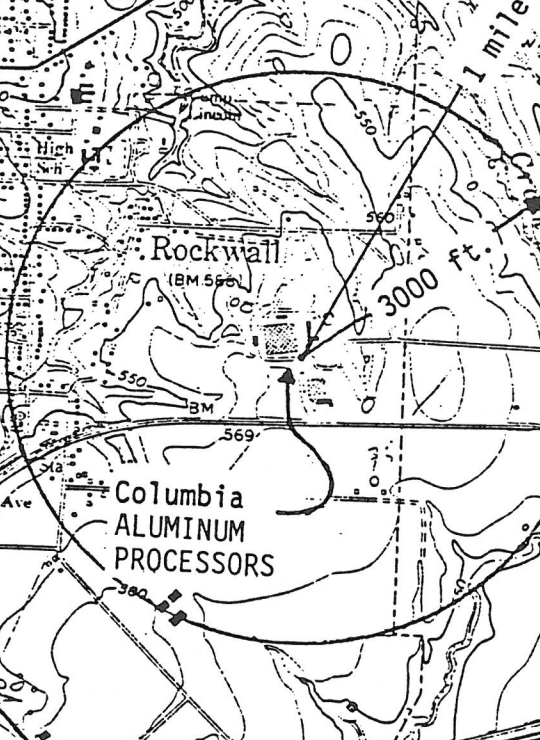
EAST ELEVATION OF BAG HOUSES AND STACKS
C.A.P.
DRAWING NO. D-10040

DO NOT SCALE THIS DRAWING

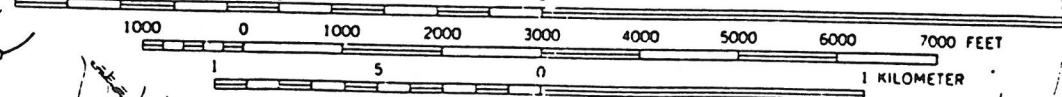
NO CHANGE TO BE MADE ON THIS DRAWING WITHOUT NOTIFICATION AND CONSENT OF ENGINEERING DEPARTMENT.

ROCKWALL, TEX.
N3252.5-W9622.5/7.5

1963
PHOTOREVISED 1968
PHOTOINSPECTED 1973
AMS 6749 IV NW-SERIES V88



SCALE 1:24 000



MN
GN
1° 23' 25 MILS
8° 142 MILS

UTM GRID AND 1968 MAGNETIC NORTH
DECLINATION AT CENTER OF SHEET

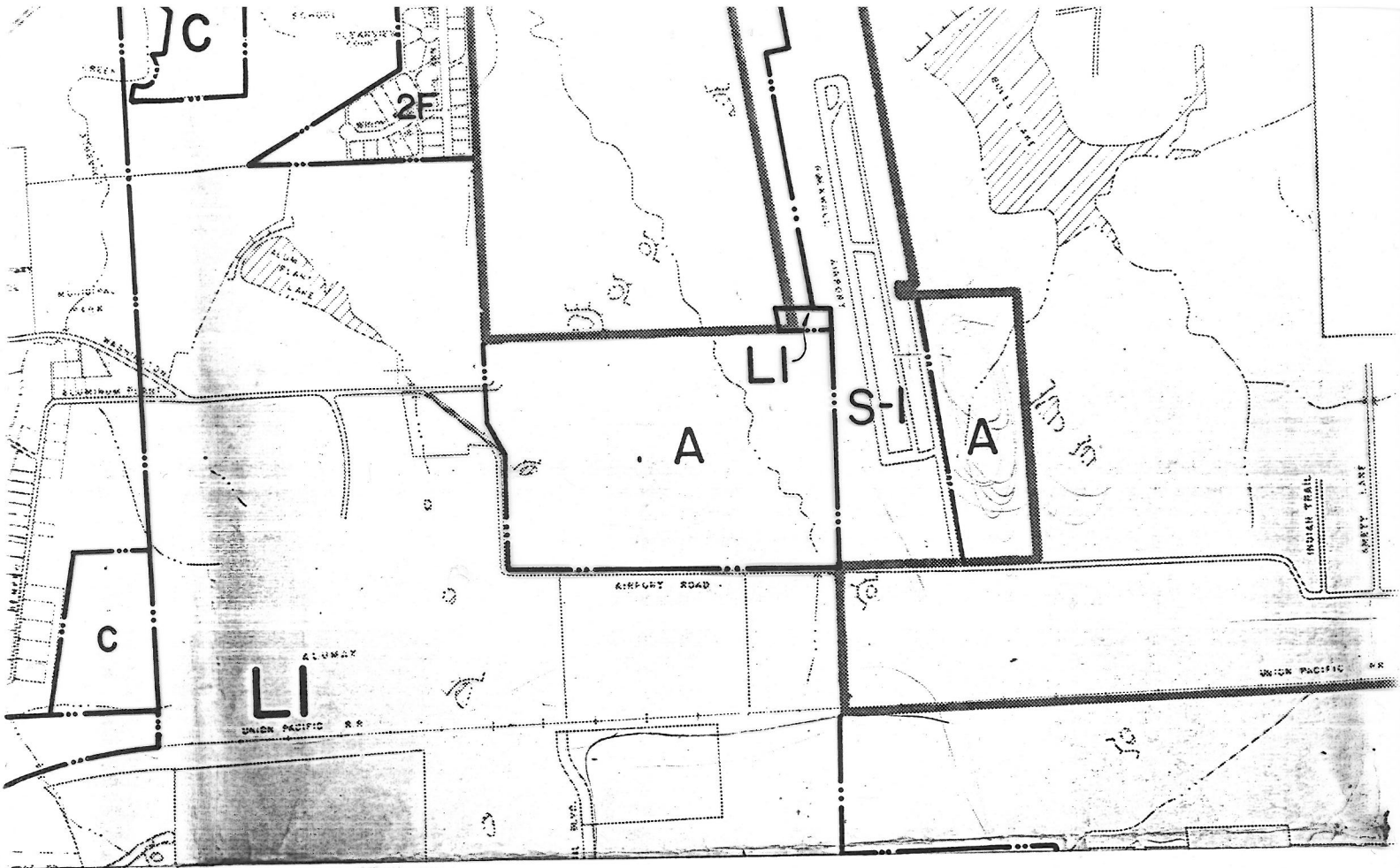
2 CONTOUR INTERVAL 10 FEET
DOTTED LINES REPRESENT 5-FOOT CONTOURS
DATUM IS MEAN SEA LEVEL

PURPOSE OF CONDITIONAL USE PERMIT

Columbia Aluminum Corporation (Columbia) and Tennessee Aluminum Processors are planning to build an aluminum recycling facility in the existing buildings located at Columbia Extrusion Corporation, 1200 E. Washington, Rockwall, Texas. In order to control emissions, ensure health and safety and comply with National Ambient Air Quality Standards and the Texas Air Control Board requirements, the three proposed exhaust stacks must be seventy-five (75) feet tall and 5' to 5'8" in diameter.* Therefore, Columbia, requests the approval of this Conditional Use Permit for the three exhaust stacks.

In addition, Columbia also requests the Conditional Use Permit include the existing seventy five (75) foot exhaust stacks currently located on top of the facility. These stacks were built in 1979.

* Note: Columbia Extrusion Corporation is zoned "light industrial" which allows for structures of one hundred twenty (120) feet to be constructed with such conditional use permit.



CITY OF ROCKWALL
Planning and Zoning Agenda

Agenda Date: August 13, 1992

Agenda No: III. D.

Agenda Item: P&Z 92-32-CUP - Hold Public Hearing and consider Approval of a Request from Colombia Extrusion for a CUP for a Structure Exceeding the Permitted height in the LI District

Item Generated By: Applicant, Colombia Extrusion

Action Needed: Hold public hearing and take any necessary action.

Background Information:

Colombia wants to reopen the cast building for recycling of aluminum. They need to erect 3 stacks at a height of 75 feet to be in accordance with the Texas Air Control Board. In addition, the existing cast house is 69 feet tall. They would also like to eliminate that nonconformity. We see no problem with their request.

105 **P&Z 92-32-CUP - Hold Public Hearing and Consider Approval of an Request from Colombia Extrusion for a CUP for a Structure Exceeding the Permitted Height in the "LI" Light Industrial Zoning District**

110 Couch outlined the applicant's request. Welborn opened the public hearing. Steve Burns of Columbia Extrusion addressed the Commission and was available to answer questions. Welborn closed the public hearing. Morgan made a motion to recommend approval of a request from Columbia Extrusion for a conditional use permit for a structure exceeding the permitted height in the "LI" Light Industrial District. Mitchell seconded the motion. The motion was voted and carried with Friend abstaining.

P&Z MIN. 8/13/92

Attachments:

1. Site Plan

Agenda Item: CUP for Colombia

Item No: III. D.

**CITY OF ROCKWALL
City Council Agenda**

Agenda Date: August 17, 1992

Agenda No: VI. D.

Agenda Item: P&Z 92-32-CUP - Hold Public Hearing and Consider Approval of an Ordinance Granting a Request from Colombia Extrusion for a CUP for a Structure Exceeding the Permitted height in the LI District (1st Reading)

Item Generated By: Applicant, Colombia Extrusion

Action Needed: Hold public hearing and take any necessary action.

Background Information:

Colombia wants to reopen the cast building for recycling of aluminum. Under the LI district structures can be 60 feet tall without a CUP and they may be up to 120 feet tall with a CUP. They need to erect 3 stacks at a height of 75 feet to be in accordance with the Texas Air Control Board requirements. In addition, the existing cast house is 69 feet tall. They would also like to eliminate that nonconformity. The stacks will be located at the rear of the property close to the railroad tracks.

The Commission will consider this request on Thursday night. We will forward their recommendation to you on Friday.

Attachments:

1. Site Plan

Agenda Item: CUP for Colombia Extrusion

Item No: VI. D.

**CITY OF ROCKWALL
City Council Agenda**

Agenda Date: August 17, 1992

Agenda No: VI. ~~D.E.~~

Agenda Item: P&Z 92-32-CUP - Hold Public Hearing and Consider Approval of an Ordinance Granting a Request from Colombia Extrusion for a CUP for a Structure Exceeding the Permitted height in the LI District (1st Reading)

Item Generated By: Applicant, Colombia Extrusion

Action Needed: Hold public hearing and take any necessary action.

Background Information:

The Commission has recommended approval of the request as submitted.

Attachments:

1. Ordinance

Agenda Item: CUP for Colombia Extrusion

Item No: VI. ~~D.E.~~

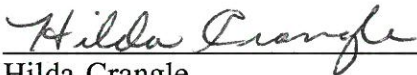


CITY OF ROCKWALL

"THE NEW HORIZON"

PUBLIC NOTICE

The Rockwall Planning and Zoning Commission will hold a public hearing on August 13, 1992 at 7:00 p.m. in City Hall, 205 W. Rusk, and the Rockwall City Council will hold a public hearing on Monday, August 17, 1992 at 7:00 p.m. in City Hall, 205 W. Rusk, to consider approval of a request from Columbia Extrusion for a conditional use permit for a structure exceeding the permitted height in "LI" Light Industrial District located at 1200 E. Washington, and further described on the reverse side of this notice. As an interested property owner, you are invited to attend this meeting or make your feelings known in writing by returning the form below:



Hilda Crangle
City Secretary

Case No. PZ 92-32-CUP

I am in favor of the request for the reasons listed below _____

I am opposed to the request for the reasons listed below _____

- 1.
- 2.
- 3.

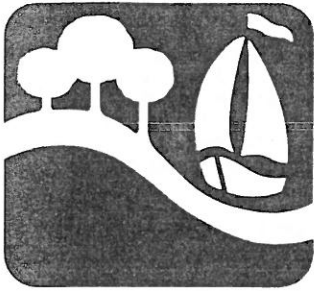
Signature _____

Address _____

1200 E. WASHINGTON

1. WHITMORE MANUFACTURING CO.
930 WHITMORE DR.
ROCKWALL

2. TOMMY SINGLETON, TRUSTEE
C/O KEN ANDREWS + CO,
P.O. BOX 489
SEAGOVILLE, TX 75159

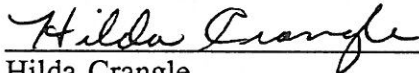


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- 3.

Signature _____

Address _____

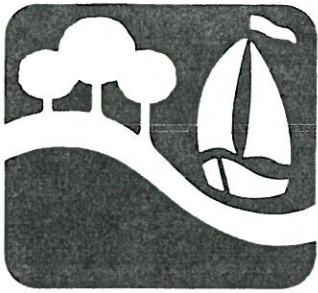
98.319 ACRE TRACT

BEING a tract of land situated in the R. Ballard Survey, Abstract No. 29, City of Rockwall, Rockwall County, Texas, and also being all of those tracts as follows: a 5.8047 acre tract recorded in Volume 120, Page 927; a 66.72 acre tract recorded in Volume 61, Page 285; a 1.26 acre tract recorded in Volume 88, Page 156; a 21.5 acre tract recorded in Volume 50, Page 473; a 1.51 acre tract recorded in Volume 66, Page 544; and a 1.685 acre tract recorded in Volume 104, Page 376, Deed Records of Rockwall County, Texas, and being more particularly described as follows:

BEGINNING at a point on the North line of the M.K. & T. Railroad right-of-way, said point being the Southeast corner of a 5.8057 acre tract recorded in Volume 120, Page 927, a 1/2" iron stake found for corner;
THENCE, along the North line of the M.K. & T. Railroad right-of-way, the following:

South 88 deg. 46 min. 28 sec. West, a distance of 577.66 feet to the beginning of a curve to the left having a central angle of 0 deg. 58 min. 01 sec., a radius of 21,774.77 feet a 1/2" iron stake set for corner;
Around said curve a distance of 367.51 feet to the end of said curve, a 1/2" iron stake set for corner;
South 87 deg. 48 min. 27 sec. West, a distance of 843.49 feet to the beginning of a curve to the left having a central angle of 10 deg. 33 min. 13 sec., a radius of 3,419.42 feet a 1/2" iron stake set for corner;
Around said curve a distance of 629.92 feet to the beginning of a curve to the left having a central angle of 3 deg. 31 min. 24 sec., a radius of 3,254.72 feet, a 1/2" iron stake set for corner;
Around said curve a distance of 237.03 feet to the end of said curve, a 1/2" iron stake found for corner;
THENCE, North 4 deg. 41 min. 11 sec. West, leaving the said North line of the M.K. & T. Railroad right-of-way, a distance of 124.89 feet to a fence corner post for corner;
THENCE, South 85 deg. 53 min. 13 sec. West, a distance of 211.05 feet to a point on the East line of High School Drive, a 1/2" iron stake found for corner;
THENCE, North 1 deg. 55 min. 16 sec. East, along the said East line of High School Drive, a distance of 86.53 feet to a 1/2" iron stake found for corner;
THENCE, North 85 deg. 29 min. 47 sec. East, leaving the said East line of High School Drive and along the South line of Richard Harris Subdivision No. 6, a distance of 161.79 feet to a 1/2" iron stake set for corner;
THENCE, along the East line of Richard Harris Subdivision No. 6 and No. 5, the following:
North 4 deg. 30 min. 38 sec. East, a distance of 69.54 feet to a 1/2" iron stake set for corner;
North 5 deg. 42 min. 23 sec. West, a distance of 29.95 feet to a 1/2" iron stake found for corner;
THENCE, North 80 deg. 56 min. 29 sec. East, a distance of 126.45 feet to a fence corner post for corner;
THENCE, North 86 deg. 39 min. 04 sec. East, a distance of 111.01 feet to a 1" iron stake found for corner;
THENCE, North 88 deg. 11 min. 40 sec. East, a distance of 796.60 feet to a fence corner post for corner;
THENCE, North 70 deg. 17 min. 41 sec. West, a distance of 784.91 feet to a fence corner post for corner;
THENCE, North 11 deg. 23 min. 15 sec. East, a distance of 445.00 feet to a fence corner post for corner;
THENCE, North 76 deg. 20 min. 30 sec. West, a distance of 206.40 feet to a point on the East line of Renfro Street, a fence corner post for corner;
THENCE, North 10 deg. 09 min. East, along the said East line of Renfro Street, a distance of 626.87 feet to a 1/2" iron stake found for corner;
THENCE, North 89 deg. 52 min. 01 sec. East, leaving the said East line of Renfro Street, a distance of 420.39 feet to a 1/2" iron stake found for corner;
THENCE, North 1 deg. 19 min. 29 sec. West, a distance of 200.93 feet to a 1/2" iron stake found for corner;
THENCE, North 0 deg. 40 min. 16 sec. West, a distance of 87.88 feet to a 1/2" iron stake found for corner;
THENCE, South 89 deg. 00 min. 45 sec. East, a distance of 63.08 feet to an iron axle found for corner;
THENCE, South 98 deg. 34 min. 57 sec. East, a distance of 126.36 feet to a 1/2" iron stake found for corner;
THENCE, North 0 deg. 48 min. 06 sec. West, a distance of 110.27 feet to a point on the South line of Aluminum Plant Road, a 1/2" iron stake set for corner;
THENCE, along the South line of Aluminum Plant Road the following:
South 82 deg. 25 min. 58 sec. East, a distance of 305.24 feet to a 1/2" iron stake set for corner;
North 89 deg. 56 min. 03 sec. East, a distance of 821.84 feet to a 1/2" iron stake set for corner;
North 89 deg. 36 min. 37 sec. East, a distance of 445.39 feet to a 1/2" iron stake found for corner;
THENCE, South 6 deg. 37 min. East, leaving the said South line of Aluminum Plant Road, a distance of 1718.30 feet to a 1/2" iron stake found for corner;
THENCE, South 2 deg. 18 min. 48 sec. East, a distance of 206.01 feet to the PLACE OF BEGINNING and containing 98.319 acres of land.

dt



CITY OF ROCKWALL
"THE NEW HORIZON"

RECEIVED
AUG 6 1992

File

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Whitmore Mfg Co.
Darryl Whitmore
Signature _____
Address 730 Whitmore Dr
Rockwall, TX 75087

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THENCE, South 6 deg. 37 min. East, leaving the said South line of Aluminum Plant Road, a distance of 1718.30 feet to a 1/2" iron stake found for corner;

THENCE, South 2 deg. 18 min. 48 sec. East, a distance of 206.01 feet to the PLACE OF BEGINNING and containing 98.319 acres of land.