

CITY OF ROCKWALL

ORDINANCE NO. 06-48

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE UNIFIED DEVELOPMENT CODE OF THE CITY OF ROCKWALL, AS PREVIOUSLY AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT (SUP) WITHIN THE (SF-10) SINGLE-FAMILY RESIDENTIAL DISTRICT ALLOWING FOR A CARPORT (RESIDENTIAL) NOT MEETING THE STANDARDS IN ARTICLE IV, SECTION 2.1.2 OF THE UNIFIED DEVELOPMENT CODE, ON A TRACT LOCATED AT 711 STILLWATER DRIVE, BEING LOT 8, BLOCK K, STONEBRIDGE MEADOWS PHASE 5; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a request has been made by Rhonda Wells for a Specific Use Permit allowing for a Carport (Residential) not meeting the standards in Article IV, Section 2.1.2 of the Unified Development Code, on a tract located at 711 Stillwater Drive, being Lot 8, Block K, Stonebridge Meadows Phase 5, City and County of Rockwall, Texas; and

WHEREAS, the Planning and Zoning Commission of the City of Rockwall and the governing body of the City of Rockwall, in compliance with the laws of the State of Texas and the ordinances of the City of Rockwall, have given the requisite notices by publication and otherwise, and have held public hearings and afforded a full and fair hearing to all property owners generally, and to all persons interested in and situated in the affected area and in the vicinity thereof, the governing body in the exercise of its legislative discretion has concluded that the Unified Development Code of the City of Rockwall should be amended as follows:

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS:

Section 1. That the Unified Development Code of the City of Rockwall, as heretofore amended, be and the same is hereby amended so as to grant a Specific Use Permit allowing for a Carport (Residential) not meeting the standards in Article IV, Section 2.1.2 of the Unified Development Code, on a tract located at 711 Stillwater Drive, being Lot 8, Block K, Stonebridge Meadows Phase 5, City and County of Rockwall, Texas; and

Section 2. That the Specific Use Permit shall be subject to the following conditions:

1. The building will comply with the approved site plan attached herein as Exhibit "A" and the approved elevations attached herein as Exhibit "B."
2. Owners to screen proposed structure from Stonebridge Drive with a combination of a lattice trellis adhered to the posts of the proposed carport and evergreen landscaping such as Wisteria vines or shrubs.
3. The City Council reserves the right to review the Specific Use Permit granted herein upon the expiration of one (1) year from the date hereof.

Section 3. That all ordinances of the City of Rockwall in conflict with the provisions of this ordinance be, and the same are hereby repealed to the extent of that conflict.

Section 4. Any person, firm, or corporation violating any of the provisions of this ordinance shall be deemed guilty of a misdemeanor and upon conviction shall be punished by a penalty of fine not to exceed the sum of TWO THOUSAND DOLLARS (\$2,000.00) for each offence and each and every day such offense shall continue shall be deemed to constitute a separate offense.

Section 5. If any section or provision of this ordinance or the application of that section or provision to any person, firm, corporation, situation or circumstance is for any reason judged invalid, the adjudication shall not affect any other section or provision of this ordinance or the application of any other section or provision to any other person, firm, corporation, situation or circumstance, and the City Council declares that it would have adopted the valid portions and applications of the ordinance without the invalid parts and to this end the provisions of this ordinance shall remain in full force and effect.

Section 6. That this ordinance shall take effect immediately from and after its passage and the publication of the caption of said ordinance as the law in such cases provides.

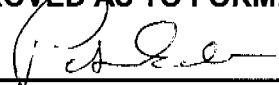
PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, this 6th day of November, 2006.



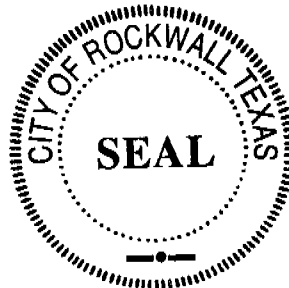
William R. Cecil, Mayor

ATTEST:


Dorothy Brooks, City Secretary

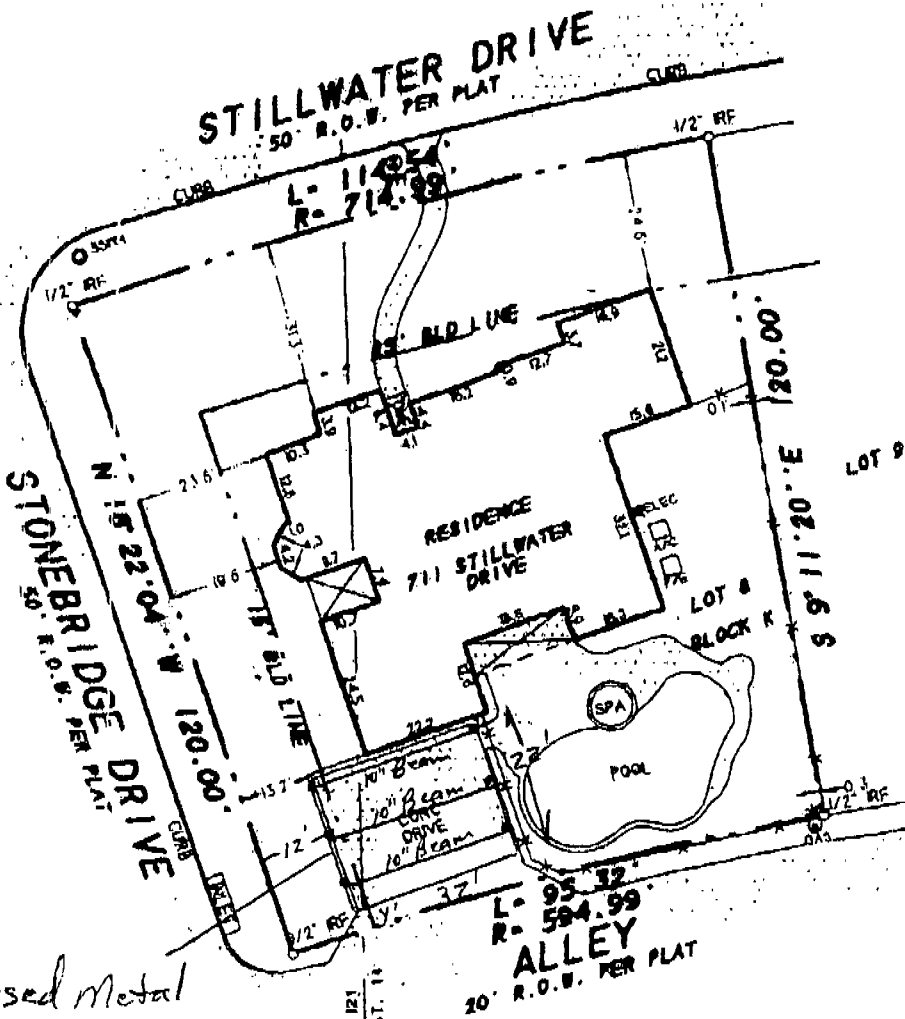
APPROVED AS TO FORM:


Pete Eckert, City Attorney



1st Reading: 10-16-06
2nd Reading: 11-06-06

EXHIBIT "A"



Proposed Metal
Carport
22' X 32'

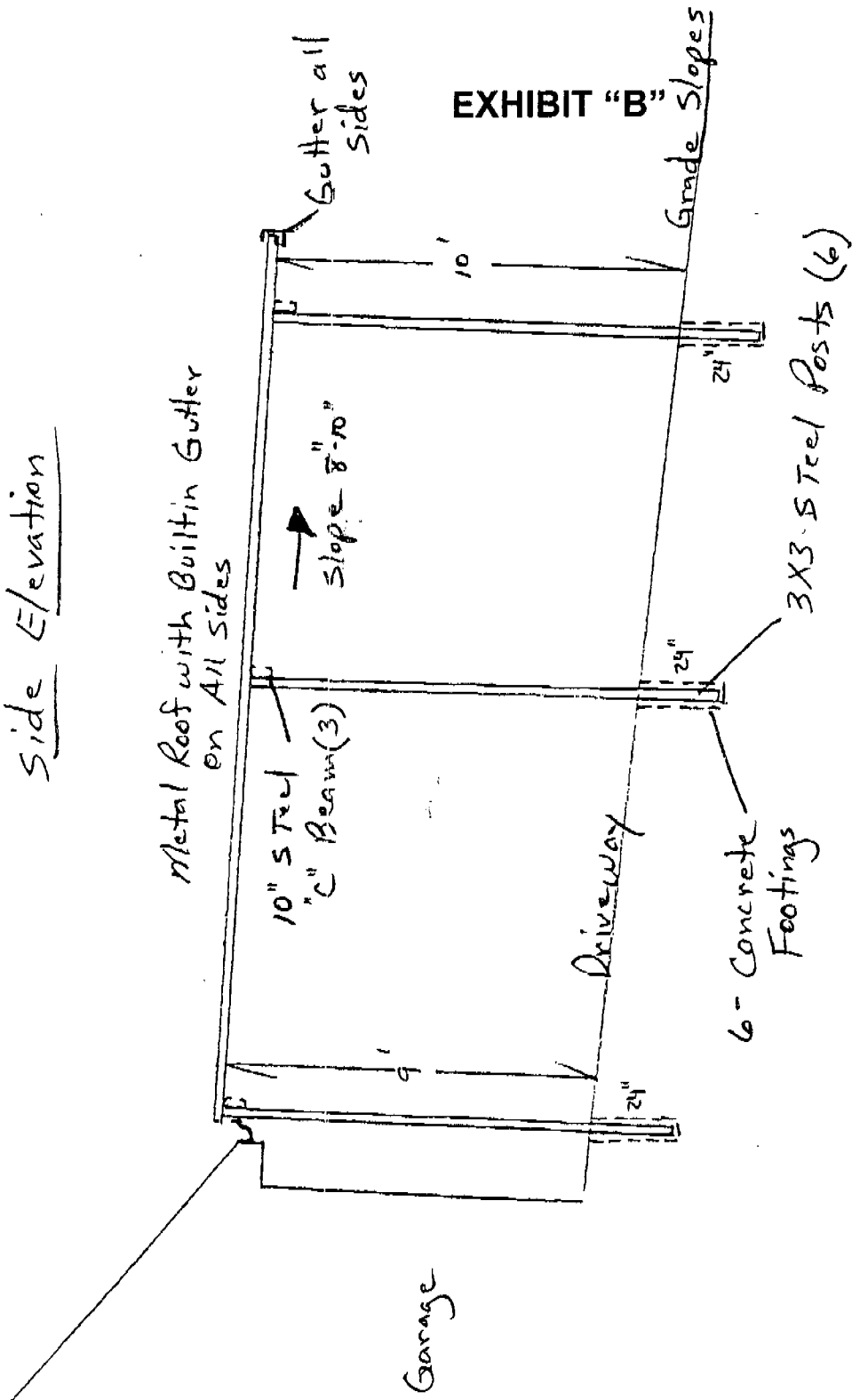
Scale 1" = 30'

RECEIVED
SEP 15 2006
By _____

FILE COPY 2006 019

EXHIBIT "B"

22' X 32' Metal Carport
Side Elevation



FILE COPY

2006 019

RECEIVED
 SEP 15 2006
 By _____

Scale 1/4" = 1'

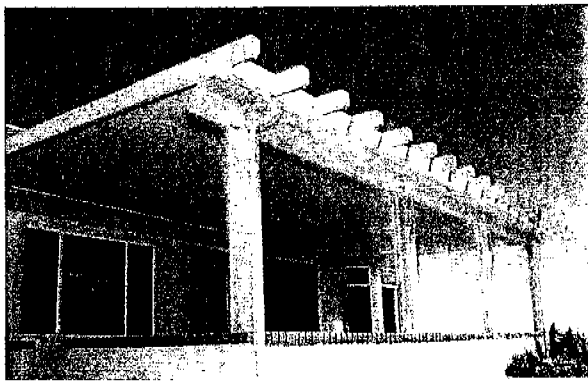
THE DESIGN OPTIONS ARE LIMITLESS

EXHIBIT "B" (cont.)

INSULATED LRP

WHAT IS INSULATED LRP?

Insulated LRP is a Laminated Roof Panel. This panel is made of an EPS (Expanded PolyStyrene) foam core. This core is an excellent insulator. The EPS core has embossed aluminum skins laminated to both sides using industrial strength polyurethane adhesive. The skins and EPS core are pressurized to form a strong, durable bond.



Take your Cover to a whole new level by adding our lattice components (lattice wrap) - choose from 4 end cut styles.



Scallop

Bevel

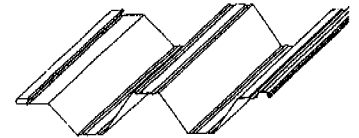
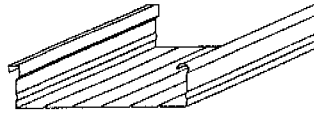
Miter

Corbel

ROLL FORM

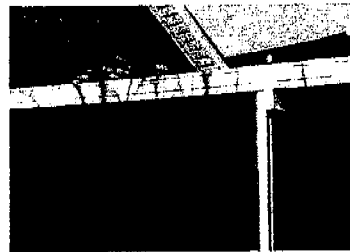
FLAT PAN

"W" PAN



Great Value • Strong • Lightweight • Durable

THREE COVER OPTIONS



Flat Pan

Metals USA Solid Flat Pan Cover adds beauty as well as protection to your home.



"W" Pan

Protect your outdoor items and home from harmful UV rays and inclement weather with a Metals USA's "W" Pan Cover.



Insulated LRP

Transform your patio to an enjoyable outdoor recreation area with Metals USA's insulated LRP Covers.

(front) 10) Insulated LRP Cover

2006 019

Z2006-019_Wells Carport SUP

METALS USA
BUILDING PRODUCTS a family of brands:

NATIONAL

ROJAL

TAJ

valley

Page 5 VIKING

WESTERN

METALS USA BUILDING PRODUCTS

Advertising Receipt

Terrell Tribune
 Rockwall County News
 150 9th Street, P.O. Box 669
 Terrell, TX 75160
 Phone: (972) 563-6476
 Fax: (972) 563-0340

ROCKWALL, CITY OF-LEGALS ®
 c/o Dorothy Brooks, City Secretary
 385 SOUTH GOLIAD
 ROCKWALL, TX 75087

Cust#: 01100978-000
Ad#: 05500973
Phone: (972)771-7700
Date: 11/07/06

Ad taker: 11 **Salesperson:** 6 **Classification:** 001

Description	Start	Stop	Ins.	Cost/Day	Surcharges	Total
02 ROCKWALL COUNTY NEWS	11/16/06	11/16/06	1	57.00		57.00

Payment Reference:

LG#223348
 ORD. 06-48
 RCN= 11/16

Total: 57.00
Tax: 0.00
Net: 57.00
Prepaid: 0.00

Total Due 57.00

PUBLISHER'S AFFIDAVIT

THE STATE OF TEXAS COUNTY OF ROCKWALL

Before me, the undersigned authority, on this day personally appeared William Jordan, who being by me duly sworn deposes and says the he is the Publisher of **The Rockwall County News** and the said newspaper meets the requirements of Section 2051.044 of the Texas Government Code to wit:

1. it devotes not less than twenty-five percent (25%) of its total column lineage to general interest items;
2. it is published at least once each week;
3. it is entered as second-class postal matter in the county where it is published;
4. it has been published regularly and continuously since 1985; and
5. it is generally circulated within Rockwall County.

Publisher further deposes and says that the attached notice was published in said news paper on the following date(s) to wit:

November 16th A.D. 2006

William Jordan

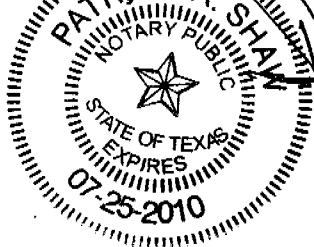
William Jordan
Editor and Publisher

SUBSCRIBED AND SWORN BEFORE ME

by William Jordan who

- a) is personally know to me, or
 b) provided the following evidence to establish his/her identity.

on the 16th day of November, A.D. 2006
to Patricia Shaw which witness my hand and seal of office.



Patricia Shaw
Notary Public, State of Texas

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/s/ William R. Cecil, Mayor

/s/ Dorothy Brooks, City Secretary

1st Reading: 10-16-06

2nd Reading: 11-06-06