

**ORDINANCE NO. 2994**

**AN ORDINANCE AUTHORIZING A SPECIFIC USE PERMIT (SUP) TO PERMIT A FAMILY HOME (CHILD CARE IN PLACE OF RESIDENCE) USE WITHIN A SINGLE FAMILY-2 (SF-2) ZONING DISTRICT, LOCATED 320 LYNN STREET, BEING PROPERTY ID 173399, IN THE CITY OF WAXAHACHIE, ELLIS COUNTY, TEXAS, BEING LOT 2E PT PT RD 1, OF THE FERRIS 2ND SUBDIVISION, AND ORDERING THE CHANGING OF THE ZONING MAP THEREOF IN ACCORDANCE WITH SAID CHANGE.**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WAXAHACHIE, TEXAS:**

**WHEREAS**, the City Council of the City of Waxahachie having heretofore adopted a zoning ordinance and map showing the classification of the various property located within the city limits of said City; and

**WHEREAS**, the described property is classified in said ordinance and any amendments thereto as SF-2; and

**WHEREAS**, a proper application for an SUP has been made in accordance with the zoning ordinances in the City of Waxahachie and said application has been assigned case number SU-17-0065158. Said application having been referred to the Planning and Zoning (P&Z) Commission was recommended by the P&Z Commission for approval and the issuance thereof; and

**WHEREAS**, proper notification has been published for the time and in the manner as prescribed by the city ordinance of the City of Waxahachie for a public hearing thereon; and,

**WHEREAS**, a proper hearing was held as required by law and the Council having heard all arguments for and against said SUP;

**NOW, THEREFORE**, this property is rezoned from SF-2 to PD-1-CSF-2, with an SUP in order to permit a Family Home (child care in place of residence) use on the following property: Lot 2E PT PT RD 1 of the Ferris 2nd subdivision, which is shown on Exhibit A, in accordance with the State License attached as Exhibit B.

An emergency is declared to exist in that needed and approved improvements will be unnecessarily delayed if this ordinance is not effective upon passage and this ordinance is to be effective upon passage.

The zoning map of the City of Waxahachie is hereby authorized and directed to be demarked in accordance therewith.

**PASSED, APPROVED AND ADOPTED** on this 18<sup>th</sup> day of December, 2017.



*M. Kevin Stroyth*  
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MAYOR

ATTEST:

*Lori Cartwright*  
\_\_\_\_\_  
City Secretary

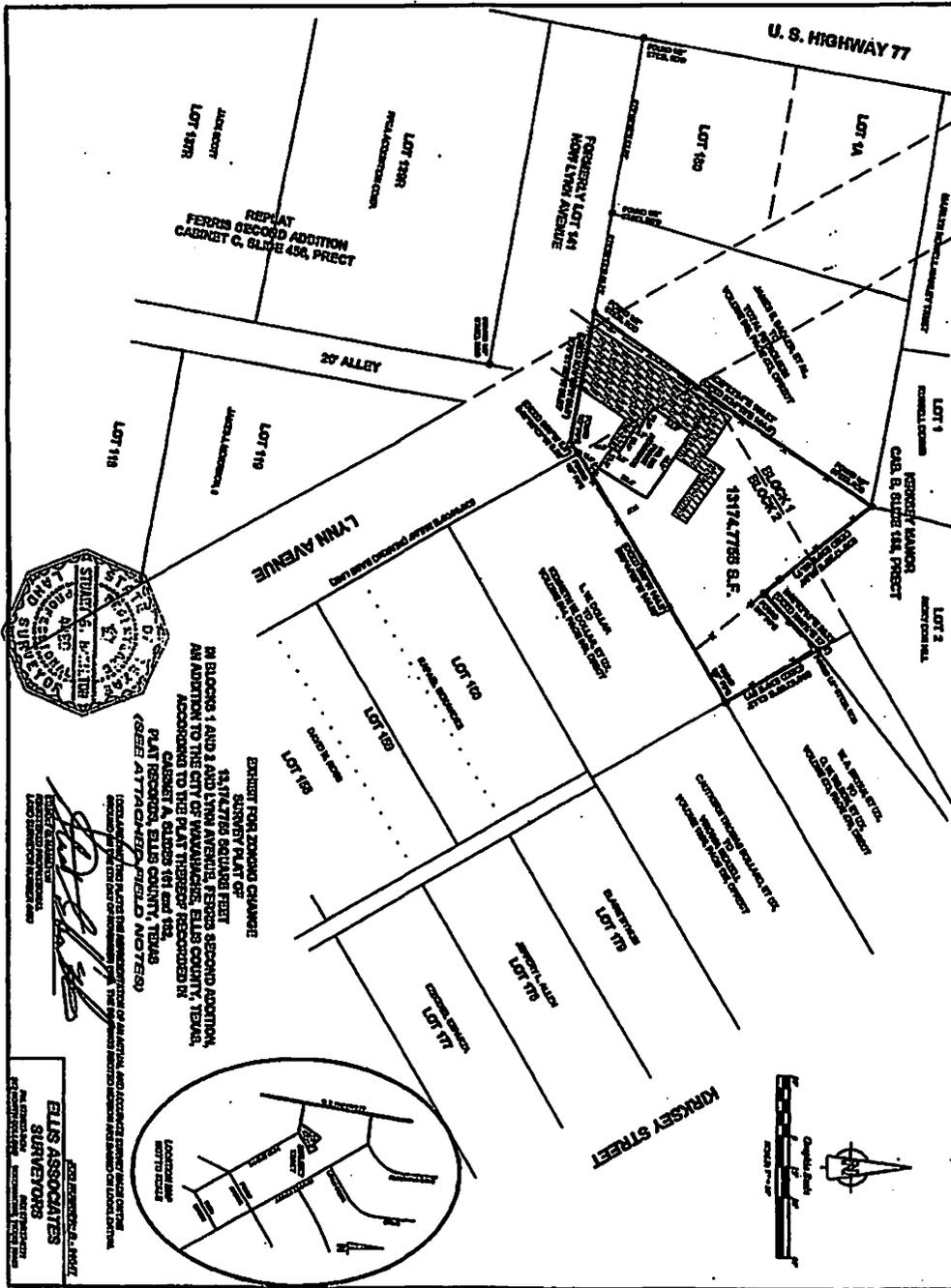
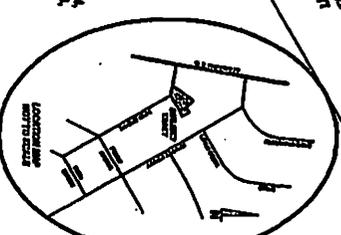


EXHIBIT FOR ZONING CHANGE  
 SURVEY PLAT OF  
 13,147.75 SQUARE FEET  
 IN BLOCKS 1 AND 2 AND LYNN AVENUE, FERRIS SECOND ADDITION,  
 AN ADDITION TO THE CITY OF WAMAMASHO, ELLIS COUNTY, TEXAS,  
 ACCORDING TO THE PLAT THEREOF RECORDED IN  
 CABINET A, SLIDES 491 AND 492  
 PLAT RECORD, ELLIS COUNTY, TEXAS  
 (SEE ATTACHED FIELD NOTES)  
 I, STUART B. ELLIS, SURVEYOR, DO HEREBY CERTIFY THAT THE PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE SURVEY MADE BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THAT THE PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE SURVEY MADE BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THAT THE PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE SURVEY MADE BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION.

STUART B. ELLIS  
 ELLIS ASSOCIATES  
 SURVEYORS  
 12345 W. MAIN ST.  
 WAMAMASHO, TEXAS 75783  
 PHONE: (940) 123-4567  
 FAX: (940) 123-4568  
 EMAIL: info@ellisassociates.com



**EXHIBIT "A"**

TEXAS DEPARTMENT OF FAMILY AND PROTECTIVE SERVICES  
Child-Care Licensing Division



Helen Reed  
320 LYNN ST  
WAXAHACHIE, TX 75165 -1852

Has been issued a LICENSE to operate:

**Helen's House Childcare**

320 LYNN AVE  
WAXAHACHIE, TX 75165

as a Licensed Child-Care Home caring for:

Total Capacity:  
12

Ages :  
(Toddlers(18 months - 2 years)  
Pre-Kindergarten (3 years - 4 years)  
School (5 years and older)

License Number: 1654176

This LICENSE is hereby issued: October 30, 2017

This License is valid until revoked or surrendered.

By: Jill Anderson  
Child-Care Licensing Staff

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**on Licensee:**

ense must be displayed in a prominent place where parents and others may see it during operating hours.

ense is valid only for the location noted above and cannot be bought, sold or transferred.

ense is the property of the Department of Family and Protective Services and must be returned to the Child-Care  
Division when it is no longer valid.

**Parents:**

the status of this License or to check the compliance history, please call your local licensing office or visit  
ildcaresearch.org.