



City of Dallas

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# Department of Development Services

1500 Marilla Street Room 5B North Dallas, TX 75201 Phone 214.670.4209 Fax 214.670.4210

## Zoning Change Application

October 2002

Provide the following information. (Please print).

Applicant		Representative	Owner
Owner <input checked="" type="checkbox"/>	Prospective Buyer <input type="checkbox"/>		Individual <input type="checkbox"/>
Tenant <input type="checkbox"/>			Partnership <input type="checkbox"/>
			Corporation <input checked="" type="checkbox"/>
			Trust <input type="checkbox"/>
Name:	Same as Owner	Karl A. Crawley, MASTERPLAN	Dallas I.S.D.
Address:		2201 Main St. Suite 1280	9400 N Central Expwy., 8 <sup>th</sup> Floor
City/State/Zip:		Dallas, TX 75201	Dallas TX 75231
Telephone:		214 761 9197	972 925 7324
Fax:		214 748 7114	972 502 1222
E-mail:		karl@masterplantexas.com	balfred@dallasisd.org
Signature of Applicant		Signature of Owner	

See attached

Existing zoning:	PD 824 <input checked="" type="checkbox"/>	Location & cross street:	2101 Millmar Drive, Millmar and Peavy Road
Mapscop no.	380	Request:	Amendment to the existing PD to allow the construction of a new sign and small athletic field buildings
Zoning map no.	H10 <input checked="" type="checkbox"/>		PD No. 824.
Council district	9 <input checked="" type="checkbox"/>		2 year waiver approved.
School district	DISD <input checked="" type="checkbox"/>		28.19 acres
Census tract no.	124.00 <input checked="" type="checkbox"/>	Lot(s)/Block(s):	Block 7301 and 7403
		Size of request:	24,803 acres

Areas below to be completed by staff during application intake.

General Zoning Change*	Specific Use Permit*	Planned Development District*	Deed Restrictions*
	New <input type="checkbox"/> Renewal <input type="checkbox"/>	New <input type="checkbox"/> Amendment <input checked="" type="checkbox"/>	Termination <input type="checkbox"/> Amendment <input type="checkbox"/>
	Amendment <input type="checkbox"/> Auto Renewal*** <input type="checkbox"/>		
Proper signatures <input type="checkbox"/>	Proper signatures*** <input type="checkbox"/>	Proper signatures <input checked="" type="checkbox"/>	Proper signatures <input type="checkbox"/>
Letter(s) of authorization <input type="checkbox"/>	Letter(s) of authorization*** <input type="checkbox"/>	*Letter(s) of authorization <input checked="" type="checkbox"/>	Letter(s) of authorization <input type="checkbox"/>
Land use statement <input type="checkbox"/>	Land use statement <input type="checkbox"/>	*Land use statement <input checked="" type="checkbox"/>	Land use statement <input type="checkbox"/>
Zoning Location Maps (2) <input type="checkbox"/>	Draft Conditions <input type="checkbox"/>	*Draft Conditions <input checked="" type="checkbox"/>	Zoning Location Maps (2) <input type="checkbox"/>
Tax Plat Maps (2) <input type="checkbox"/>	Zoning Location Maps (2)*** <input type="checkbox"/>	*Zoning Location Maps (2) <input checked="" type="checkbox"/>	Tax Plat Maps (2) <input type="checkbox"/>
Correct lot & block or Metes & Bounds survey with drawing (2) <input type="checkbox"/>	Tax Plat Maps (2) <input type="checkbox"/>	*Tax Plat Maps (2) <input checked="" type="checkbox"/>	Correct lot & block or Metes & Bounds survey with drawing (2) <input type="checkbox"/>
Copy of Deed <input type="checkbox"/>	Correct lot & block or Metes & Bounds survey with drawing (2) <input type="checkbox"/>	*Correct lot & block or Metes & Bounds survey with drawing (2) <input checked="" type="checkbox"/>	Copy of Deed <input type="checkbox"/>
Tax and lien statements <input type="checkbox"/>	Copy of Deed <input type="checkbox"/>	Copy of Deed <input checked="" type="checkbox"/>	Tax and lien statements <input type="checkbox"/>
Traffic Impact Worksheet <input type="checkbox"/>	Tax and lien statements <input type="checkbox"/>	*Tax and lien statements <input checked="" type="checkbox"/>	List of partners/principals/officers** <input type="checkbox"/>
Traffic impact Study or Waiver** <input type="checkbox"/>	Traffic Impact Worksheet <input type="checkbox"/>	*Traffic Impact Worksheet <input checked="" type="checkbox"/>	Termination instrument <input type="checkbox"/>
List of partners/principals/officers** <input type="checkbox"/>	Traffic impact Study or Waiver** <input type="checkbox"/>	Traffic impact Study or Waiver** <input checked="" type="checkbox"/>	New instrument* <input type="checkbox"/>
	List of partners/principals/officers** <input type="checkbox"/>	*List of partners/principals/officers** <input checked="" type="checkbox"/>	Copy of executed deed restrictions** <input type="checkbox"/>
	Site Plans (10 folded) <input type="checkbox"/>	Conceptual plans (10 folded) or <input type="checkbox"/>	
	Landscape Plans (10 folded)** <input type="checkbox"/>	*Development Plans (10 folded) <input checked="" type="checkbox"/>	
	Tree Survey (2 folded)** <input type="checkbox"/>	Landscape Plans (10 folded)** <input checked="" type="checkbox"/>	
		Tree Survey** <input checked="" type="checkbox"/>	
		Elevation/perspectives (optional) <input checked="" type="checkbox"/>	

\*Additional requirements may be determined as necessary prior to application acceptance. \*\* If required.

2 year waiver:	Y <input checked="" type="checkbox"/> N <input type="checkbox"/>	Filing fee: \$	2060	Sign fee: \$	50	Date filed:	2-18-22
Escarpment	Y <input type="checkbox"/> N <input checked="" type="checkbox"/>	Receipt no.	10513	Receipt no.	10513	Accepted by:	Hannah C
Floodplain	Y <input type="checkbox"/> N <input checked="" type="checkbox"/>	Notification area:	500 FT.	No. of signs:	5	Date withdrawn:	

Tentative CPC Hearing Date:	2/27 5.3.2022	Planner:	JENNIFFER ALLGATER	File No.:	total: \$2060 212-193 (JA)
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LAND USE STATEMENT

BRYAN ADAMS HIGH SCHOOL

2101 Millmar Drive

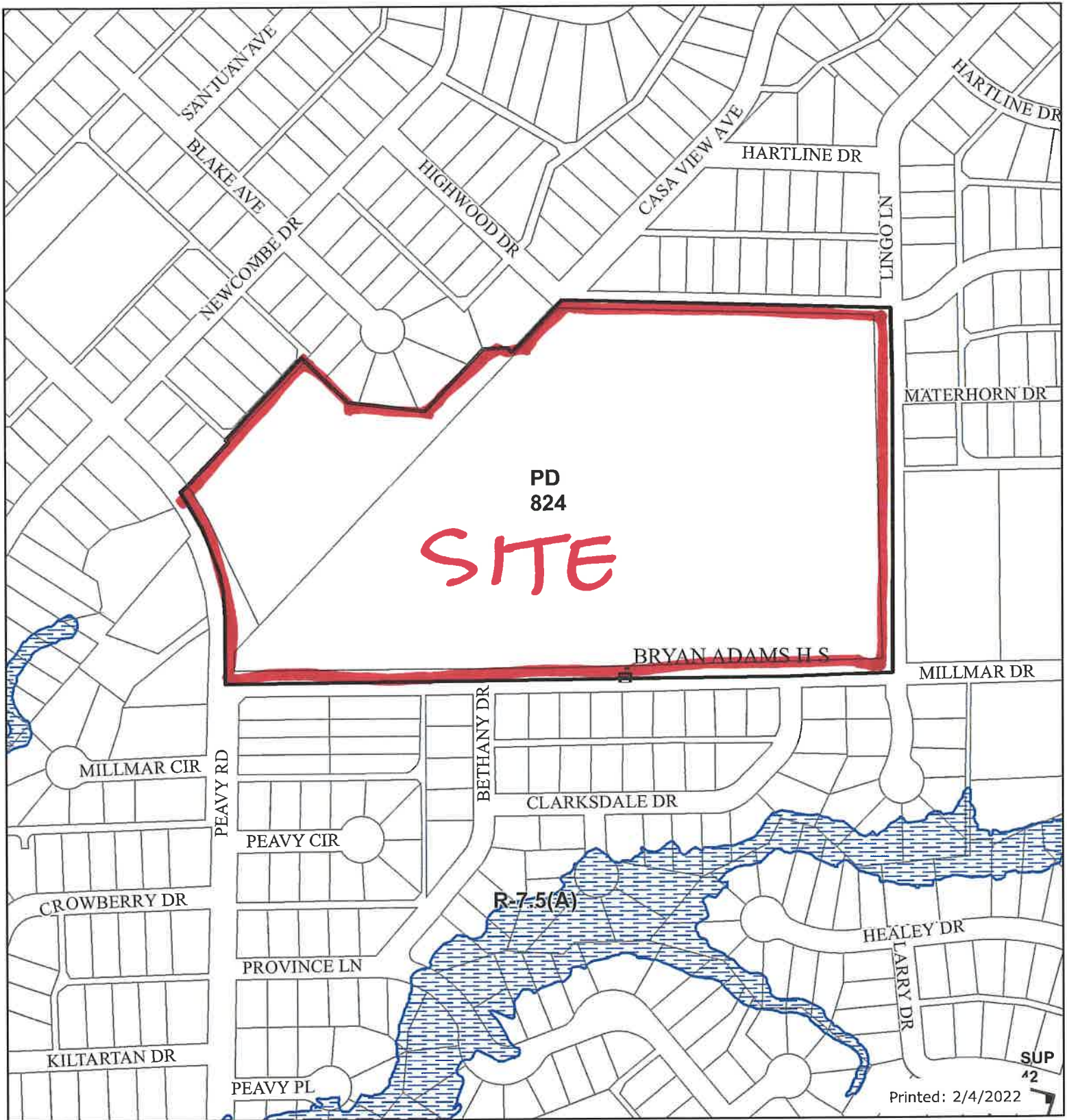
The DISD is proposing to amend the existing PD for the Bryan Adams campus. The amendment will facilitate the addition of electronic marquee sign in front of the main entrance to the school. The PD amendment is required because the sign is within the minimum setback for a non-business rule sign that is allowed in the PD. The sign is being placed forward on the site in order to increase visibility and avoid having to remove large existing trees. The proposed amendment will also add two small buildings in the area of the athletic fields to be used by the athletic department. There is no net increase in classrooms in the proposed addition. The total enrollment will not change due to this proposed amendment.

**The existing zoning and uses of the area:**

The property is surrounding by single family zoning on all sides. The only area not developed with single family homes is an undeveloped tract (formerly church parking lot) located to the east across Lingo Lane

The only changes requested to the PD are for the setback of a proposed sign and two small athletic buildings.

2212-193



Printed: 2/4/2022

Legend

- |                      |                                |                       |                            |
|----------------------|--------------------------------|-----------------------|----------------------------|
| City Limits          | railroad                       | Dry Overlay           | CD Subdistricts            |
| School               | Certified Parcels              | D                     | PD Subdistricts            |
| Floodplain           | Base Zoning                    | D-1                   | PDS Subdistricts           |
| 100 Year Flood Zone  | PD193 Oak Lawn                 | CP                    | NSO Subdistricts           |
| Mill's Creek         | Dallas Environmental Corridors | SP                    | NSO_Overlay                |
| Peak's Branch        | SPSPD Overlay                  | MD Overlay            | Escarpment Overlay         |
| X Protected by Levee | SPSPD Overlay                  | Historic Subdistricts | Parking Management Overlay |
| Parks                | Deed Restrictions              | Historic Overlay      | Shop Front Overlay         |
|                      | SUP                            | Height Map Overlay    |                            |

2012-193

This data is to be used for graphical representation only. The accuracy is not to be taken/used as data produced by a Registered Professional Land Surveyor (RPLS) for the State of Texas. 'This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.' (Texas Government Code § 2051.102)

