



108. **Court** - An open, unobstructed space, bounded on more than two sides by the walls of a building. An inner court is entirely surrounded by the exterior walls of a building. An outer court has one side open to a street, alley, yard, or other permanent open space.
109. **Critical Root Zone (CRZ)** - The area of undisturbed natural soil around a tree defined by a concentric circle with a radius equal to the distance from the trunk to the outermost portion of the drip line (see [Section 8.20 - Exhibit D](#)).
110. **Cul-de-Sac** - A street having but one outlet to another street, and terminated on the opposite end by a vehicular turnaround.
111. **Cut/Fill** - Areas where the natural ground level has been excavated (cut) or fill brought in.

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112. **Dance Hall** - An establishment open to the general public for dancing.
113. **Dead End Street** - A street, other than a cul-de-sac, with only one outlet.
114. **Dedication** - Intentional transfer by a property owner to the public of ownership of, or an interest in, land for a public purpose. Dedication may be effected by compliance with statutes relating to dedication of land, by formal deed of conveyance, or by any other method recognized by the laws of the State of Texas.
115. **Density** - The total number of residential buildings allowed upon a given tract of land usually expressed in total number of units per gross acres or net acre.
116. **Detached** - Having no physical connection above the top of the floor line of the first floor with any other building or structure.
117. **Developer/Builder** - Any person, business, corporation, association, or entity responsible for or involved in the land development of the subdivision or addition, including the construction of infrastructure or building of structures for residential or non-residential occupancy. In most contexts the term Developer, Subdivider, and Property Owner are used interchangeably in these regulations.
118. **Development** - Any subdivision of land; any consolidation or accumulation of tracts of land; any material change in the use or appearance of any parcel of land; any activity that affects lot lines, easement locations, number of lots, setbacks, locations of structures, dedications of streets or utilities; or the act of building structures or improvements on land.
119. **Development Review Committee (DRC)** - A committee comprised of staff members, but not limited to from the departments of Community Development, Economic Development, Development Services, Fire, Parks & Recreation, and Public Works to review development applications and tree removal permits for compliance with this Code (see [Article Nine-Development Review Committee Members \(DRC\)](#)).
- ~~120.~~ **Director of Public Works** - The individual hired for "Director of Public Works" position by the City Manager.
- ~~120-121.~~ Distillery – a facility that manufactures, purifies, and refines distilled spirits.
- ~~121-122.~~ Donation Center - A center for the donation of new and used clothing, wearing apparel, small appliances and furniture.