

ORDINANCE NO. 095-041

AN ORDINANCE OF THE TOWN OF ADDISON, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE OF THE TOWN OF ADDISON, TEXAS, SO AS TO GRANT A SPECIAL USE PERMIT FOR A MASSAGE AND MYOTHERAPY ESTABLISHMENT, ON APPLICATION WITH HEALTH AND BEAUTY, LOCATED AT 15080 BELTWOOD PARKWAY; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A REPEAL CLAUSE; PROVIDING FOR A PENALTY CLAUSE; AND PROVIDING FOR A SEVERABILITY CLAUSE.

WHEREAS, application was made to amend the Comprehensive Zoning Ordinance of the Town of Addison, Texas, by making application for the same with the Planning and Zoning Commission of the Town of Addison, Texas, as required by State Statutes and the zoning ordinance of the Town of Addison, Texas, and all the legal requirements, conditions and prerequisites having been complied with, the case having come before the City Council of Addison, Texas, after all legal notices, requirements, conditions and prerequisites having been complied with; and

WHEREAS, the City Council of the Town of Addison, Texas, does find that there is a public necessity for the zoning change, that the public demands it, that the public interest clearly requires the amendment, and it is in the best interest of the public at large, the citizens of the Town of Addison, and helps promote the general welfare and safety of this community, now, therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE TOWN OF ADDISON, TEXAS:

SECTION 1. That Comprehensive Zoning Ordinance of the Town of Addison, Texas, as heretofore amended, is hereby amended so as to grant a special use permit to a massage and myotherapy establishment on application from Massage Works. Said zoning

OFFICE OF THE CITY SECRETARY

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amendment shall be noted on the official zoning map of the Town of Addison, Texas, and is situated on the following described land:

BEING a tract of land located in Block E, of BELTWOOD BUSINESS PARK, THIRD INSTALLMENT, an Addition to the City of Addison, Texas, according to the Map of said addition as recorded in Volume 72178, Page 594 Map Records and Correction Certificate recorded in Volume 73098, Page 665, and Volume 73219, Page 330, Deed Records Dallas County, Texas, and being more particularly described as follows:

BEGINNING at a point in the East line of Beltwood Parkway East (a 60 foot ROW), said point being South 00 degrees 24 minutes 00 seconds East, 300.00 feet from the intersection of said line of Beltwood Parkway East and the South line of Belt Line Road (a 100 foot ROW);

THENCE North 89 degrees 36 minutes 00 seconds East, 221.90 feet to the East property line of Beltwood Business Park. Third Installment, to a point for corner;

THENCE South 00 degrees 24 minutes 00 seconds East, 90.00 feet along the East property line of Beltwood Business Park. Third Installment, to a point for corner;

THENCE South 89 degrees 24 minutes 00 seconds West 221.90 feet to a point for a corner, said point being on the East line of Beltwood Parkway East;

THENCE North 00 degrees 24 minutes 00 seconds West 90.00 feet along the East line of Beltwood Parkway East to the POINT OF BEGINNING and containing 19,971 square feet or 0.459 acres of land, more or less.

SECTION 2. That the Special Use Permit for a myotherapy establishment is approved subject to the following special condition:

-The landscaping on the site is in poor condition. Prior to the issuance of a Certificate of Occupancy for the space, the landscaping should be brought up to an acceptable standard.

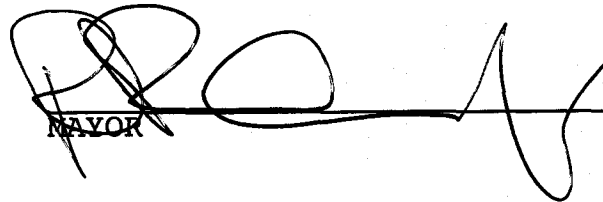
SECTION 3. That all ordinances of the City in conflict with the provisions of this ordinance be, and the same are hereby repealed and all other ordinances of the City not in conflict

with the provisions of this ordinance shall remain in full force and effect.

SECTION 4. That any person, firm, or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Comprehensive Zoning Ordinance of the city, as heretofore amended, and upon conviction shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) and not less than Five Hundred Dollars (\$500.00) for each offense and that each day such violation shall continue to exist shall constitute a separate offense.

SECTION 5. That should any paragraph, sentence, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this ordinance as a whole or any part or provisions thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of this ordinance as a whole.

DULY PASSED BY THE CITY COUNCIL OF THE TOWN OF ADDISON, TEXAS, on this the 12th day of September, 1995.

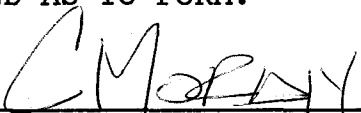

MAYOR

ATTEST:


CITY SECRETARY

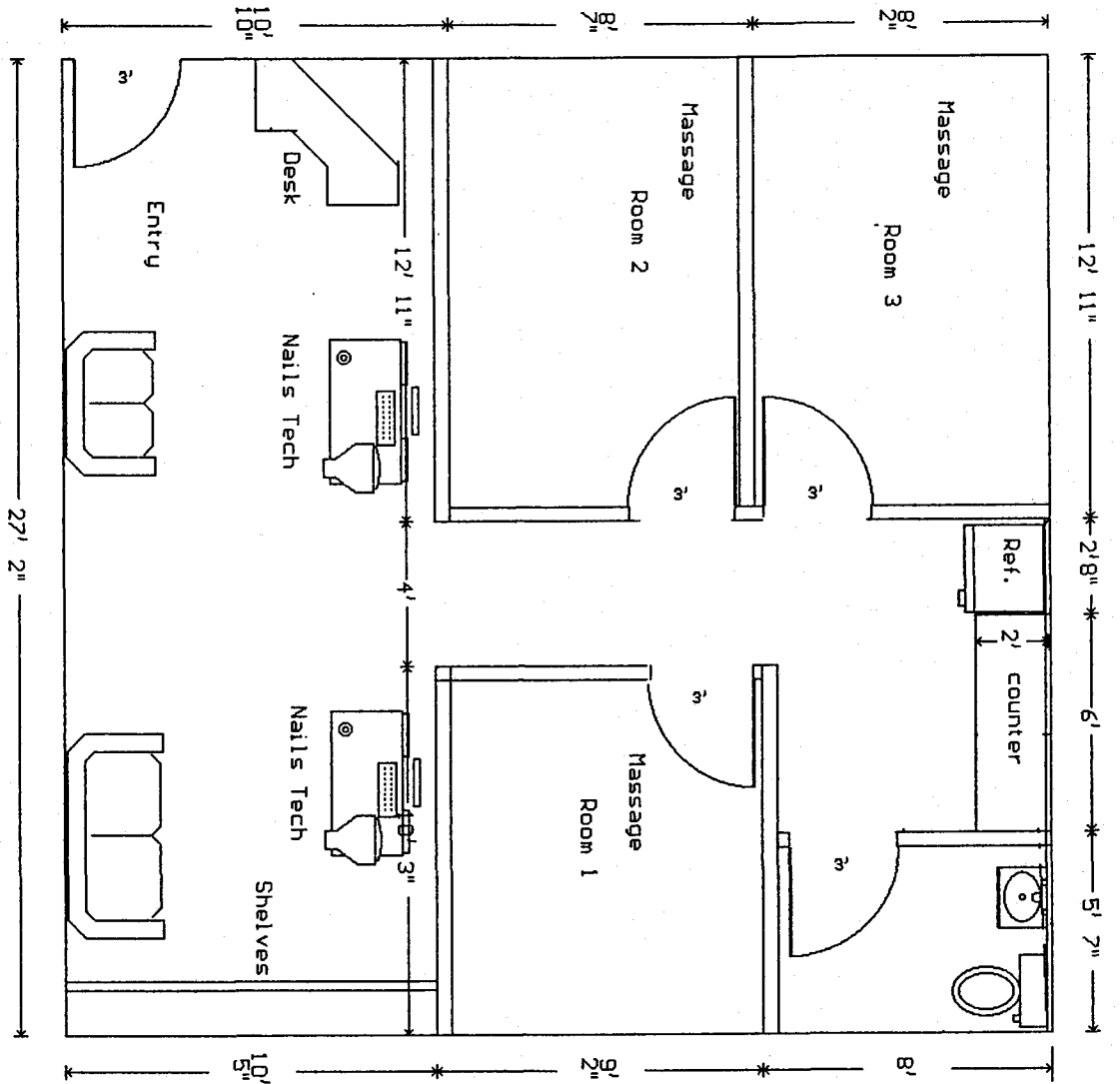
CASE NO. 1072-SUP

APPROVED AS TO FORM:


DIRECTOR OF DEVELOPMENT SERVICES

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1/11/96

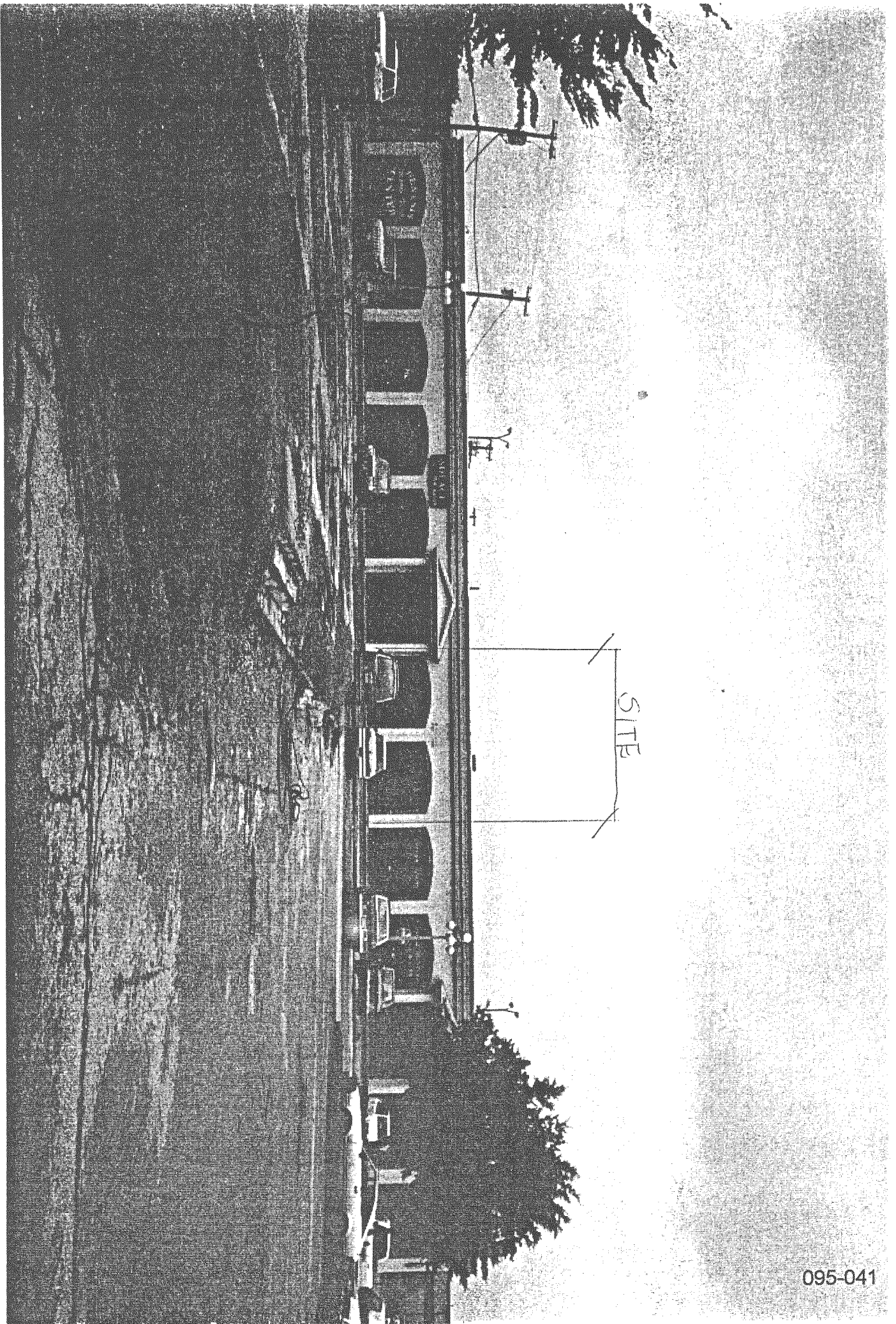




Front

HEALTH -N- BEAUTY
center.
15080 East Beltwood Parkway
Suite 108
Addison, TX, 75244

CASE FILE NO. 1226-SUA
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SITE