

ORDINANCE NO. 096-026

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 MYOTHERAPY ESTABLISHMENT, ON APPLICATION FROM MR. CLYDE CHIEVER, LOCATED AT 14817 INWOOD ROAD; 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 for a myotherapy establishment.

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Said zoning 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 2,516 square-foot lease space addressed as 14817 Inwood Road, and located on the following tract:

All that certain lot, tract or parcel of land lying and being situated in the City of Addison, Dallas County, Texas, out of the JOSIAH PANCOAST SURVEY, ABSTRACT NO. 1146 and being a part of that certain tract described in a Deed to J.R. and Jack Maxfield, filed August 18, 1959 and recorded in the Deed Records of Dallas County, Texas, and being more particularly described as follows:

BEGINNING at an X cut in concrete for corner in the present West line of Inwood Road (a 60 ft. Right-of-way) said point being North 17 degrees, 15 minutes West 332.55 feet from the southeast corner of said Maxfield tract and South 17 degrees 15 minutes East 1255.45 feet from the Southernmost corner of the visibility clip on the South line of Belt Line Road (a 100 foot right-of-way);

THENCE South 17 degrees 15 minutes East 302.27 feet along the West line of Inwood Road to an existing iron stake for corner;

THENCE South 80 degrees 34 minutes West 221.49 feet to an existing X marked on concrete for corner;

THENCE North 17 degrees 15 minutes West 302.90 feet to an X marked on concrete for corner;

THENCE North 80 degrees 43 minutes 43 seconds, East 221.60 feet to the PLACE OF BEGINNING, and containing 66,396.59 square feet or 1.5243 acres of land, more or less.

SECTION 2. That the myotherapy establishment approved through this Special Use Permit shall be developed in accordance with the site plan, landscaping plan, and elevation drawings attached hereto and made a part hereof for all purposes.

SECTION 3. That the Special Use Permit for a myotherapy establishment is approved subject to the following special conditions:

-Prior to issuance of a building permit, the management company shall submit a landscaping plan for approval which complies with the requirements of the Town's landscaping ordinance.


-Prior to issuance of a Certificate of Occupancy, the management company shall post a maintenance bond that guarantees the maintenance of the newly-installed landscaping for a period not to exceed two years.

SECTION 4. 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 5. 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 set in accordance with Chapter 1, General Provisions, Section 1.10, General penalty for violations of Code; continuing violations, of the Code of Ordinances for the Town of Addison.

SECTION 6. 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 23rd day of July , 1996.



MAYOR

ATTEST:



CITY SECRETARY

CASE NO. 1258-SUP

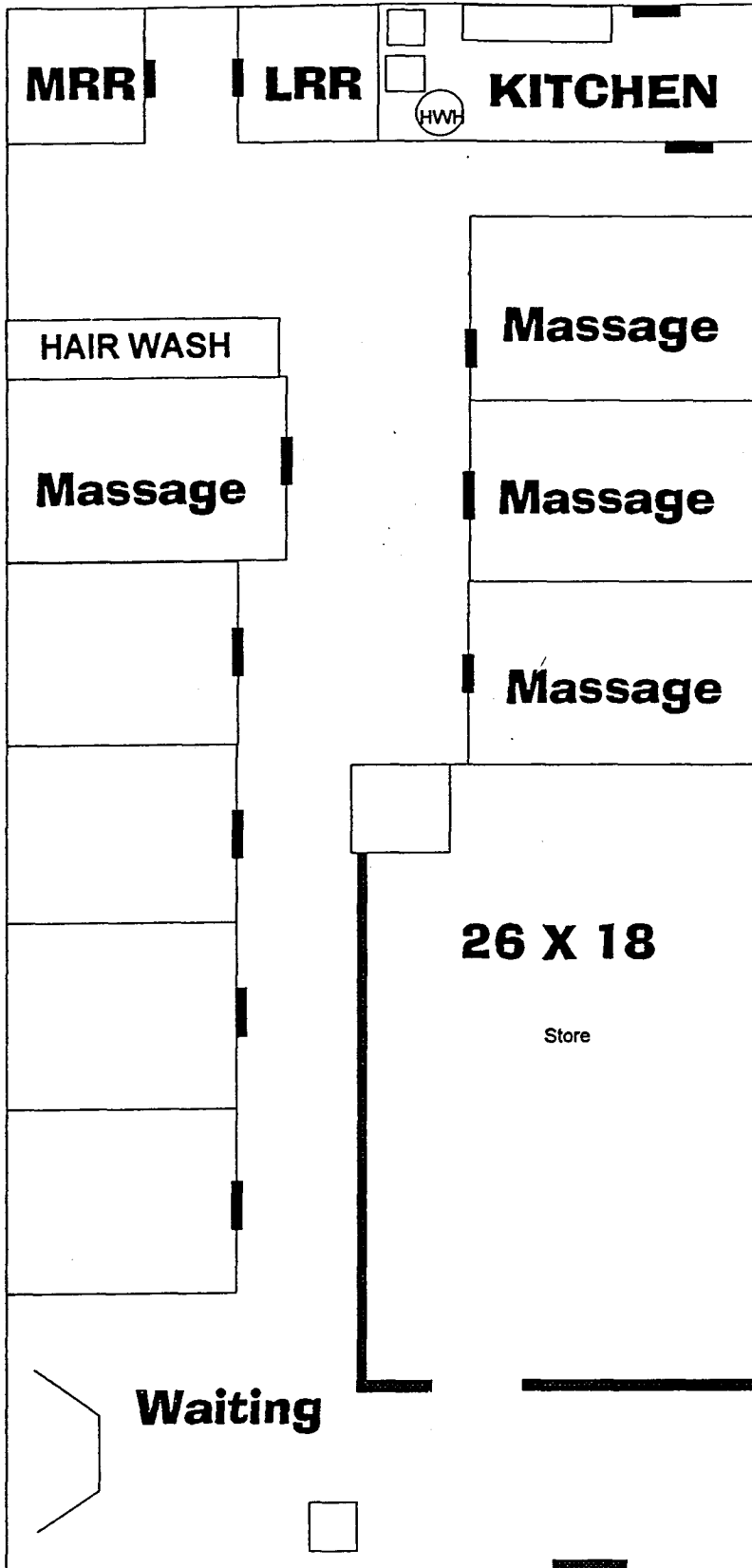
APPROVED AS TO FORM:



DIRECTOR OF DEVELOPMENT SERVICES

published
2-13-97

A'CHIEVERS BODYWORKS



8X10

2516 Sq. Ft.
\$12. /Sq. Ft.
+\$3. /Sq. Ft 3X
\$ 3140.00 /Mo.
Gas
Electricity
Libility Ins.
Replacement Cost
Water ?

Buildout
Walls
Electrical
Plumbing
4 Barber stations
Store Fixtures

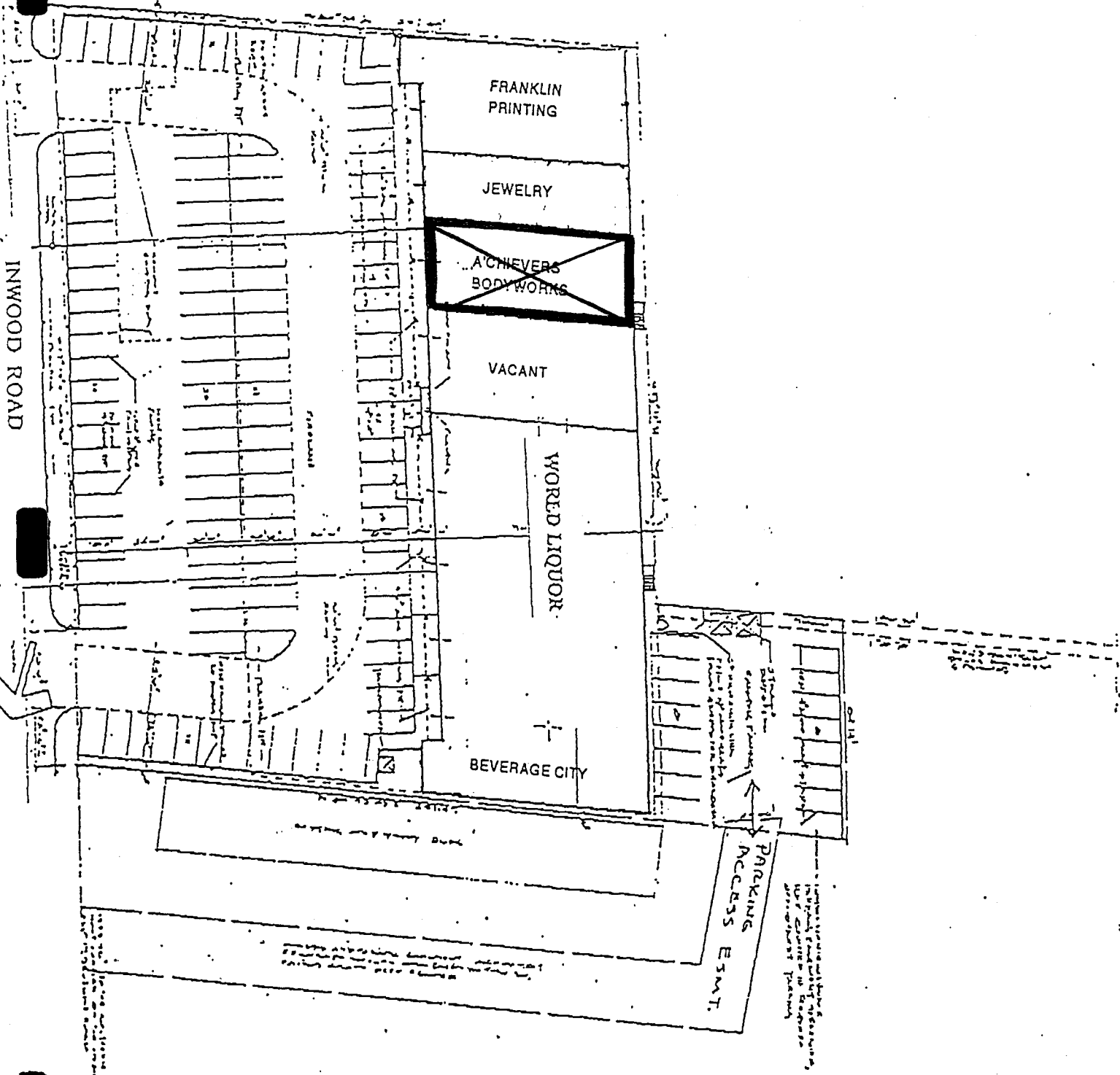
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14817 Inwood Road Dallas, TX 75

INITIAL

EXHIBIT "A"



INWOOD ROAD

FRANKLIN PRINTING

JEWELRY

A'CHEVERS BODYWORKS

VACANT

WORLD LIQUOR

BEVERAGE CITY

PARKING ACCESS ESENT.

GENERAL DATA	
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