

**CITY OF CENTRAL**

**BY COUNCIL MEMBER EVANS (Case No. CUP-2-15)**

**ORDINANCE NO. 2015 -28**

TO GRANT A CONDITIONAL USE PERMIT FOR PROPERTY LOCATED ON THE NORTH SIDE OF HOOPER ROAD BETWEEN SHOE CREEK DRIVE AND LAZY LAKE DRIVE ON TRACT B-1-A-1 OF THE FORMER J. E. MORRISON PROPERTY IN SECTION 69, T6S, R2E, GLD, EBR, LA FOR A PHYSICAL THERAPY CLINIC AND TO PROVIDE FOR RELATED MATTERS

BE IT ORDAINED by the Council of the City of Central, State of Louisiana as follows:

**Section 1.** The Council for the City of Central hereby grants a Conditional Use Permit for operation of a physical therapy clinic on the property located on the north side of Hooper Road between Shoe Creek Drive and Lazy Lake Drive on Tract B-1-A-1 of the former J. E. Morrison Property in Section 6 South, Range 2 East, Greensburg Land District, City of Central, Parish of East Baton Rouge in accordance with the attached site plan.

**Section 2. Conflicts.** This Ordinance shall supersede any and all other ordinances in conflict with this Ordinance.

**Section 3. Severability.** If any section, subsection, sentence, clause or provision of this Ordinance is declared by a court of competent jurisdiction to be invalid, such declaration of invalidity shall not affect the validity of the Ordinance as a whole, or parts thereof, other than the part declared invalid. The remainder of the Ordinance shall not be affected by the declaration of invalidity and shall remain in force and effect.

**Section 4. Effective Date.** This Ordinance shall be effective upon publication in the Official Journal.

Approved by the Zoning Commission on May 28, 2015 with the stipulation that a servitude is dedicated on Tract A-2-A-1-B-1 in favor of Tract B-1-A-1 for the proposed detention pond.

Introduced before the Council on May 26, 2015.

Notice of public hearing was published in The Advocate on the 2<sup>nd</sup> day of June, 2015.

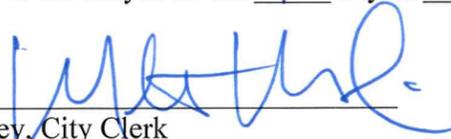
This Ordinance having been submitted to a vote, the vote thereon was as follows:

For: Ellis, Evans, Fralick, Messina, Vance  
Against: None  
Absent: None

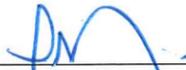
Adopted the 9<sup>th</sup> day of June, 2015.

Signed the 9<sup>th</sup> day of June, 2015.

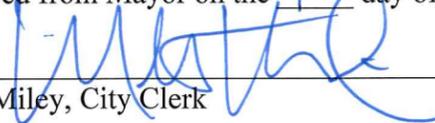
Delivered to the Mayor on the 9<sup>th</sup> day of June, 2015:

  
\_\_\_\_\_  
Mark Miley, City Clerk

Approved:

  
\_\_\_\_\_  
I. M. Shelton, Jr., Mayor

Received from Mayor on the 9<sup>th</sup> day of June, 2015:

  
\_\_\_\_\_  
Mark Miley, City Clerk

Adopted Ordinance published in The Advocate on the 30<sup>th</sup> day of June, 2015.





**SITE PLAN LEGEND**

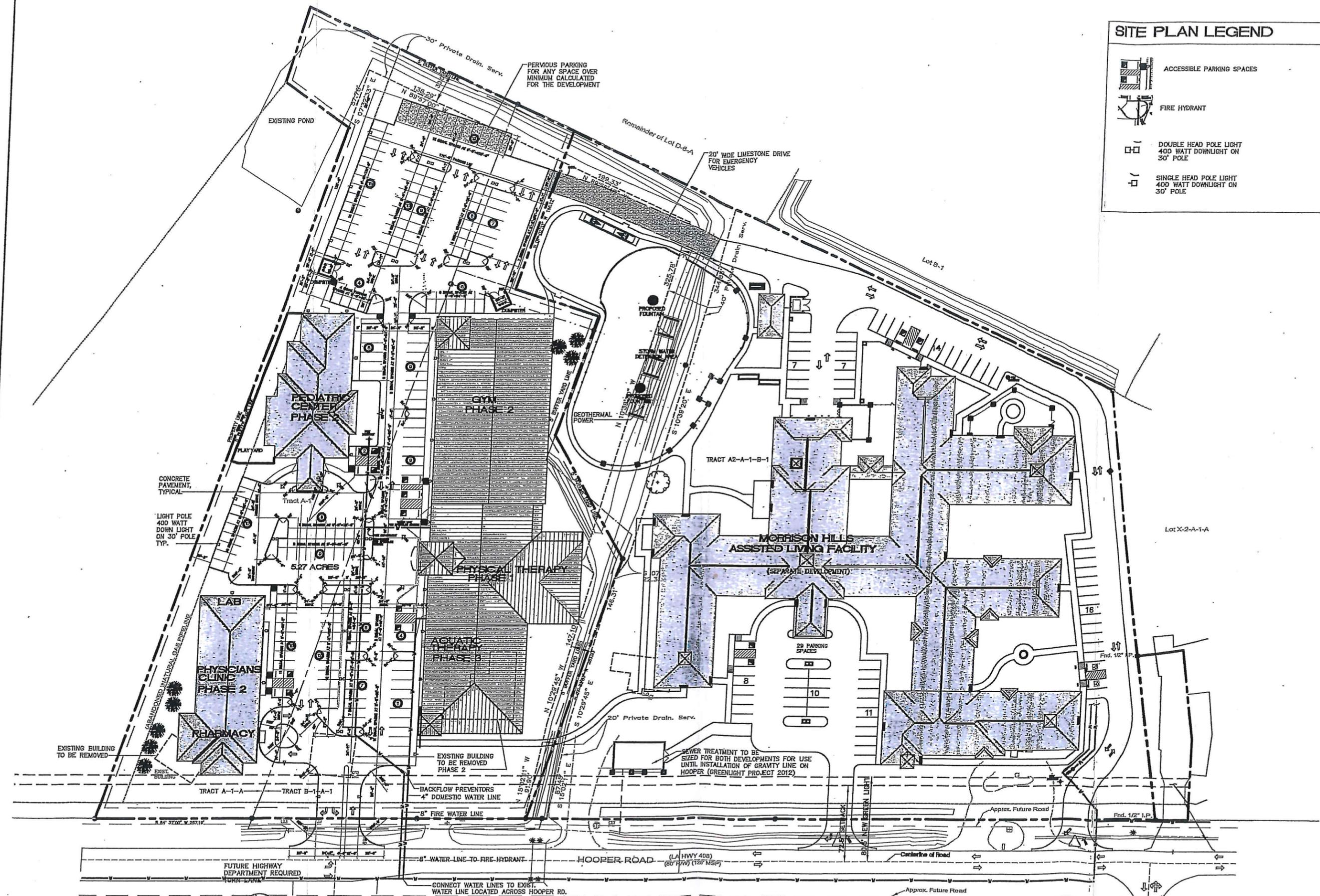
-  ACCESSIBLE PARKING SPACES
-  FIRE HYDRANT
-  DOUBLE HEAD POLE LIGHT  
400 WATT DOWNLIGHT ON  
30' POLE
-  SINGLE HEAD POLE LIGHT  
400 WATT DOWNLIGHT ON  
30' POLE

**BRADLEY - BLEWSTER & ASSOCIATES**  
 AN ARCHITECTURAL CORPORATION  
 8026 PICARDY AVENUE BATON ROUGE, LOUISIANA 70809-7040

**CENTRAL PHYSICAL THERAPY PLUS**  
 13131 Hooper Road Central, Louisiana 70818

REVISIONS

MASTER SITE PLAN  
**A1**  
 05 FEB 2010  
 JULY 2010



**1 MASTER SITE PLAN**  
 1" = 40'-0" REVISED OCT. 8, 2010



PROPOSED MAX ROAD EXTENSION

NOTE:  
 TRACTS A-1-A & TRACT B-1-A-1  
 WILL BE COMBINED WITH PROJECT FINAL FINANCING

**ATTACHMENT A**

SP-3-08 & SP-6-08