

**Specific Use Permit**  
City of Euless  
201 N. Ector Drive  
Euless, Texas  
817-685-1684

**PART 1. APPLICANT INFORMATION**

**BUSINESS OWNER (Legal Entity):** A.R.M Group, Inc. dba Ten Minute Oil Change  
 Official Address to send all City correspondence: 3407 W Camp Wisdom Rd Suite \_\_\_\_\_  
 City: Dallas State: TX Zip: 75237  
**Applicant/Agent Name:** Moe Kisar Suite: \_\_\_\_\_  
 Mailing Address: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
 Telephone (972 ) 708-9999 Fax (972 ) 708-9996 Email: mkisar@sbcglobal.net

**PROPERTY OWNER (Please print):** A.R.M Group, Inc.  
 Signature: \_\_\_\_\_ Suite: \_\_\_\_\_  
 Mailing Address: 103 Harwood Rd Suite: \_\_\_\_\_  
 City: Euless, State: TX Zip: 76039  
 Telephone (972) 708-9999 Fax (972 ) 708-9996 Email: mkisar@sbcglobal.net

**PART 2. PURPOSE OF PROPOSAL**

In what ways have conditions changed substantially since the current zoning was set for this property?  
~~no changes we will be running a lube shop and State Inspection~~

How would the proposed amendment promote the public welfare and encourage orderly city development?  
~~we are establishing a very clean super professional vehicle lube services to the city and converting a vacant building into an attractive business and creating jobs opportunity to the local area.~~

**PART 3. PROPERTY DESCRIPTION**

Street Address of Property (if available): 103 Harwood Rd  
 LEGAL DESCRIPTION: Subdivision Name \_\_\_\_\_ Block(s) \_\_\_\_\_ Lot(s) \_\_\_\_\_  
 Survey Name(s): \_\_\_\_\_ Abstract No(s): \_\_\_\_\_ Tract(s): \_\_\_\_\_

**PART 4. PRESENT USE OF PROPERTY (CIRCLE ONE)**

VACANT LAND      VACANT BUILDING      SINGLE FAMILY DWELLING      **COMMERCIAL**  
 MULTI-FAMILY DWELLINGS      INDUSTRIAL      OTHER: \_\_\_\_\_

**PART 5. ACKNOWLEDGMENTS**

I certify that the above information is correct and complete to the best of my knowledge and ability and that I will be fully prepared to present the above proposal at a Planning and Zoning Commission public hearing. I reserve the right to withdraw this proposal at any time by filing a written request with the Department of Planning and Development. I understand that 50% of my application fee will be refunded if my written request for withdrawal is received by the Department within 24 hours after the Planning and Zoning Commission public hearing.

Applicant, Owner or Authorized Agent Moe Kisar Date 5-31-2012

**OFFICE USE ONLY:**

Case Number: 12-06-SUP Zoning Fee: 1250 Date Submitted: 5-31-2012  
 Accepted By: ASD Current Zoning: C-2 Expiration Date: \_\_\_\_\_

**The Development Review Committee WILL NOT REVIEW any drawings that are missing any applicable check list items. Please mark all that apply and submit signed list with the application. Application will not be accepted unless this list is submitted.**

**Exhibit Layout**

- Title Block near lower right corner
- Names, addresses, telephone and fax numbers of preparer, applicant, property owner
- North indicator, Graphic scale, Sheet number
- Vicinity map to scale
- Zoning district
- Use indicated on the 1997 Comprehensive Land Development Plan
- Bearings and distances of perimeter of subject property
- Existing and proposed drainageway locations
- Significant natural features, such as large trees, tree clusters, steep slopes
- Existing topography, in two foot contours
- Internal circulation
- Location, height, and area of all proposed signs

**Impact Mitigation**

- Description of all processes and activities involved in the proposed use, including hours and days of operation
- Identification of potential adverse impacts, such as increased traffic, noise, fumes, or use of hazardous materials
- Location, height, and type of walls, fences, and other screening
- Proposed buffers (landscaping and screening)
- Location of any improvements required or provided to mitigate negative impacts

**Location and dimensions of all existing and proposed:**

- public and private roadway rights of way and face to face pavement width
- easements
- parking areas
- loading areas
- use and storage areas
- pedestrian walkways
- lighting facilities
- trash receptacles

**Existing and proposed buildings and structures, including:**

- footprints
- gross floor area
- height
- roof line
- location of entrances and exits
- storage areas
- areas where work is performed
- required setbacks, consistent with the zoning district

**Information about land within 200 feet of subject property boundary:**

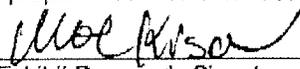
- ownership
- legal description
- zoning
- land uses
- paving and ROW widths
- street medians, intersections, names
- driveways and sight visibility triangles

**Elevations**

- building elevations with exterior façade materials and percentages indicated
- elevations of proposed screening for trash receptacles, storage areas, and site, with type of materials

**EXHIBIT PREPARER'S ACKNOWLEDGEMENT:**

I prepared this Exhibit in accordance with the City of Euless Unified Development Code.

  
\_\_\_\_\_  
Exhibit Preparer's Signature

Mohanad Kisar  
\_\_\_\_\_  
Printed Name

5-31-2012  
\_\_\_\_\_  
Date

President  
\_\_\_\_\_  
Printed Title

**ADDITIONAL INFORMATION THAT MAY BE REQUIRED BY STAFF  
PER CODE OF ORDINANCES 84-151(c) FOR  
SPECIFIC USE PERMIT APPLICATIONS**

**Ten Minute Oil Change**  
**3407 Camp Wisdom Rd**  
**Dallas TX 75237**  
**972-708-9999**  
**972-708-9996 fax**

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Dear City of Euless

We are honored to have the opportunity to expand in the City of Euless. We just obtained the property located at: 103 Harwood St ( an existing Kwik Kar Lube)

We have been in business since 2001 and we have 5 lube shops in the DFW Area. Therefore we are excited in running one more lube shop in the Euless area. No changes what so ever to the existing building, our plans are just to clean the inside and out paint the exterior and install new signs per the city signs codes. We are planning to have 1 manager and 2 to 3 Lube Techs  
Business hours are as the following :

Monday – Saturday  
8:00 AM to 7:00 PM

Please contact me if you any question or concern.

Thank you

Moe Kisar  
General Manager  
3407 Camp Wisdom Rd  
Dallas TX 75237  
972-708-9999  
972-708-9996 fax  
[info@10min.us](mailto:info@10min.us)