

Memorandum

Subject: PZ 18-021 –
Special Use to allow a Car Wash in the CRC Zoning district
1220 Richard D Sailors Parkway.
Applicant: Keith Newby

Date: **August 20, 2018**

A motion to approve with conditions.

1. The stipulations and conditions outlined in the April 3rd, 2000 Mayor and Council Minutes be in full force and effect.
2. Violation of the conditions of approval will render the approval null and void.
3. The hours of operation will be from 8am to 8pm, and 8:00 am to 7:00 pm during winter season.
4. The exterior facades of the proposed primary structures shall be brick on all sides and limited to two stories in height.
5. Signage for the CRC property shall be ground based monument style and shall have a brick base.
6. Hooded security lighting, attached to the structures constructed within the proposed CRC development shall be utilized. A lighting plan be provided for staff review, showing no negative impact to the adjacent residential properties.
7. Dumpsters must be located to the side or rear of the building. All dumpsters utilized by business located within the proposed CRC development shall be contained within masonry enclosures complimentary in color to the proposed structure. All dumpsters shall be screened from view of adjoining residential properties, public right-of-way and public view. Dumpsters shall have rubber lids and bumpers to minimize noise during emptying. Dumpsters shall not be emptied earlier than 7:00 am nor later than 9:00 pm Monday through Saturday.
8. The site plan provided must be consistent with the dimensional requirements of the CRC Zoning districts outlined in Table 2-4 of the Unified Development Code, including impervious area.
9. Vacuum units must be enclosed with a vacuum unit enclosure, subject to design review by staff.
10. Maximum number of parking spaces, including vacuum spaces shall be as shown on the site plan dated 6/11/18. Variations in parking layout are permitted through the plan review process.

SO MOTIONED this 20th day of August, 2018.

Albert Thurman, Mayor

Patrick Bordelon, Council Member

Doris Dawkins, Council Member

Patricia Wisdom, Council Member

Henry Lust, Council Member

Thelma C. Farmer, Council Member

Attest: _____
Kelly Axt, City Clerk