



Board of Supervisors 5/9/17

**SUP Application
Courthouse Road Used Auto
at 10726 Courthouse Rd.
SUP16-0003
Courtland Voting District.**

**Patrick Carlton White
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Request: Special Use approval for a Vehicle sale, rental and ancillary service establishment in a (proposed) Commercial 2 (C-2) zoning district.

- Staff recommends approval.
- Planning Commission recommended denial December 7, 2016 by 7-0 vote.
(Courthouse Rd. traffic and access; impacts on church and residences, servicing of vehicles.)

Findings

1. GDP proffered via R16-0001 with use and design commitments.
2. The proposal increases the commercial tax base of the county.
3. The proposal adaptively reuses an existing structure.
4. The proposal satisfies the Special Use Standards of Review.
5. The proposal is consistent with relevant policies of the Comprehensive Plan.

Recommendation: Resolution Approval w/ Conditions

1. The facility shall be built in conformance with the GDP prepared by Welford Engineering, dated May 3, 2016 and last revised September 21, 2016, except that:
2. The finished side of the fence must face outward of the subject property and the fence must have variations in staggering, capping, recessing, or the use of pilasters to break the monotony of the fence wall at least every 50 feet.
3. Transitional screening landscaping, whether preserved or planted, must be located external to fence.

Recommendation: Approval w/ Conditions

4. Any electronic signage must have the capability to auto dim and shall not exceed 0.3 footcandles above ambient lighting conditions.



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