



SUP16-0010

Gramm & Bethard, LLC (Safford Auto)

Battlefield District

Board of Supervisors Public Hearing

June 15, 2017

Kimberly Pomatto, Planner II

Request:

- Special use approval to allow commercial off-street parking for new car inventory as a principal use on 2.8774 acres of property. This request is a companion request to Rezoning case R16-0007

Recommendations:

- The Planning Commission recommends approval with conditions
- Staff recommends adopt the resolution of approval including the following conditions:
 - Development of the off-street parking lot shall be in compliance with the GDP
 - All transportation improvements shall be included on the site plan for the parking lot and constructed within 12 months of approval
 - The off-street parking for new vehicle storage shall not be used as a sales lot



Key Findings:

In Favor

- Consistent with County's land use vision for the area and is a redevelopment of an underused site
- Redevelopment will result in an increase in real property tax revenue
- Enhanced evergreen buffer to reduce visual impact along Courthouse Road

Against

- Vehicle storage lot accommodating 346 spaces is out of character with the surrounding development
- A vehicle storage is not the highest and best use for property as it relates to tax revenue

