



PLANNING AND ZONING CASE SUMMARY

BACKGROUND

APPLICANT:	Jose Martinez, Martinez Inspections
REQUESTED ACTION:	Conditional Use Permit in the “C” Commercial zoning district to allow sale of used tires.
LOCATION:	1616 Range Drive, Suite 100
CASE NUMBER:	Z0718-0054
COMMUNITY RESPONSES:	One response in favor

STAFF COMMENTS AND ANALYSIS

The applicant is proposing the sale of used tires as an accessory to a state automotive inspection business. The approximately 900-square foot lease space is located in Suite 100 in a commercial center along Range Drive and surrounded by multiple commercial uses including automotive repair, hair salon, and barber shop. The suite space is currently vacant and is located on the west end of the building that is situated near Range Drive.

The proposed Conditional Use Permit to allow the sale of used tires is consistent with the future land use designation of the Comprehensive Plan as well as the existing zoning district. The proposed use is an additional amenity to a state automotive inspection business, and will be adjacent to multiple nonresidential uses. Staff does not anticipate adverse impacts from the proposed use on the surrounding uses or properties. As proposed, there will be no outdoor display of tires.

RECOMMENDATION

At the August 28, 2018 meeting, the Planning and Zoning Commission voted unanimously (7-0) to recommend approval of the Conditional Use Permit request to allow the sale of used tires to the City Council with the following stipulations:

1. Any outdoor display of tires shall be prohibited.