

**RESOLUTION TO APPROVE SE202300046
FLOW HYUNDAI**

WHEREAS, the Owner of Parcel ID 04500-00-00-068C0 filed a request for a modification of the screening requirements for vehicles awaiting repair under County Code Section 18-5.1.31(b), in conjunction with SP202300021 Flow Hyundai Outdoor Storage, Display, and Sales; and

WHEREAS, upon consideration of the staff reports prepared in conjunction with SE202300046 Flow Hyundai, and the attachments thereto, including staff's supporting analysis, and all of the relevant factors in Albemarle County Code §§ 18-5.1 and 18-5.1.31(b), the Albemarle County Board of Supervisors hereby finds that a modified regulation would satisfy the purposes of the Zoning Ordinance to at least an equivalent degree as the specified requirement.

NOW, THEREFORE, BE IT RESOLVED that the Albemarle County Board of Supervisors hereby approves a modification of the screening requirements for vehicles awaiting repair under County Code § 18-5.1.31(b), as requested, subject to the conditions attached hereto.

* * *

I, Claudette K. Borgersen, do hereby certify that the foregoing writing is a true, correct copy of a Resolution duly adopted by the Board of Supervisor of Albemarle County, Virginia, by a vote of ____ to ____, as recorded below, at a regular meeting field on _____.

Clerk, Board of County Supervisors

	<u>Aye</u>	<u>Nay</u>
Mr. Andrews	_____	_____
Mr. Gallaway	_____	_____
Ms. LaPisto-Kirtley	_____	_____
Ms. Mallek	_____	_____
Ms. McKeel	_____	_____
Mr. Pruitt	_____	_____

SE202300046 FLOW HYUNDAI CONDITIONS

1. The final site plan must include a landscape plan that contains the following, to the satisfaction of the Director of Planning:
 - a. A landscape buffer adjacent to Berkmar Drive that considers the alignment of the future shared-use path, as indicated on the Flow Hyundai Concept Plan + Exhibits by Shimp Engineering last revised June 19, 2024, and screens parking areas for vehicles awaiting repair;
 - b. Landscaping in the buffer, meeting or exceeding the requirements of *County Code* § 18-32.7.9, including a mix of large shade trees, flowering ornamental trees, evergreen trees, and evergreen shrubs; and
 - c. The wooded area remaining as identified on the Flow Hyundai Concept Plan + Exhibits by Shimp Engineering last revised June 19, 2024.