

# COUNTY OF ALBEMARLE TRANSMITTAL TO THE BOARD OF SUPERVISORS

## SUMMARY OF PLANNING COMMISSION ACTION

<b>AGENDA TITLE:</b> SP201600011 Malloy Ford Outdoor Storage & Display and SP201600018 Malloy Ford Body Shop	<b>AGENDA DATE:</b> December 14, 2016
<b>SUBJECT/PROPOSAL/REQUEST:</b> Establish outdoor sales/storage/display of vehicles and a body shop	<b>STAFF CONTACT(S):</b> Foley, Walker, Kamptner, Blair, Graham, Gast-Bray, Maliszewski
<b>SCHOOL DISTRICT:</b> Albemarle HS, Burley MS, Agnor-Hurt ES	<b>PRESENTER(S):</b> Margaret Maliszewski

### BACKGROUND:

At its meeting on October 18, 2016, the Planning Commission voted unanimously (7:0) to approve both special use permits, with conditions.

### DISCUSSION:

Attachments C, D and E contain the action letter, staff report, and minutes from the October 18, 2016 Planning Commission meeting. At the meeting the applicant requested a revision to the ARB's recommended condition that would require large shade trees along the full length of the southern perimeter of the middle vehicle storage area. The applicant preferred to provide the trees along the eastern half of the perimeter only, not the full length, and the Planning Commission agreed. The ARB's recommendation was based on Entrance Corridor Design Guideline #35, which reads in part: "Large trees should align the perimeter of parking areas, located 40 feet on center."

### RECOMMENDATIONS:

The Planning Commission recommends that the Board adopt:

1. The Resolution approving the special use permit for outdoor storage and display (Attachment A), subject to the conditions attached thereto.
2. The Resolution approving the special use permit for the body shop (Attachment B), subject to the conditions attached thereto.

### ATTACHMENTS:

A – Resolution approving SP201600011  
B – Resolution approving SP201600018  
C - Planning Commission action letter  
D - Planning Commission staff report  
E - Planning Commission minutes