

**Excerpt from Draft Minutes
Planning & Zoning Commission
Meeting of November 5, 2015**

Public Hearing To Consider And Act On An Ordinance To Amend the Zoning And **Establish A Special Use Permit For A New Car And Used Car Dealership** With Special Conditions On An Approximately 4.3-Acre Tract Located At 1735 South IH-35E; Amending Accordingly The Official Zoning Map. **Case No. 11-15SUP1 Five Star Chevrolet**. Case Coordinator: Christopher Barton.

Barton presented the request noting that the applicant moved the required amount of landscaping from the interior to the periphery. Staff recommended approval with the stipulations listed in the case report.

Kyla Vrla, Dynamic Engineering Consultants, stated they are in agreement with all of the stipulations in the packet and would be happy to answer questions, but did not have a formal presentation.

Chair McAninch asked for an explanation about the façade. Mr. Vrla stated that the proposed elevation and façade reflected the look that Chevrolet prefers for its dealerships and it was not the standard brick and stone facility but would greatly increase the appearance over the previous condition of the site. McAninch asked about parking and Mr. Vrla replied that the double stacked parking was for inventory storage and they had worked with staff to maximize the parking. He referred to the additional landscaping they would provide.

Kiser asked about the type of material on the façade and Mr. Vrla stated it would be either EFIS or Stucco and glass and the front structure would be aluminum. Kiser asked how they would protect the lower parts of the building suggesting the need for stone and Mr. Vrla replied that the front of the building would be protected by curbs, landscaping and display areas and the remainder of the building was the service area where there would be bollards around each entrance to protect the corners of the building.

Chair McAninch opened the public hearing and invited speakers to the podium; there being no speakers she offered the applicant an opportunity for closing remarks. Mr. Vrla stated he appreciated the consideration for the SUP. Chair McAninch closed the public hearing.

- * ***Kiser moved approval of Case No. 11-15SUP1 Five Star Chevrolet to establish a Special Use Permit for a New and Used Car Dealership with stipulations; second by Chadwick and the motion was approved with a unanimous 8-0 vote (Romo absent).***