



## CITY COUNCIL ACTION REPORT

DATE AUGUST 17, 1982  
TO THE HONORABLE MAYOR AND CITY COUNCIL  
FROM COMMUNITY DEVELOPMENT/PLANNING  
SUBJECT CASE 31-UP-82 - AUTO SALES - 925 N.  
SCOTTSDALE ROAD

AGENDA ITEM NO.

*LRB* STAFF  
LARRY D. BUSSARD  
JAMES L. ROBERTS

Owner: Wendell Petefish Applicant: Mark Doerfler

### RECOMMENDATION

The Planning Commission recommends that the City Council APPROVE Case 31-UP-82, a use permit request for an auto sales facility at 925 N. Scottsdale Road, subject to the following stipulations:

1. Vehicle service work shall not be performed on the site.
2. An outdoor public address system shall not be permitted.
3. Vehicular access to the pads in front of the building shall not occur over landscaped areas along street frontage.
4. The existing wall shall be repaired or replaced to a height of six (6) feet measured from inside the property.
5. All existing and proposed lighting shall be approved by the Planning Staff.
6. All site improvements, including landscaping, must be completed and approved prior to issuance of a business license and occupancy of the property.

The staff concurs with the Planning Commission recommendation.

### FACTS

1. No opposition.
2. The applicant concurs with the stipulations.

The property was originally developed as an Avanti Dealership prior to the use permit requirement for auto sales in the C-3 zone. The property is currently unoccupied. A use permit for an auto sales facility was approved in 1980, but the use was never established. The current proposal is a specialty and classic car sales facility which modifies and increases the outdoor vehicular display areas. Additionally, storage areas are screened and separated from display and parking areas. The applicant also proposes to upgrade the landscaping and remove all non-conforming lighting. The staff believes the proposed use and development plan are acceptable and recommends approval subject to the stipulations.

No one spoke in opposition at the August 10th Planning Commission meeting. The Commission voted unanimously to forward Case 31-UP-82 to the City Council with a recommendation for approval subject to the stipulations.

This proposal has been reviewed by and has the concurrence of the Development Team.

Leonard Dueker, Comm. Dev. Dept. Head

Roy Pederson, City Manager

Attachment #1-Recommendation to Planning Commission 8/10/82

#2-Aerial

#3-Site Plan

| Council Action Taken | Date               |
|----------------------|--------------------|
| Resolution No. ....  | Continued to ..... |
| Ordinance No. ....   | Referred to .....  |
| Formal Motion .....  | Accepted .....     |
|                      | Rejected .....     |

*CC Agenda + recommendation mailed 8/13/82 per application*

IF BAYTAN OL



DEVELOPMENT NOTES:

[illegible]