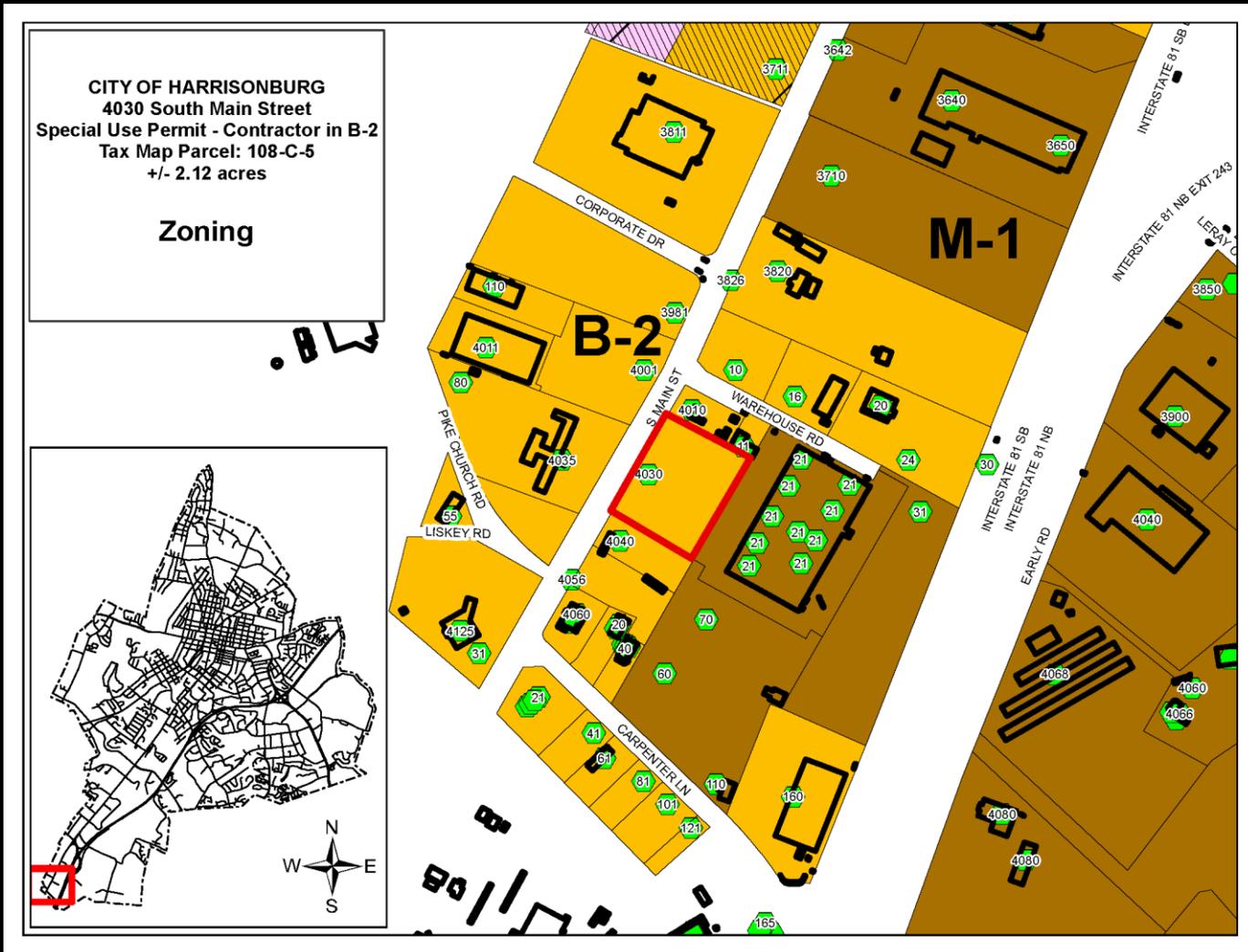
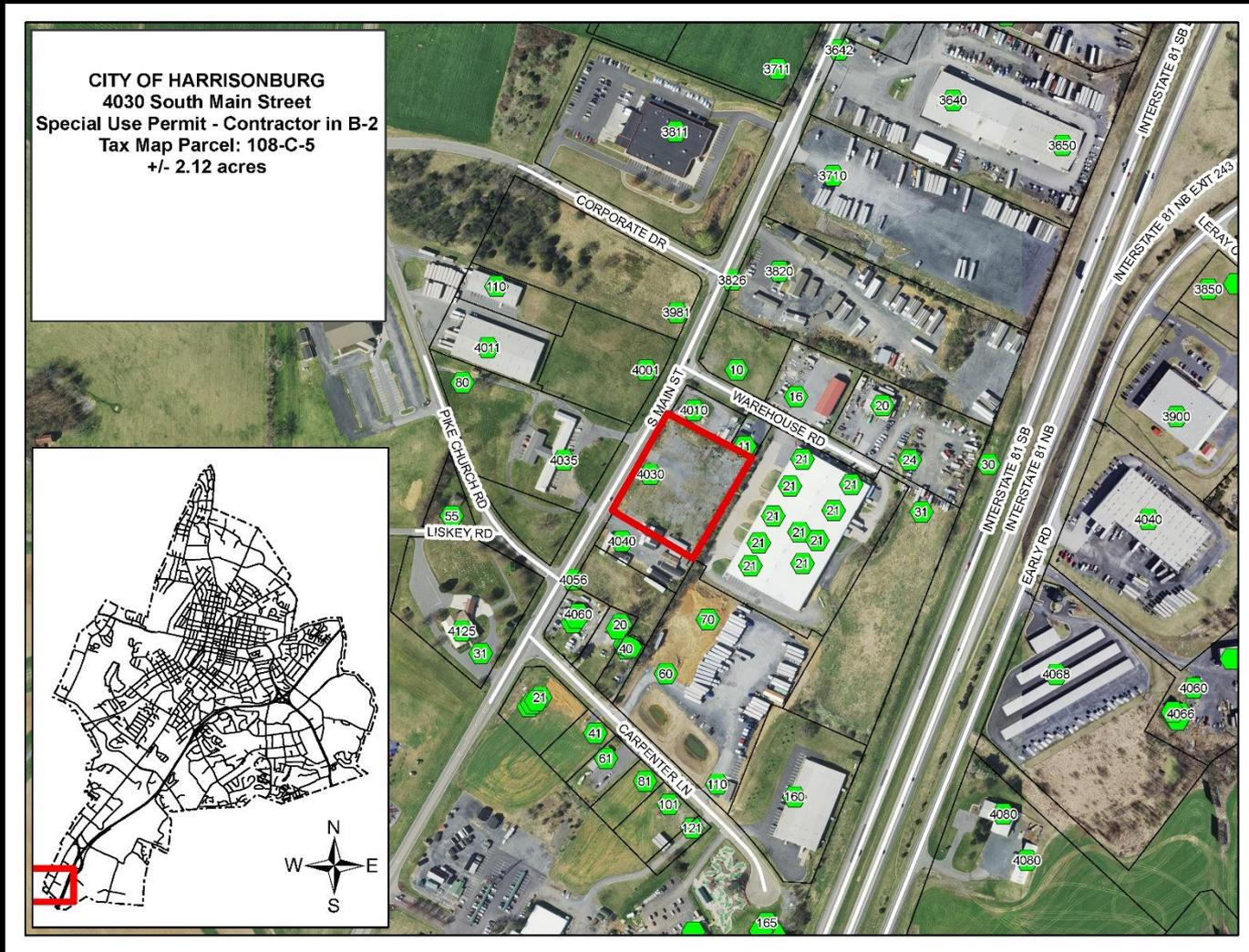


Special Use Permit – 4030 South Main Street (To Allow Building Material Sales and Storage Yards, Contractors Equipment Sales and Storage Yards and Other Similar Uses in B-2)

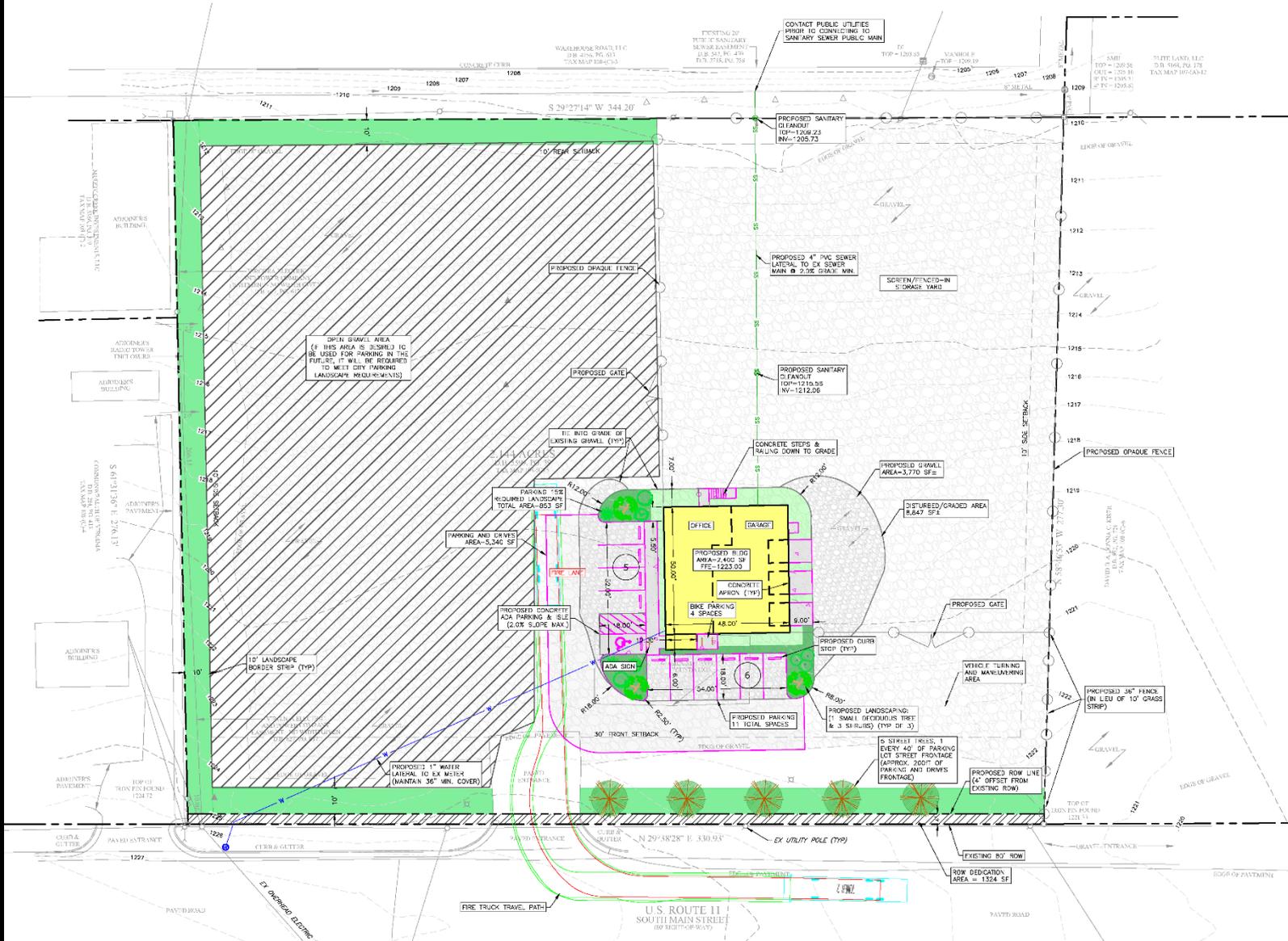


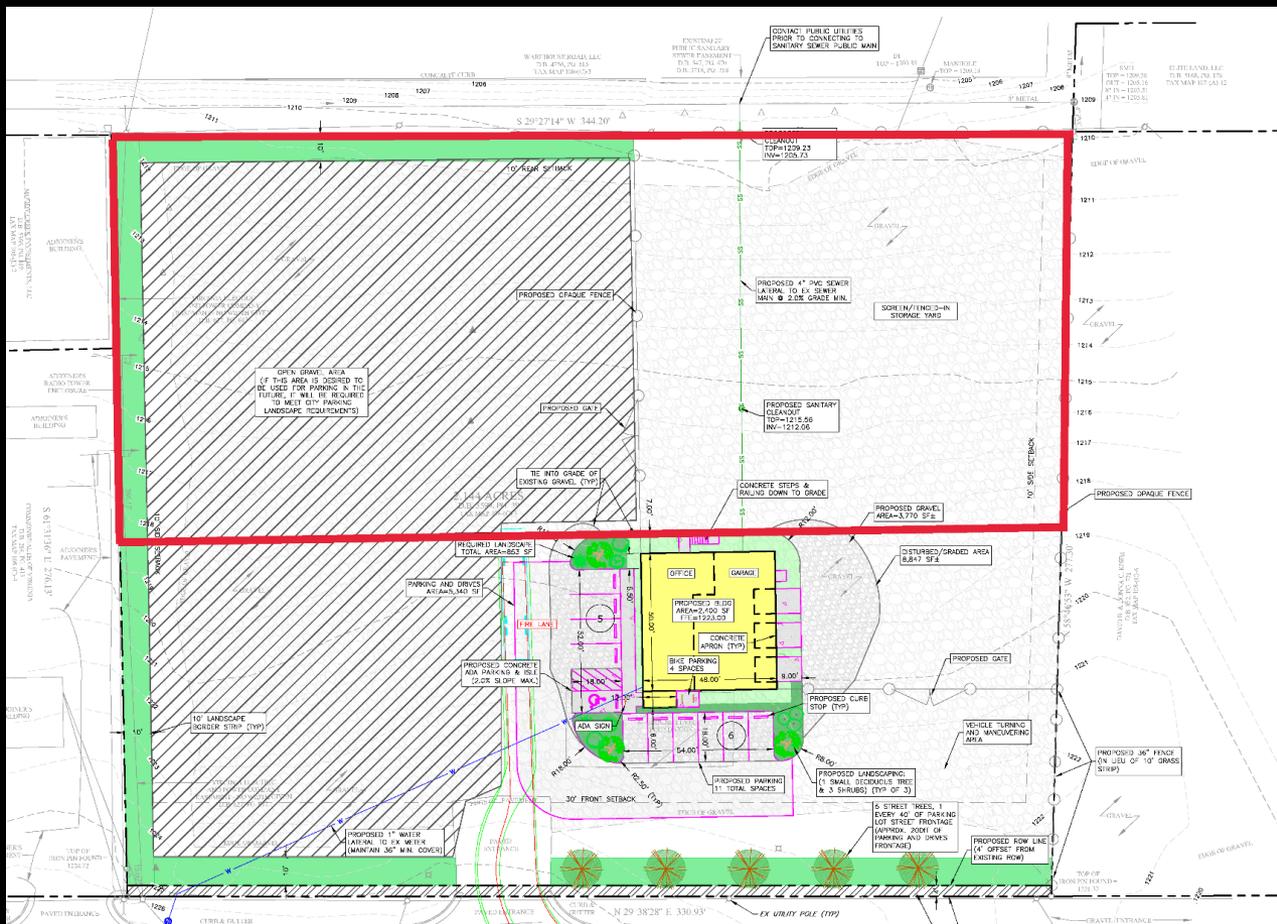
Special Use Permit – 4030 South Main Street (To Allow Building Material and Storage Yards, Contractors Equipment Sales and Storage Yards and Similar Uses in B-2)





HIGHEST ROOFING SITE PLAN





Suggested Condition #1. Uncovered or unenclosed storage and display of building materials and contractors' equipment shall be located behind the proposed office building and shall be screened from view with a fence, decorative wall or other physical or structural enclosures that is opaque to obstruct the view of storage materials, with the finished face facing outside, and shall be at least six (6) feet in height. Reference Exhibit A.

Suggested conditions

1. Uncovered or unenclosed storage and display of building materials and contractors' equipment shall be located behind the proposed office building and shall be screened from view with a fence, decorative wall or other physical or structural enclosures that is opaque to obstruct the view of storage materials, with the finished face facing outside, and shall be at least six (6) feet in height. Reference Exhibit A.
2. If in the opinion of the Planning Commission or City Council, the use becomes a nuisance, the special use permit can be recalled for further review, which could lead to the need for additional conditions, restrictions, or the revocation of the permit.

Recommendation

Staff and Planning Commission (7-0)
recommends approval of the special
use permit with suggested conditions