



## MEMORANDUM

**To:** Mayor and City Council

**From:** Mindi Hurley, Director of Community Development

**Date:** March 27, 2018

**Reference:** Consider DENIAL of an Ordinance for S-1262R-LI, Driversselect, to allow for vehicle parking and staging on the existing parking lot in conjunction with S-1262-LI on approximately 7.67 acres of land located west of the terminus of Gateview Blvd.

**2030:** **Business Prosperity**

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### Executive Summary:

This request was to convert a portion of the existing Fellowship Church's parking lot to be an ancillary use to the internet-based vehicle sales established in S-1262-LI for Driversselect.

Staff was recently notified that Driverselect is not going to locate their headquarters to 100 S. Royal Lane, therefore, this Ordinance should be denied. Also on this agenda is the revocation of the Ordinance for S-1262-LI for the SUP for the Royal Lane facility.

### Analysis:

On January 9, 2018, the City Council unanimously approved this Special Use Permit, subject to the conditions as recommended by the Planning and Zoning Commission.

On December 21, 2017, the Planning and Zoning Commission recommended Approval of S-1262R-LI Driversselect, the following conditions:

1. This is an ancillary use to the internet based vehicle sales established in S-1262-LI. In the event that the 100 S. Royal is no longer used for this use, then this SUP shall be rescinded.
2. All landscape must be in a healthy, growing condition as indicated on the Landscape Plan and if any trees are dead or missing, new ones shall be installed. The placement of the 8' tall black metal fences shall not negatively impact the existing and proposed trees and landscaping.
3. Gates that traverse the fire lane easements shall be equipped with automatic gates with GTT Opticom receivers and manual Knox padlock overrides.
4. There may be additional comments at the time of permitting.

### Legal Review:

The City Attorney reviewed this ordinance.

### Fiscal Impact:

None

**Recommendation:**

The Planning Department recommends DENIAL of this Ordinance.

**Attachments:**

1. Ordinance with exhibits