

ITEM 9 HOLD PUBLIC HEARING FOR SPECIFIC USE PERMIT CASE NO. 12-17-SUP, AND CONSIDER RECOMMENDATION FOR AN ORDINANCE.

Receive public input regarding the request for a Specific Use Permit for Used Appliance Sales and Service in Texas Highway 10 Multi-Use District (TX-10) zoning on Puente Del Oeste Addition, Lot 1C1, 801 S. Industrial Boulevard, Suite C and consider recommendation for an Ordinance.

Chairman McNeese opened the public hearing.

Stephen Cook, Senior Planner, gave a brief description of the case. The applicant has requested a Specific Use Permit for used appliance sales and service at 801 S. Industrial Boulevard, Suite C. They would propose to service and sell used appliances, such as washers, dryers, and similar items. The business would be open from 10 am to 6 pm, Monday through Saturday. The business would be required to keep all merchandise internal to the building.

The site contains enough parking for the amount of square footage of retail space within the building.

Staff recommends approval of the Specific Use Permit with the following conditions:

- a. The Specific Use Permit is tied to the business owner, James A. White, and;
- b. The Specific Use Permit is tied to the business name, White Appliance, and;
- c. All work will be performed internal to the structure; and,
- d. No merchandise may be stored, displayed or shown exterior to the building. This will include the delivery of product to the store. All product introduced to the store will be brought into the store, and;
- e. The term of this Specific Use Permit shall be granted for a period of one year in order to gauge the further appropriateness of the use at the specific location, and;
- f. The Specific Use Permit may be revoked if one or more of the conditions imposed by this permit has not been met or has been violated.

Chairman McNeese asked for any proponents/opponents to come forward for any comments. Seeing none, the public hearing was closed.

Commissioner Tompkins asked how do they advertise their repairs and sales.

James White, 2304 Carson Street, Haltom City, Texas, 76117, stated that his business is mostly Craigslist and word of mouth. Mr. White also stated that nothing will be stored or left outside. Any items will be brought immediately in the store and removed directly to a vehicle.

There were no further comments or questions presented by the Commission.

Commissioner Portugal made a motion to recommend approval of Case #12-17-SUP. Commissioner Huffman seconded the motion. The vote was as follows:

Ayes: Chairman McNeese, Vice Chairman Mennis, Commissioners Brown, Huffman, Portugal, Tompkins, and Zahn.

Nays: None

Abstention: None

The motion carried (7-0-0)