



## **Consent Item**

**RE:** 14943 Manchester Road

**Department/Program:** Administration/Planning

**Explanation:** Special Use Exception Transfer

The Petitioner is seeking the transfer of the Special Use Exception issued to Froesel Tire Company in August 1989 for an Auto Tire to a Telle Tire at 14943 Manchester Road. The ongoing operations would comply with all regulations outlined in the Special Use Exception within the governing Ordinance, with no proposed changes at this time. The transfer is based on Ordinance 2026, signed on August 14, 1989, which was originally granted to Froesel Tire Company. The business must meet all current building and fire code requirements for Commercial Occupancy and will undergo the occupancy permit process following approval from the Board of Aldermen for the Special Use Exception transfer.

**Recommendation:**

Staff recommends approval of this Special Use Exception Transfer with the standard Special Use Exception conditions, along with the conditions specified in Ordinance 2026 and the following conditions for a motor vehicle service and/or repair facility:

1. No work activities shall be done outside the building, and no motor vehicle shall be stored unless enclosed within a building or parked and stored outdoors only subject to the following restrictions and regulations:
  - a. All motor vehicles shall be parked on a paved parking lot that has been paint striped to show designated parking areas;
  - b. No motor vehicle may be parked outdoors unless it has a current license issued by a state government;
  - c. No motor vehicle may be parked outdoors for more than 45 consecutive days or more than 50 days during any 12-month period;
  - d. The aggregate number of motor vehicles parked outdoors for more than 24 hours shall not exceed the greater of six motor vehicles per enclosed service bay or 12 motor vehicles per acre of the premises of the shop; and
  - e. Such other restrictions and regulations as the board of aldermen may require due to unique physical or cultural characteristics, proximity to uses and facilities that may be negatively impacted by this use, access limitations, traffic impact or other special issues which make the site atypical of the city or neighborhood.

**Submitted By:** Lynn Sprick

**Date:** March 10, 2025