



CITY COUNCIL ITEM SUMMARY

MEETING DATE:	November 3, 2022
SUBCATEGORY:	Public Hearing – 2nd Reading of Zoning/Annexation Requests
DEPARTMENT NAME:	Planning and Development
AGENDA ITEM TITLE:	SU22-03. 315 Industrial Park Rd. Applicant: Cash Environmental Resources, LLC.
DEPARTMENT SUMMARY RECOMMENDATION:	<p>Special Use permit request to allow a Waste Transfer Station at 315 Industrial Park Rd for municipal waste and construction debris. Zoning is Heavy Industrial. The applicant, Cash Environmental, was also a partner with Envicare, LLC who were approved for a similar special use permit on adjacent property at 375 Industrial Park Rd in 2019, SU19-07.</p> <p>Planning Commission recommends approval (4-1) with the following conditions:</p> <ol style="list-style-type: none">1. No bare permeable ground conditions on the Premises. All grounds on the premises shall be covered with asphalt, concrete or crusher run base.2. All buildings shall be 3-sided metal buildings with walls that extend from the ceiling to the floor. Buildings shall have opening facing away from Goolsby property (C061-0001-005).3. All buildings must have concrete floors that can easily be drained and cleaned.4. Wash water shall be collected in detention pond before entering undisturbed area behind facility.5. All structures will be constructed with an overhead vapor ducting system to spray odor eliminators (ecosorbindustrial.com) that shall spray continuously while the facility is open and operating.6. Ten foot (10') undisturbed buffer along east property line with Goolsby property (C061-0001-005).
LEGAL:	N/A