

**PLANNING COMMISSION
RECOMMENDED CONDITIONS**

ADDITIONS – **BOLD**

DELETIONS - ~~STRIKETHROUGH~~

SUP2020-00029

Approval of Special Use Permit for a truck and car rental with accessory carwash, subject to the following enumerated conditions:

1. The development shall abide by all applicable standards of the Development Regulations, unless otherwise specified in these conditions or through approval of a variance administratively or by the Zoning Board of Appeals, as appropriate.
2. The car wash may only be used to serve business inventory as an accessory use.
3. The car wash shall be developed in general accordance with the submitted site plan and color renderings, presented to the City Council at the April 27, 2020 Work Session, with changes necessary to meet conditions of zoning, requirements of the zoning ordinance and/or development regulations, and other minor adjustments as may be approved by the Director of Planning and Development.
4. The car wash shall be limited to a maximum of **1,800** ~~1,500~~ square feet.
5. The Special Use Permit will end should the existing primary use cease or change to another use.
6. Prior to the issuance of a Certificate of Occupancy the development of the subject property shall be in compliance with all applicable County regulations.
7. The building must meet the minimum architectural requirement of the City of Lawrenceville. Final elevations shall be subject to the review and approval of the Director of Planning and Development Department.
8. Ground Signage shall be limited to a maximum height of 12 feet and shall be setback from the right-of-way a minimum of 12 feet. The maximum sign display area shall be limited to 75 square feet. Wall signage shall be limited 36 square feet per elevation, with a total wall sign area limited to 72 square feet.
9. No tents, canopies, temporary banners, streamers or roping decorated with flags, tinsel, or other similar material shall be displayed, hung, or strung on the site. No decorative

balloons or hot-air balloons shall be displayed on the site. Yard and/or bandit signs, sign-twirlers or sign walkers shall be prohibited.

10. Lighting shall be contained in cut-off type luminaries and shall be directed in toward the property so as not to shine directly into adjacent properties or right-of-ways.
11. Peddlers and/or any parking lot sales unrelated to the Special Use shall be prohibited.
12. Outdoor storage shall be prohibited.
13. Dumpsters shall be screened by solid masonry walls matching the building, with an opaque metal gate enclosure.
14. The owner shall repaint or repair any graffiti or vandalism that occurs on the property within 72 hours.