

Letter of Justification

Date: 20 May 2022

Job: **Los Gatos Luxury Cars (The Luxury Collection) New Showrooms**
620 Blossom Hill Road, Los Gatos, CA
TWM# 18-113

EVOLUTION:

The Luxury Collection has grown to represent several new brands of European Exotic vehicles that require their own unique showroom to display their unique identity fully. These showrooms are typically about 3000 s.f each allowing 2-3 vehicles, full range of accessories, and two sales offices each. Four new boutique showrooms are needed as well as additional accessible restrooms and parking. The need for new display showrooms outweighs the quantity of service stalls for this vehicle type allowing half of the East Service Shop area to be converted for this use.

GENERAL PLAN COMPLIANCE:

2020

2. Vision (B Role) - Supports an active business community that provides a wide variety of goods and services and a broad range of employment opportunities minimizing the need to travel to other communities.

3. Land Use Element - Goal Policy LU-12.4 Retain and enhance auto dealerships.

2040 Draft

3.5 Community Development:

Balance of Land Uses: Provide and support a balance of residential, commercial, office, institutional and industrial businesses within the Town.

LU-8.7 Transition of Commercial and Retail Spaces; Encourage the re-use of commercial and retail spaces to allow additional compatible uses that reflect on-going market changes and shopping habits.

OPERATIONAL:

Hours: M-F 9am to 6pm (Parts + Service 8am to 5pm) and Sat 10am to 6pm.

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