

1<sup>st</sup> Choice Auto & Tire

EXHIBIT "B"

Conditions For Special Use Permit

I. PURPOSE:

The purpose of this Special Use Permit is to allow for an automobile repair use classified as Automobile Repair, Minor.

II. GENERAL CONDITIONS:

1. This Special Use Permit shall not affect any regulations within the Zoning Ordinance (adopted as of June 2023), except as specifically provided herein.
2. The design and development of the automobile repair use shall take place in general accordance with the Zoning Exhibit (Exhibit C).

III. SPECIAL CONDITIONS:

1. The development within this Special Use Permit shall be permitted to provide 14 parking spaces in lieu of the required 18 parking spaces of the Zoning Ordinance (adopted as of June 2023).
2. The storage of outside overnight vehicles shall be prohibited due the accessory outside storage use not being allowed within the Commercial Corridor zoning District per Section 5.1.J.6 of the Zoning Ordinance (adopted as of June 2023).