

EXHIBIT "C"

Harvey's Collision Center Conditions For Special Use Permit

I. PURPOSE:

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

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 development shall take place in general accordance with the Zoning Exhibit (Exhibit B).

III. SPECIAL CONDITIONS:

1. All allowed uses in the Light Industrial District (LI) set forth in Article 4 and 5 of the Comprehensive Zoning Ordinance (adopted as of June 2023), in addition to those listed in this paragraph shall be allowed by-right uses.
 - a. Automobile Repair, Major.
2. The Zoning Exhibit (Exhibit B) shall serve as the Site Plan for the Harvey's Collision Center. Approval of the Special Use Permit shall act as site plan approval.
3. An eight-foot high wooden board on board fence shall be constructed prior to the issuance of a Certificate of Occupancy for the use. The fence shall be reasonably maintained while an automotive repair, major use occupies the property. The fence shall be along the east and north property lines entirely and along the west property line until the fence transitions to wrought iron of the security gate.