

EXHIBIT "C"

MILA AUTO CARE

CONDITIONS FOR SPECIAL USE PERMIT

I. PURPOSE

1. The purpose of this Special Use Permit is to allow for an automobile repair (major) use with vehicle display and sales within the Light Industrial District.

II. GENERAL CONDITIONS

1. This Special Use Permit shall not affect any regulations of the Light Industrial District (LI) set forth in Articles 4 and 5 of the Comprehensive Zoning Ordinance (adopted June 2023), except as specifically provided herein.
2. The design and development of the Mila Auto Care project shall be in accordance with Section III below and the Zoning Exhibit (Exhibit "B").

III. SPECIAL CONDITIONS

1. This Special Use Permit shall allow for an automobile repair (major) use within the Light Industrial District.
2. This Special Use Permit shall allow for a vehicle display and sale use within the Light Industrial District.
3. This Special Use Permit shall allow for the existing service and loading areas facing Martinez Lane to remain.
4. The development shall be in full compliance with fire code and thoroughfare design standards.