

## Legislation Text

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**File #:** 2021-4299, **Version:** 1

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Public Hearing: Application #PL2021-203 - Preliminary Development Plan and Application #PL2021-204 - Special Use Permit for automobile sales - America's Car-Mart, 1150 SE Blue Parkway; America's Car-Mart, applicant.

(NOTE: APPLICATION PULLED BY APPLICANT)

Issue/Request:

The proposed commercial preliminary development plan is for the construction of two single-story buildings for a car sales showroom and office and a car detail service. On-site car detailing is only for America's Car-Mart's own vehicle inventory; it is not a commercial service offered to the general public.

Proposed City Council Motion:

I move to recommend APPROVAL of **Appl. #PL2021-203 - PRELIMINARY DEVELOPMENT PLAN and Appl. #PL2021-204 - SPECIAL USE PERMIT for automobile sales** - America's Car-Mart, 1150 SE Blue Pkwy; America's Car-Mart, applicant

Victoria Nelson, Planner  
Butch Parmley, Applicant

Recommendation: With the conditions of approval below, the application meets the requirements of the UDO and the Design & Construction Manual (DCM).

1. The development shall be in accordance with the building architecture condition material approval request, dated August 5, 2021.
2. The development shall be in accordance with the Preliminary Development Plan consisting of 10 pages:
  - Site Plan, dated August 25, 2021
  - Drainage Plan, dated August 25, 2021-2 pages
  - Landscape Plan, dated August 27, 2021-4 pages
  - Architectural elevations, dated August 25, 2021-3 pages
3. The special use permit shall be granted for a period of 30 years.

Committee Recommendation:

