

STAFF RECOMMENDATION:

THAT THE REQUEST BY PEDRO HERNANDEZ TO OPERATE AN AUTOMOBILE REPAIR SERVICE AT 914 MARQUETTE STREET BE APPROVED, SUBJECT TO THE FOLLOWING CONDITIONS:

- a. That the plans presented to the Plan Commission on June 10, 2009 be approved subject to the conditions contained herein.
- b. That all applicable building and occupancy permits be obtained from the Building Inspection Department.
- c. That the hours the establishment is open to the general public be from 8:00 a.m. to 6:00 p.m., Monday through Friday, and 8:00a.m.to 4:00p.m. Saturdays. No hours on Sundays.
- d. That no vehicle sales be conducted at this location.
- e. That no more than four (4) vehicles being worked on may be stored on the outdoor lot, as this lot is shared with four (6) apartments, as well as two (2) other tenant uses in this building.
- f. That the applicant shall use and complete the façade grant and work shall be done per the approved plans no later than November 1, 2009.
- g. That work be limited to engine repair and tire work, and that there be no painting or body work done at this location.
- h. That all activity and equipment of the business be conducted indoors and that there be no external storage of equipment or work activities done outside the building.
- i. A tow truck is allowed and must be stored indoors over night. During the day it may be parked in the parking lot, and moved inside after hours. The tow truck may be used during business hours, not before or after.
- j. All junk and trash generated by the business shall be stored inside until picked up or taken to trash facility.
- k. That all future signs comply with the zoning ordinance requirements, be professionally made, and be subject to review and approval of the Access Corridor Committee.
- l. That all codes and ordinances be complied with and required permits acquired.
- m. That no minor changes be made from the conditions of this permit without the approval of the Plan Commission and no major changes be made from the conditions of this permit without the approval of the Common Council.
- n. That this permit is subject to Plan Commission review for compliance with the listed conditions.

- o. That a NO LEFT TURN sign shall be posted at the exit/entry to the parking lot to help guide traffic out of the lot without going the wrong way.
- p. That the plan is subject to review and approval of the Access Corridor Development Review Committee.