



## Legislation Text

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**File #:** 20-0406, **Version:** 1

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**MSC 2020-03, Insurance Auto Auction**, 19700 Stirling Road, Installation of one canopy for storage of vehicles, miscellaneous application. (Cole)

### **SUMMARY EXPLANATION AND BACKGROUND: PROJECT DESCRIPTION / BACKGROUND:**

Carnahan Proctor & Cross Inc., agent, is requesting approval to install a storage canopy at the Bergeron Outdoor Storage South property generally located south of Stirling Road and west of 196 Avenue. The canopy will be utilized by the Insurance Auto Auctions tenant.

On June 22, 2017 the Planning and Zoning Board approved with conditions a site plan amendment application (SP 2017-12) for the development of an outdoor industrial storage facility with site perimeter fencing and landscaping for the property. The approval allowed for the flexibility for tenants to lease one acre or larger storage spaces on site. The approved plan required all tenant storage areas to be enclosed by 6 foot high chainlink fences. These fences may be modified throughout the site by building permit only as long as minimum lot size requirements and associated building, engineering and fire access requirements are met. The approval also included the installation of perimeter landscape. As part of that approval, the applicant voluntarily agreed to return to the Board for consideration of associated sales trailers / permanent structures and parking areas for future tenants should that need arise.

In 2018, via MSC 2018-12 an office trailer along with associated parking and lighting was approved for the first tenant, Insurance Auto Auctions.

### **BUILDINGS / STRUCTURES:**

The applicant proposes a 16'-6" tall, 30' x 125' (3,750 square feet) canopy. The following

colors, which are consistent with the existing office trailer are proposed for the canopy.

- Main Body: SW 7006 (Extra White)
- Trim: SW 6868 (Real Red)

The canopy will be located 30' to the south of the existing Insurance Auto Auction office trailer, 710' from the nearest roadway and approximately (as measured by staff) 815' from the nearest residential property. The canopy will be used for storage of select vehicles that are to be reviewed by customers to determine if they would like to use Insurance Auto Auction's services.

No other site modifications are proposed at this time.

**STAFF RECOMMENDATION:**

Staff has reviewed the proposed changes and finds that the proposal meets all code requirements. Staff therefore recommends approval of this application.