

**CITY COUNCIL MEETING  
CAR SERVICE  
SITE PLAN- AUTO REPAIR  
40 WEST 300 NORTH (Inside SunRay Properties Building)  
APRIL 21, 2016**

ZONING- M-1 Permitted

UTILITIES- Existing

PARKING- Existing- Sides and back areas

FENCING- Existing

LANDSCAPPING- Existing

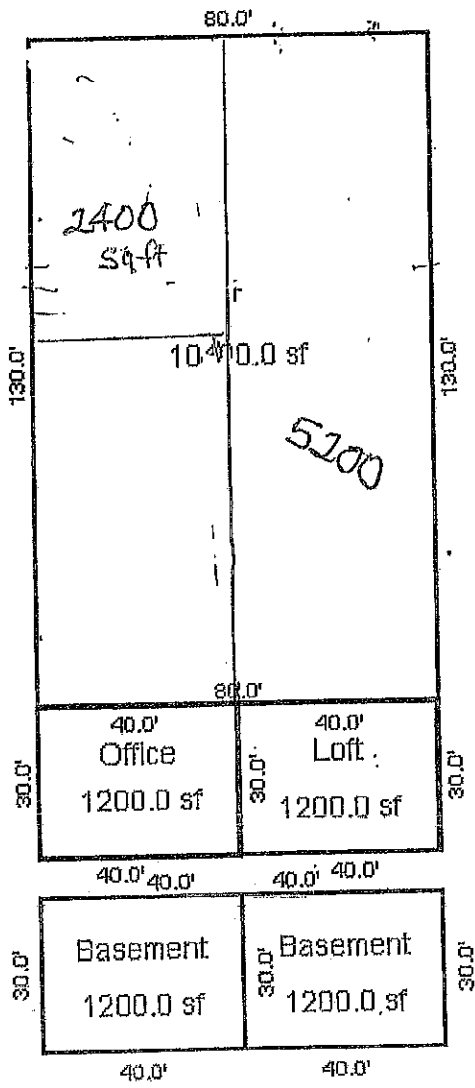
LIGHTING- Existing

FIRE OFFICIAL REQUIRMENTS- Preliminary Inspection complete. Final will be conducted with business license application.

STORMWATER- Existing

NOTES- Jeff Covert will be leasing property in the existing plumbing business building. (2400 sq. feet) He will be opening up his car repair business at this location. As I think we all know he previously operated this from his house. They have worked with the fire and building inspectors and have received their approval for the proposed business. The planning commission discussed parking with him. He will park most of his vehicles to the north of the building. He anticipates having a couple to as many as maybe ten cars at any one time. He will be the only employee to start but anticipates that his son will be joining the business at some point. The planning commission unanimously recommends approval as proposed.

SITE PLAN FOR CAR SHOP  
Conducting an Automotive Repair Business  
in a 2400 Sq. Ft Area of this building at 300n.40w



01-038-0023  
D0332404.axf

HAND

40 West 300 North



81.3'

134.7'

35.0'

30.0'

14.0'

Car Service Space  
2400 sq. ft.

Ramp

Door  
Door Window

5'

18'

7'

7'

7'

7'

4'

38'

5'

9.5'

5'

5'

N88°11'47\"/>

200.00'

5'

14.0'

22.5'

44.0'

127.0'

18.5'

S02°33'28\"/>

331.59'

300 NORTH STREET

120.21'