



## Legislation Text

---

File #: 2018-2777, Version: 1

---

Public Hearing: YES  NO

Department: Planning & Sustainability

**SUBJECT:**

**COMMISSION DISTRICT(S): 5 & 7**

**Application of Tycore Auto Services for a Special Land Use Permit (SLUP) to allow major auto repair within Tier 1 of the Greater Hidden Hills Overlay District and the C-2 (General Commercial) District, at 5361 Covington Highway.**

**PETITION NO: N10. SLUP-18-1235228**

**PROPOSED USE:** Major Auto Repair

**LOCATION:** 5361 Covington Highway

**PARCEL NO. : 15 161 02 014**

**INFO. CONTACT:** Marian Eisenberg

**PHONE NUMBER:** 404-371-4922

**PURPOSE:**

Application of Tycore Auto Services for a Special Land Use Permit (SLUP) to allow major auto repair within Tier 1 of the Greater Hidden Hills Overlay District and the C-2 (General Commercial) District. The property is located on the south side of Covington Highway, approximately 350 feet west of South Hairston Road at 5361 Covington Highway. The property has approximately 110 feet of frontage along Covington Highway and contains 0.6 acre.

**RECOMMENDATION:**

**COMMUNITY COUNCIL:** APPROVAL.

**PLANNING COMMISSION:** APPROVAL WITH CONDITIONS

**PLANNING STAFF:** APPROVAL WITH CONDITIONS

**STAFF ANALYSIS:** (Revised 11/2/18) The proposed SLUP is required to allow Major Auto Repair within the proposed C-2 zoning district and Tier 1 of the Greater Hidden Hills Overlay District. The proposed request is consistent with the predominant auto-related development pattern and C-2 zoning along this stretch of Covington Highway. At the November 1st Planning Commission public hearing, the Planning Commission recommended an additional Condition #7 to require that the SLUP not be transferable. Therefore, it is the recommendation of the Planning & Sustainability Department that the application be "Approved, with Staff's recommended conditions".

**PLANNING COMMISSION VOTE:** APPROVAL WITH CONDITIONS 5-1-0. M. Butts moved, V. Moore

seconded for approval with Staff's conditions, with an added condition #7, requiring that the SLUP be non-transferrable.

**COMMUNITY COUNCIL VOTE/RECOMMENDATION: Approval 4-3-1.** There was lots of discussion about auto repair on the site. Because, there was a previous auto repair on the site, some members of the Council thought the property clean-up by the applicants was a major improvement for the site. Other Council members thought that this was a good opportunity to allow another use besides auto repair. The Council vote was split.