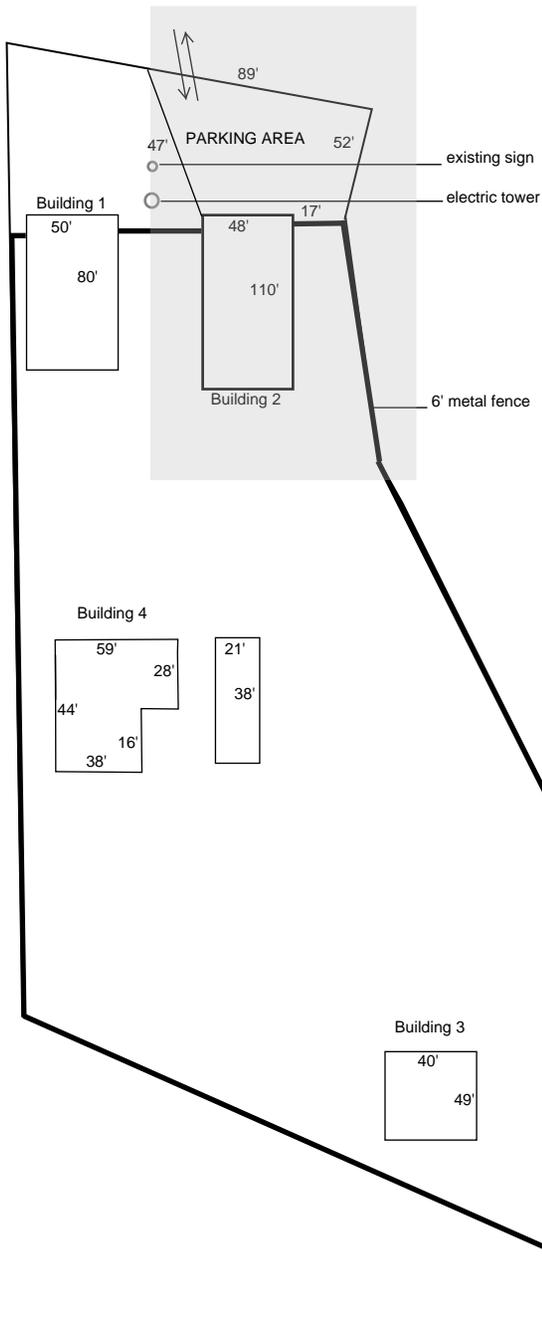


RIGSBY AVENUE



Proposed "CD" Conditional Use area

Z-2022-10700190 CD
 2624 Rigby Avenue ; 2.48 acres out of 10832

From: "C-1 MLOD-3 MLR-1" Light Commercial Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 District

To: "C-1 CD MLOD-3 MLR-1" Light Commercial Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 District with a Conditional Use for Motor Vehicle Sales

ALL BUILDINGS EXISTING, no new construction proposed

Existing Building Information (Height/ square footage)
 Building 1: 1 story / 4,800 sq/ft
 Building 2: 1 story / 5,280 sq/ft
 Building 3: 1 story / 1,960 sq/ft
 Building 4: 2 stories / 2,868 sq ft

Parking (paved) area: 4,626 sq/ft
 Total number of spaces: 16
 Dimension of spaces: 9' x 18'

Setbacks:
 Front: 47'
 Right Side: 17'
 Left Side: 5'
 Rear: 30'

No major landscaping proposed or landscape buffers required in relation to this change of zoning.

I, Johnny Martinez, the property owner, acknowledge that this site plan submitted for the purpose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that City Council approval of a site plan in conjunction with a rezoning case does not relieve me from adherence to any/all City-adopted Codes at the time of plan submittal for building permits.