

Operational Plan

2755 E. Main St

Grand Prairie, TX 75050

March 31, 2015

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PLANNING DEPARTMENT

With over ten years in the used car business, we would like to finally do business at our very own family used car lot. At these 0.500 acres of land we are proposing to do the following:

Business name: Villa Real Motors

Location: 2755 E. Main St, Grand Prairie, TX 75050

Lot size: .5 acres

Hours of operation: 9:30 am – 6:30 pm Mon- Sat

Number of Employees: 2

Type of Use: Car sales, Car Detailing

Car sales proposed description:

- Display in an orderly fashion all the cars for sale while meeting city standards
- Provide excellent customer service by selling cars that are fully functional and with no mechanic repairs needed.
- All vehicles in our inventory are bought locally and are going to be driven in, therefore eliminating the use of big transportation vehicles in or out of the property.
- Build a proper office where we can make our customers feel comfortable located at the South-East corner (building 49ft "East to West" x60ft "North to South") built to city standards
- Build a sand trap to city requirements to detail vehicles located inside the building with access from the North and West Garage Doors.
- There will be a dumpster enclosure located North of the building on the East side of the Property and built to city standards.

Parking:

- 31 spaces are designated to display vehicles

- 8 spaces including a handicap space is dedicated to visitors located on the East side of the property, North and West of the building
- There is an existing rod iron fence on the West and North side of the property including a 25ft rolling gate
- The property is fully paved with asphalt and we are proposing to leave the asphalt, existing fences and rolling gate.
- There will be enough room for customers and big trucks to drive through and circle back out since we have more than 26' going around the property.