



LUMO Text Amendment
Office/Institutional-2 (OI-2)
Zoning District

November 28, 2018

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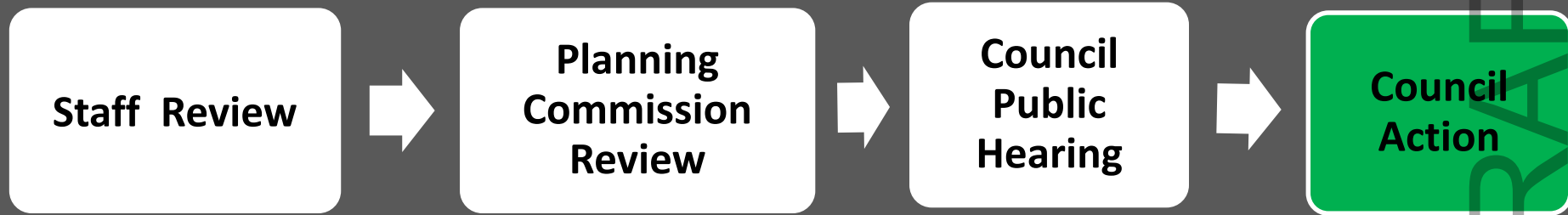
RECOMMENDATION

That the Council:

- Close the Public Hearing;
- Adopt the Resolution of Consistency with the Comprehensive Plan;
- Enact Revised Ordinance A, approving the Text Amendment.

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Text Amendment Process



Text Amendment OI-2

1. Allow Self-Storage Facility, Conditioned as a Special Use;
2. Create Special Standards for Storage facilities;

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Self-Storage Facility, Conditioned:

A conditioned building devoted primarily to the storage of personal equipment, records, goods, and belongings that contains separate conditioned storage spaces that are designed to be leased or rented individually. All storage shall be within an enclosed building. Storage spaces with individual exterior accesses are not permitted.

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Text Amendment – Use Table

Use Table 3.7-1

Uses	Use Group	Commercial Zoning Districts						Industrial			
		Town Center (TC)	Community Commercial (CC)	Neighborhood Commercial (NC)	Office/Intitutional (OI-)				Industrial (I)	Innovative Light Industrial Conditional (LICZD)	Materials Handling (MH)
		TC-1, TC-2, TC-3			OI-1	OI-2	OI-3	OI-4			
Self Storage Facility, Conditioned	C	—	—	—	—	S	—	—	—	YZ	—

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Text Amendment OI-2

1. Allow Self-Storage Facility, Conditioned as a Special Use;

2. Create Special Standards for Storage facilities;

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LUMO Article 6. Special Regulations

Section 6.23 Self-storage Facility, Conditioned:

- Not principal use on lot;
- Floor Area Ratio of 0.290;
- Street setback of 200 feet;
- Enclosed building;
- No truck rental;
- Architectural details:
 - ✓ change in wall plane
 - ✓ materials such as brick or stone
 - ✓ window transparency standards

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Considerations

- Increased development potential of OI-2 zoned properties;
- Public process would be required for changes;
- Economic Development/Fiscal Consideration;
- Town standards (and proposed new) apply to development.

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