

ITEM NO. 2 TEXT AMENDMENT TO LAND DEVELOPMENT CODE; STORAGE USES IN IBP DISTRICT (SLD)

TA-18-00150: Consider a Text Amendment to the City of Lawrence Land Development Code, Articles 4, 5, 9 and 17 to define certain types of storage uses; *Mini-Warehouse, self-storage, climate controlled self-storage and similar uses* and to permit some uses in the IBP (Industrial/Business Park) District. *Initiated by City Commission on 4/17/18.*

STAFF PRESENTATION

Ms. Sandra Day presented the item.

PUBLIC COMMENT

No public comment.

COMMISSION DISCUSSION

Commissioner Carpenter said he appreciated the information in the staff report. He felt it solved an issue that required bending the rules. He said he would be happy to support recommending approval.

Commissioner Struckhoff felt the amendment did a great job of making expectations clear.

Commissioner Willey agreed with Carpenter that the staff report was thorough. She inquired about shipping container storage units being allowed in the same zoning districts that other outdoor storage uses were allowed.

Ms. Day said almost all industrial districts and many commercial districts were adjacent to residential in one way or another so it would be hard to avoid that conflict. She said requirements for buffer yards and screening requirements would help tremendously but that it would be a case-by-case situation. She said additional landscaping could be added if necessary. She said the use of shipping containers was not common.

Mr. McCullough said he was starting to see some demand for it. He said there were ways the Code could protect adjacent neighbors from the aesthetics of the use.

Commissioner Butler said there were shipping containers in the neighborhood she lived in that were an eyesore.

Mr. McCullough said moving pods were a different use and staff were proposing a property maintenance code amendment to address that. He said staff deal with them on a complaint basis and they were not allowed as a permanent structure.

Commissioner Kelly said there were ways to use shipping containers that look nice.

Commissioner Willey said the pod type moving containers were not included in the text amendment.

Mr. McCullough said that was correct.

ACTION TAKEN

Motioned by Commissioner Struckhoff, seconded by Commissioner Carpenter, to approve a Text Amendment (TA-18-00150) to Articles, 4, 5, 9, and 17 of the Lawrence Land Development Code defining certain types of storage uses; Mini-Warehouse, self-storage, climate-controlled self-storage and similar uses, and permitting some uses in the IBP (Industrial/Business Park) District and forwarding to the Lawrence City Commission with a recommendation for approval.

Unanimously approved 10-0.

DRAFT