



MEMORANDUM

TO: Planning & Zoning Commission

FROM: Jeff Armstrong, AICP, Director of Planning & Development Services

DATE: August 6, 2019

SUBJECT: Accessory Storage in NGTC District

The owner of the Oates Park Shopping Center, located at 4414 Gus Thomasson Road (site of the former Minyards) is proposing to locate a tenant in the former grocery store building. The tenant, Locke Supply, sells a variety of materials to small contractors and the public in general. They need an outdoor storage yard, which is prohibited in the existing zoning, the North Gus Thomasson Corridor District (NGTC). The applicant has requested the NGTC district be amended to allow some incidental outdoor storage.

Staff has concerns about the proliferation of outdoor storage in a neighborhood shopping area. However, carefully constructed requirements that limit the amount of storage and provide for appropriate screening may be suitable for appropriately sized properties.

Staff has drafted a proposed amendment to the NGTC district that would allow limited accessory outdoor storage on certain sized lots, limit the amount of area and location where storage can take place, and provide for screening requirements.

A handwritten signature in black ink, reading "Jeff Armstrong".

Jeff Armstrong, AICP
Director of Planning & Development Services
