



CITY OF MARSHALL AGENDA ITEM REPORT

Presenter:	Ilya Gutman
Meeting Date:	Tuesday, June 13, 2023
Category:	PUBLIC HEARING
Type:	INFO/ACTION
Subject:	Conduct Public Hearing of Ordinance Amending Section 86-104 B-3 General Business District.
Background Information:	<p>The proposed revision is minor and is related to self-storage warehouses or mini storages, defined as units or compartments under 500 SF rented to individuals for storage of personal property on a monthly basis. This use is conditional in a B-3 General Business District. This is an old provision and assumed buildings with rows of individual garage-like units with outside access and drives between buildings. However, the new type of such units was introduced relatively recently – conditioned indoor units with access from the inside of a building, which means a totally different appearance: instead of a row of connected garages it looks like a regular building with main entrance and typical parking area. To reflect this new reality, and facilitate future city development, staff suggest making buildings with indoor units a permitted use, while leaving mini storages with outside access a conditional use.</p> <p>At the May 10, 2023, regular Planning Commission meeting, Muchlinski made a motion, seconded by Stoneberg to recommend to city council an approval as recommend by staff. All voted in favor of the motion.</p> <p>The Ordinance Amending Section 86-104 B-3 General Business District was introduced at the May 23, 2023, City Council meeting</p>
Fiscal Impact:	None.
Alternative/ Variations:	None Recommended.
Recommendations:	<p>that the Council close the public hearing on the Ordinance Amending Section 86-104 B-3 General Business District</p> <p>that the Council adopt Ordinance No. 23-011, which is the Ordinance Amending Section 86-104 B-3 General Business District.</p>