



Planning Commission Regular Meeting
SUP 23-02 Walmart - Amendment
Pick-up Expansion
November 28, 2023

Request

Amendment to SUP 10-04

- GPIN Applicant:
- **Property Owner: Wal-Mart Estate Business Trust**
- Representative: Robert P. Beaman III, Esq.
- **Zoning: C - Commercial**
- **Comprehensive Plan: Limited Commercial**
- SUP Amendment to allow for modification of Special Use Permit for expansion of existing store, together with modifications to parking area and building façade.

Proposed Location

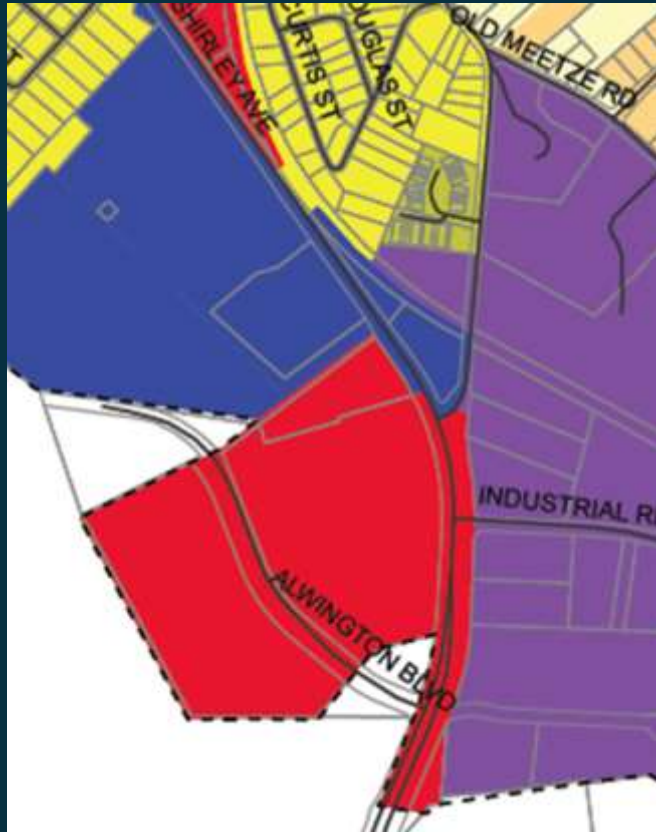


Current Request

- Previously granted Special Use Permit (SUP #10-04) – modification necessary.
- Prior proposed expansion of store was not undertaken and is intended to be replaced by current project.
 1. Expanding the store by approximately 6,151 square feet to accommodate a merchandise pick-up staging area.
 2. Re-striping portions of the parking area in order to provide spaces for customers picking up pre-ordered merchandise.
 3. Modifying the exterior store elevations as shown on enclosed architectural elevations.
 4. Proposed elevation includes addition and new color.
 5. Requires shifting temporary outdoor storage location approved in 2017

Adjacent Uses

Zoning Map



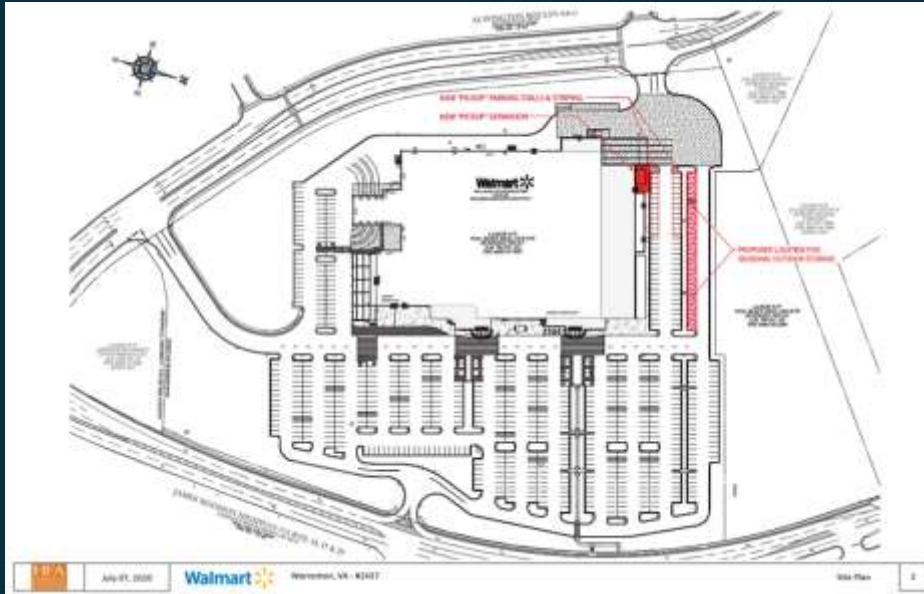
Zoning Districts



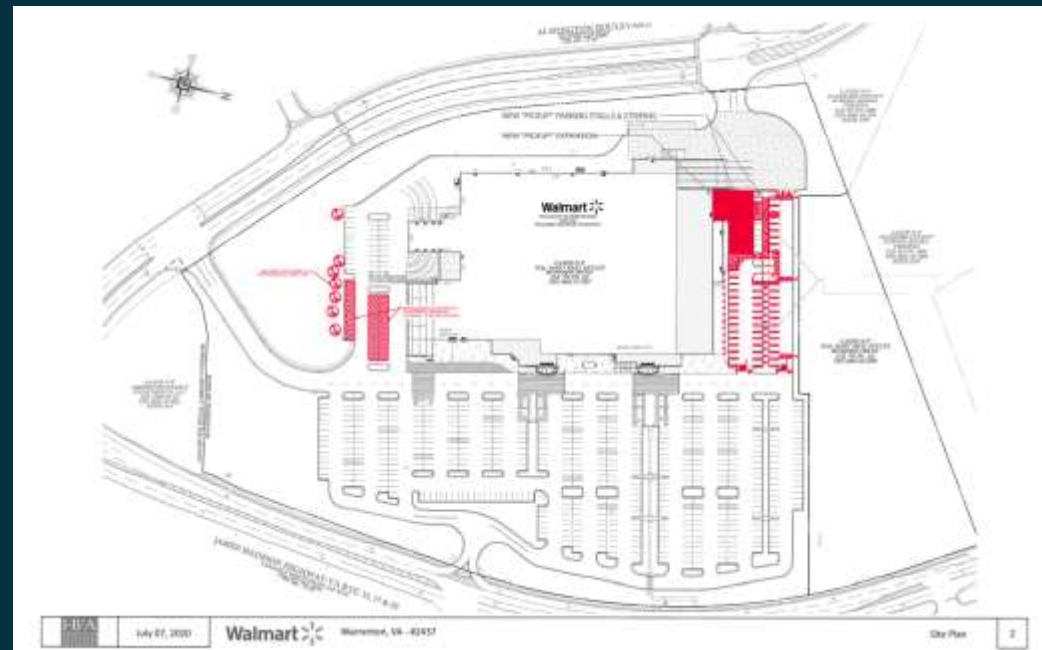
Future Land Use



SUP Plan



Previous SUP Plan



Revised SUP Plan

Site Plan

SITE PLAN



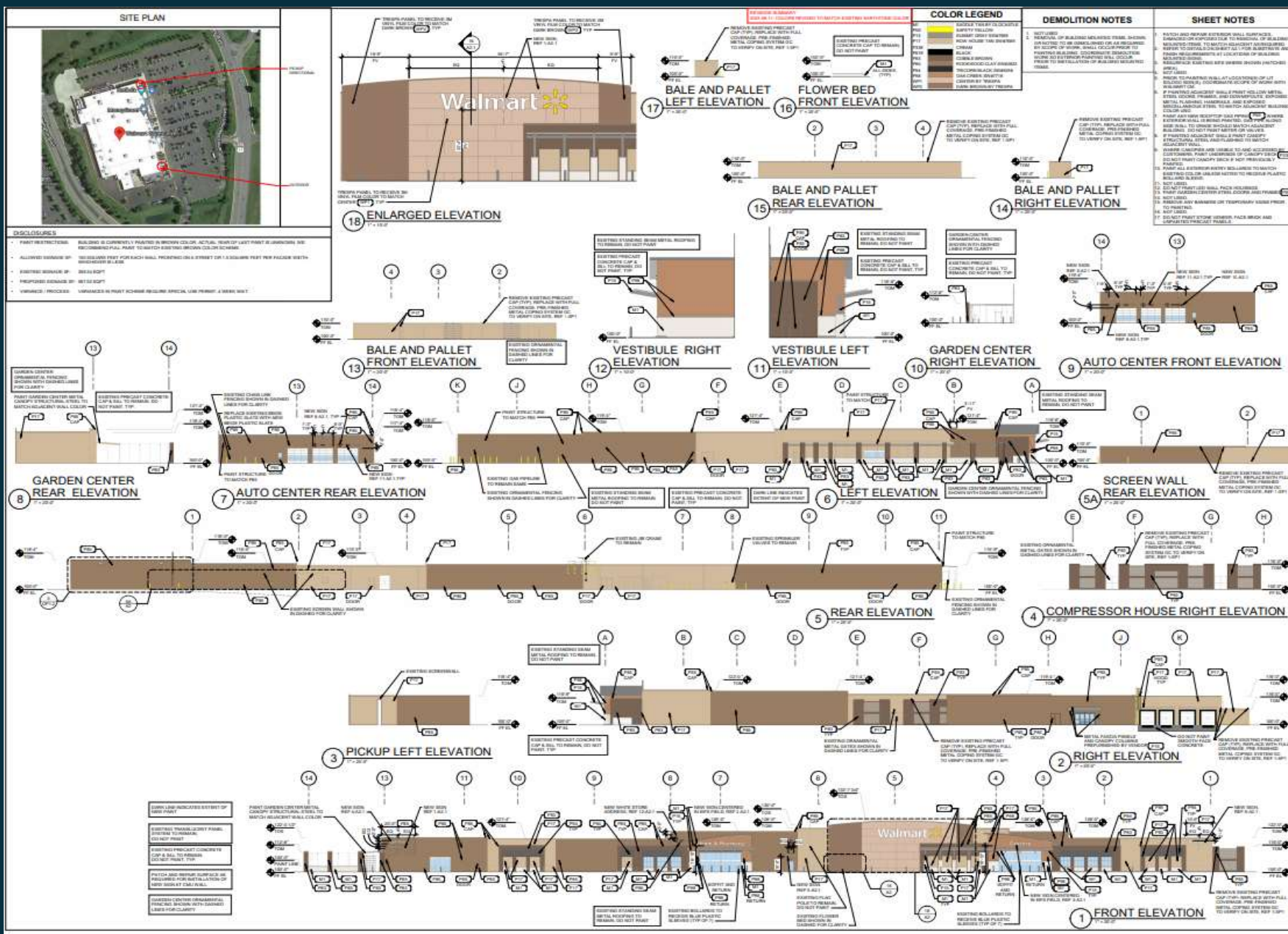
PICKUP
DIRECTIONAL

OUTDOOR

DISCLOSURES

- **PAINT RESTRICTIONS:** BUILDING IS CURRENTLY PAINTED IN BROWN COLOR. ACTUAL YEAR OF LAST PAINT IS UNKNOWN. WE RECOMMEND FULL PAINT TO MATCH EXISTING BROWN COLOR SCHEME.
- **ALLOWED SIGNAGE SF:** 150 SQUARE FEET FOR EACH WALL FRONTING ON A STREET OR 1.5 SQUARE FEET PER FACADE WIDTH, WHICHEVER IS LESS
- **EXISTING SIGNAGE SF:** 359.34 SQFT
- **PROPOSED SIGNAGE SF:** 587.52 SQFT
- **VARIANCE / PROCESS:** VARIANCES IN PAINT SCHEME REQUIRE SPECIAL USE PERMIT, 4 WEEK WAIT.

SHEET:
A2



Staff Review

- Outdoor storage relocation
- Elevations
- Transportation Circulation

Staff Recommendation

- Direct Applicant/Staff Next Steps
- 100-Day: November 28, 2023 – March 7, 2024