



Meeting Agenda Item Coversheet

MEETING DATE:		8/5/2025		Submitted By: Planning and Zoning	
SUBJECT: <i>This will be the name of the Item as it will appear on the Agenda</i>		SPR-2025-02: The applicant is requesting Site Plan approval for a 12.72-acre site for a proposed Retail Sales & Services use known as "Lowe's," located in the northern portion of Pod G, south of Town Center Parkway North. The application includes a 107,547-square-foot main building and a 26,601-square-foot Garden Center. The applicant is also requesting a Waiver from Chapter 119, Section 119-33(3)(b)(1)(ii), to increase the permitted fence height around the outdoor display area from six (6) feet to twenty (20) feet at this location.			
STAFF RECOMMENDATION: (MOTION READY)		Motion to Approve with Conditions - SPR-2025-02 - Site Plan Review for Retail Sales & Services use known as, "Lowe's" located in Pod G.			
SUMMARY and/or JUSTIFICATION:		<p>The applicant is requesting approval of a Site Plan for a 12.72-acre Retail Sales & Services use known as "Lowe's," located in the northern portion of Pod G, south of Town Center Parkway North. The proposed development includes a 107,547-square-foot main building, a 26,601-square-foot Garden Center, 2,000 square feet of temporary outdoor storage and approximately 11,600 square feet of outdoor display storage areas.</p> <p>Due to the nature of the subject business operation, Staff is recommending a series of Conditions of Approval in order to mitigate any adverse aesthetics impacts to the site (Ex. clutter) regarding the outdoor display and storage of merchandise. Staff is also recommending a Condition of Approval regarding customer loading to avoid obstructions of drive isles and provide safety.</p>			
SELECT, if applicable		AGREEMENT:		BUDGET:	
		STAFF REPORT:		PROCLAMATION:	
		EXHIBIT(S):		OTHER:	
IDENTIFY EACH ATTACHMENT. <i>For example, an agreement may have 2 exhibits, identify the agreement and Exhibit A and Exhibit B</i>		Agenda Item Sheet Staff Report Eng Approval Letter Application Justification Statement Survey Site Plan Operation Plan Operation Narrative for Outdoor Storage Landscape Plan Floor Plan Elevation Plans Renderings Engineering Plans Traffic Statement Drainage Statement			

SELECT, if applicable	RESOLUTION:		ORDINANCE:	
IDENTIFY FULL RESOLUTION OR ORDINANCE TITLE <i>(if Item is <u>not</u> a Resolution or Ordinance, please erase all default text from this field's textbox and leave blank)</i> <u>Please keep text indented.</u>				
FISCAL IMPACT (if any):				\$