

ORDINANCE NO. 2339

AN ORDINANCE OF THE CITY OF SALISBURY, MARYLAND, PURSUANT TO CHAPTER 17.228 OF TITLE 17, ZONING OF THE SALISBURY MUNICIPAL CODE AND SECTION 4.04 OF ARTICLE 66B OF THE ANNOTATED CODE OF MARYLAND FOR THE PURPOSE OF AMENDING SECTION 17.04.120, DEFINITIONS, AND SECTION 17.28.020, USES PERMITTED IN THE LIGHT BUSINESS AND INSTITUTIONAL DISTRICT TO ADD SELF STORAGE.

WHEREAS, the ongoing application, administration and enforcement of Title 17, Zoning of the Salisbury Municipal Code, demonstrates a need for periodic review, evaluation, and amendments that will keep Title 17 current; and

WHEREAS, the Mayor and City Council may amend Title 17, Zoning, of the Salisbury Municipal Code, pursuant to the authority granted by Article 66B of the Maryland Annotated Code and in accordance with specific provisions of Chapter 17.228, Amendments and Rezoning, of Title 17, Zoning; and

WHEREAS, the Mayor and City Council requested that the Salisbury Planning and Zoning Commission periodically review Title 17 in light of existing procedural practices and input from the City Council and members of the public; and

WHEREAS, Emmanuel Wesleyan Church submitted an application to amend the text of Section 17.04.120 Definitions and Section 17.28.020, Uses permitted in the Light Business and Institutional District to add Self Storage; and

WHEREAS, a Public Hearing on the proposed amendments was held by the Planning Commission in accordance with the provisions of Chapter 17.228, of Title 17, Zoning, of the Salisbury Municipal Code on April 16, 2015; and

WHEREAS, the Planning Commission did recommend approval of text amendments to Sections 17.04.120 and 17.28.020; and

WHEREAS, the Council supports a definition that does not include self storage in open lots.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED BY THE CITY OF SALISBURY, MARYLAND, that Title 17, Zoning, of the Salisbury Municipal Code is hereby amended as follows:

AMEND SECTION 17.04.120 BY ADDING THE FOLLOWING DEFINITION:

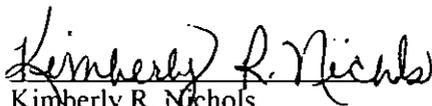
SELF STORAGE – A FACILITY USED FOR THE PURPOSE OF RENTING OR LEASING SECURE, INTERIOR, INDIVIDUAL STORAGE SPACE. THIS MAY INCLUDE ROOMS, COMPARTMENTS, AND LOCKERS IN WHICH INDIVIDUALS STORE AND REMOVE THEIR OWN GOODS, RECORDS, AND PERSONAL PROPERTY ON A SELF-SERVICE BASIS. THIS DEFINITION DOES NOT PRECLUDE SUCH SELF STORAGE FROM INCLUSION WITHIN OTHER USE CATEGORIES (I.E. WAREHOUSING).

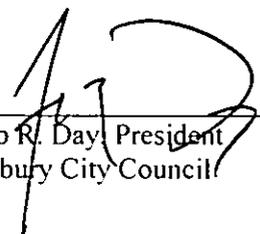
AMEND SECTION 17.28.020, USES PERMITTED IN THE LIGHT BUSINESS AND INSTITUTIONAL DISTRICT BY ADDING ITEM T – SELF STORAGE.

AND BE IT FURTHER ORDAINED BY THE CITY OF SALISBURY, MARYLAND, that this Ordinance shall take effect from and after the date of its final passage, but in no event until ten (10) days after the date of the Council's Public Hearing, and

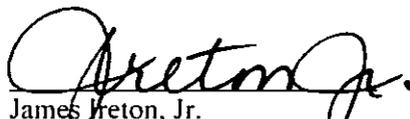
THE ABOVE ORDINANCE was introduced at a meeting of the Council on the 22 day of June, 2015, and thereafter, a statement of the substance of the ordinance having been published as required by law, in the meantime, was finally passed by the Council on the 13 day of July, 2015.

ATTEST:


Kimberly R. Nichols
City Clerk


Jacob R. Day, President
Salisbury City Council

Approved by me this 22nd day of July, 2015.


James Preton, Jr.
Mayor of the City of Salisbury



City of Salisbury – Wicomico County

DEPARTMENT OF PLANNING, ZONING AND COMMUNITY DEVELOPMENT

P.O. BOX 870

125 NORTH DIVISION STREET, ROOMS 203 & 201

SALISBURY, MARYLAND 21803-4860

410-548-4860

FAX: 410-548-4955



JAMES IRETON, JR.
MAYOR

BOB CULVER
COUNTY EXECUTIVE

TOM STEVENSON
CITY ADMINISTRATOR

R. WAYNE STRAUSBURG
DIRECTOR OF ADMINISTRATION

June 12, 2015

TO: Tom Stevenson, City Administrator
FROM: Gloria Smith, Planner, Salisbury/Wicomico Planning & Zoning
SUBJECT: **PUBLIC HEARING – Text Amendments - Section 17.04.120 – Definitions – To add a definition for Self Storage; and Section 17.28.020 – Uses permitted in the Light Business and Institutional District to Add Self Storage - Planning Commission Recommendation**

The Salisbury Planning Commission held a public hearing on a request by Emanuel Wesleyan Church for the above-noted text amendments relative to Self-Storage facilities on property they own on the westerly side of Beaglin Park Drive. A public hearing has been advertised for the request before the Mayor and City Council on June 22, 2015.

The Commission forwarded a **Favorable** recommendation to the Mayor and City Council for adoption of the draft Ordinance.

The Commission noted that the Light Business and Institutional Districts are typically in areas along major highways, bordering residential areas, but are not likely to develop residentially. Permitted uses are generally those that do not generate continuous heavy volumes of traffic or late night hours of operation. If the amendment is approved, a Site Plan must be submitted for Commission approval prior to development of the site. Screening from the neighboring residential development will be required.

The Planning Staff report, the Commission's decision letter, and the draft Ordinance were included in the materials submitted for the Council briefing package. The Planning Staff supports the Commission's recommendation on this matter.



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COUNTY EXECUTIVE

SALISBURY
R. WAYNE STRAUSBURG
DIRECTOR OF ADMINISTRATION
WICOMICO
PLANNING
COPY

April 20, 2015

TO: Tom Stevenson, City Administrator
FROM: John F. Lenox, AICP, Director, Salisbury/Wicomico Planning & Zoning
SUBJECT: PUBLIC HEARING – Text Amendments - Section 17.04.120 – Definitions – To add a definition for Self Storage; and Section 17.28.020 – Uses permitted in the Light Business and Institutional District to Add Self Storage - Planning Commission Recommendation

I. INTRODUCTION.

On April 16, 2015, the Salisbury Planning Commission held a public hearing on a request by Emanuel Wesleyan Church for the above-noted text amendments relative to Self-Storage facilities. (See Attachment A.)

II. RECOMMENDATION.

After considering the staff report and following discussion by the Commission on the proposed amendments, the Salisbury Planning Commission forwarded a **Favorable** recommendation to the Mayor and City Council for adoption of the draft Ordinance. (See Attachment B.)

Unless you or the Mayor has further questions, please forward this memo and its attachments to the City Council.

III. BACKGROUND.

The Commission noted that the Light Business and Institutional Districts are typically in areas along major highways, bordering residential areas, but are not likely to develop residentially. Permitted uses are generally those that do not generate continuous heavy volumes of traffic or late night hours of operation.

The Comprehensive Plan notes that these areas should provide a transition from residential areas to more intensive uses. The area across Beaglin Park Drive is approved for development with commercial uses in Beaglin Crossing Planned Development District.

The Commission discussed the Code requirements for submission of a Comprehensive Development Plan for development proposed in the Light Business and Institutional District and the Code requirements for appropriate screening of the use from the adjoining residential area.

Attachments

cc: Mayor James Ireton, Jr.
William Holland, Director, Building, Housing and Zoning Dept.
Mark Tilghman, City Solicitor



City of Salisbury – Wicomico County

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TOM STEVENSON
CITY ADMINISTRATOR

R. WAYNE STRAUSBURG
DIRECTOR OF ADMINISTRATION

STAFF REPORT

MEETING OF APRIL 16, 2015

CASE NO.: #SP-1502

APPLICANT: Emmanuel Wesleyan Church, rep. by Darron Whitehead

REQUEST: PUBLIC HEARING – Text Amendment - To amend Section 17.28.020 to add Self Storage Facilities in the Light Business and Institutional District.

I. REQUEST:

Rev. Mark Bunting, Assistant Pastor at Emmanuel Wesleyan Church, and Darron Whitehead of Whitehead Real Estate Executives, have submitted a request to amend the text of the Light Business and Institutional District. Specifically, they propose the addition of Self-Storage Facilities in the District. (See Attachment #1.)

In accordance with the requirements of Section 17.228 of the Salisbury Municipal Code, the Planning Commission must hold a Public Hearing on proposed Text Amendments to the Code. The Commission must forward a recommendation (within six months) to the City Council. The City Council must also hold a public hearing before granting final approval to Code text amendments (by Ordinance).

II. DISCUSSION:

Upon development of the extension of Beaglin Park Drive, the Emmanuel Wesleyan Church property was split. A 3-acre irregularly shaped lot is located on the northerly side of the roadway, opposite Dallas Drive. The parcel adjoins several lots that front on Shamrock Drive in the Rich Mae Acres subdivision. There is interest in development of the property as a self-storage facility. Currently, this use is not permitted in the Light Business and Institutional District.

The Purpose section of the Light Business and Institutional District notes that such areas are typically along major highways, bordering residential areas but are not likely to develop residentially. To protect the adjoining residential areas, these sites should be developed with

uses that do not generate continuous heavy volumes of traffic and do not have late night hours.

The Comprehensive Plan designates this area for Business and Institutional development and notes that the area benefits from high visibility and high traffic volumes. It notes that these areas should provide a transition from residential areas to more intensive uses.

There are limited areas of the City zoned Light Business and Institutional. Many of these areas are already developed with commercial or office uses, churches, and some apartment developments.

Nearby areas that could be affected by this amendment are vacant lots remaining in Woodbrooke, a 26 acre tract on the southerly side of Route 50 (on the westerly side of Phillip Morris Drive), and the area approved for development as Grand Pointe.

Self-storage facilities generate low traffic volumes and it would be anticipated that there would not be late night visitors to the facility. However, self-storage facilities are not defined in the Code at this time. In general, self-storage is permitted in the districts that permit warehousing. These districts are the General Commercial, Industrial, and Light Industrial Districts.

The Light Business and Institutional District requires submission of a Comprehensive Development Plan for Planning Commission review and approval. The Code requires a 30 ft. side setback where adjoining a residential development and a 30 ft. rear setback. Building height is limited to 40 ft.

III. RECOMMENDATION.

Staff recommends that the Commission forward a **Favorable** recommendation to the Mayor and City Council for a Text Amendment to the Salisbury Municipal Code, Section 17.28, Light Business and Institutional District as follows:

To Add Item T to Section 17.28.020 Permitted Uses – Self Storage.

In addition, Staff recommends that the Commission forward a **Favorable** recommendation to the Mayor and City Council for a Text Amendment to the Salisbury Municipal Code, Section 17.04.120, Definitions, as follows:

To Add Self Storage – A facility consisting of individual, small, self-contained units that are leased or owned for the storage of business or household goods or contractor supplies. This definition does not preclude such self-storage from inclusion within other use categories (i.e. warehousing).

COORDINATOR: Gloria Smith, Planner
DATE: April 9, 2015

Dear Planning & Zoning Commission,

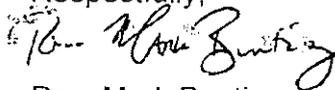
My name is Mark Bunting and I am one of the pastors of Emmanuel Wesleyan Church located at 217 Beaglin Park Dr Salisbury, MD 21804. The Church owns a 3 acre parcel across the street on Collector Rd (Par 10020 3.06 Ac NS Collector Rd R O W Sur City of Salisbury - 23/05/114667) which is for sale at this time with Darron Whitehead of Whitehead Real Estate Executives. Mr. Whitehead has located a qualified buyer that would like to build a self-storage facility on the property, but after reviewing 17.28.020 "Permitted Uses" it was discovered it was not permitted.

On behalf of the Church, I would respectfully request a "Zoning Text Amendment" under 17.28.020 to permit a self-storage facility in the LBI District that would allow this sale to move forward. This approval would be greatly appreciated by the Church and its members. Both the "Application" and "Advertising" checks will be attached with this request.

If you have any questions on the potential sale of the property please contact Darron Whitehead (410) 726-4133/ whiteheadre@comcast.net.

Thank you for your assistance in this matter and please contact me if you have any questions.

Respectfully,

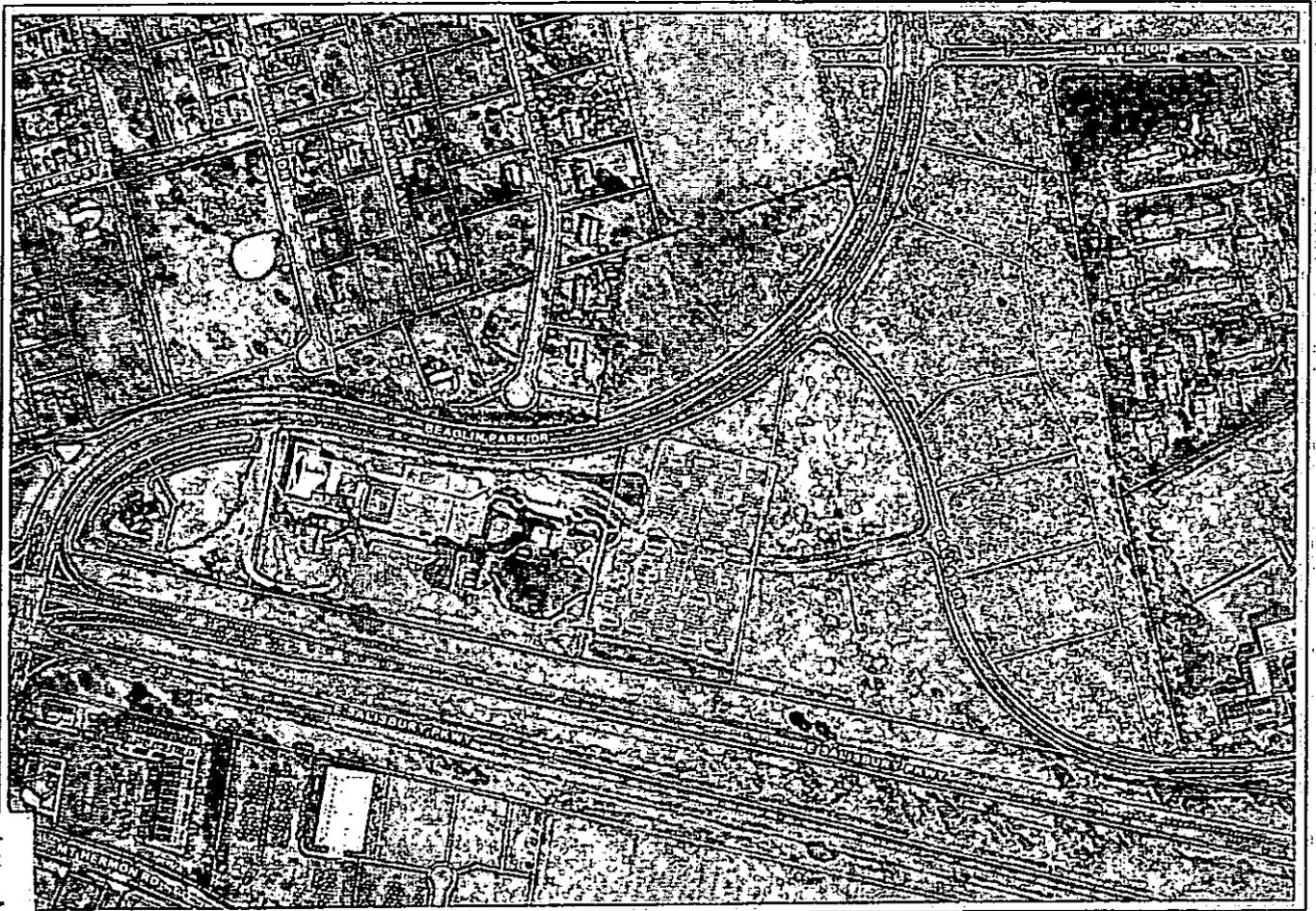


Rev. Mark Bunting
Assistant Pastor
Emmanuel Wesleyan Church
(410) 749-6594/ (443) 880-8501
mark@ewchurch.com

PLANNING DEPARTMENT

RECEIVED

DATE 3/10/15 BY bt



Emmanuel Wesleyan Church

Attachment #2

CITY OF SALISBURY

Salisbury Zoning



- Streams
- Voter Bodies
- Serial Numbers
- Municipal Areas
- CAD
 - Delmar
 - Prattland
 - Holmes
 - Mantola
 - Pittsboro
 - Salisbury
 - Sharptown
 - Wilmington
- Parcels
- Critical Areas
- Historic Districts
 - Old Jabez
 - Camden Historic District
 - Danvers Historic District
 - Newtown Historic District
- Salisbury Zoning
 - CITY_ZON
 - College & University
 - Conservation
 - CDD
 - LI
 - General Commercial
 - Reg. Comm
 - MLR
 - Select Commercial
 - Hospital
 - Ind
 - Ind Park
 - Ind
 - Neighborhood Business
 - OSH
 - OSR
 - PDD
 - PRD
 - R - S
 - R - SA
 - R - B
 - R - BA
 - R - 10
 - R - 10 A
 - Neighborhood Redevelopment
- Street Centerlines

Attachment #3

177 ft
Salisbury Wisconsin GIS

Emmanuel Wesleyan Church - City Zoning

Chapter 17.28

LIGHT BUSINESS AND INSTITUTIONAL DISTRICT

Sections :

- 17.28.010 Purpose.
- 17.28.020 Permitted uses.
- 17.28.030 Uses permitted by special exception.
- 17.28.040 Uses permitted by ordinance permit.
- 17.28.050 Accessory uses and structures.
- 17.28.060 Development standards.

17.28.010 Purpose.

The purpose of the Light Business and Institutional District is to recognize that lands located along major limited access highways running through Salisbury are exposed to large volumes of traffic and high degrees of visibility and to provide for their development while protecting adjoining residential areas. These lands are generally located between the major highways and parallel streets which border adjoining residential areas. Access to these lands is obtainable only from access roads to the major highways and streets bordering the residential areas. Because of their location and exposure to the highways, these lands are unlikely to develop as residential and are subject to pressure for development with uses that benefit from the high degree of visibility and volumes of traffic. To provide for development of these lands and to afford some protection to adjoining residential areas, the uses permitted in this district are those which may benefit from this exposure but which primarily do not generate continuous heavy volumes of traffic, noise, dust or odor, do not primarily have late evening or weekend hours and do not have the detrimental effects that intensive commercial development may have on the property values of nearby residential neighborhoods. Those uses which may generate noise, odor and have evening or weekend hours are encouraged to locate adjacent to the major access highways at the intersection of access roads to be as far from neighboring residential areas as possible. The following uses, standards and area regulations have been developed based upon this purpose, which is in accord with findings and recommendations of the City's adopted land use element of the Metro Core Comprehensive Plan. (Prior Code Section 150-59)

17.28.020 Permitted uses.

Permitted uses shall be as follows:

- A. Apartment building and project in accordance with Chapter 17.168.
- B. Bank and other financial institution.
- C. Business, government, financial or professional office.
- D. Business center in accordance with Chapter 17.172.
- E. Care home.
- F. Church or other place of worship in accordance with Chapter 17.220, excluding bus storage and maintenance, cemetery and gymnasium as an accessory use;

- G. Cultivation of land;
- H. Cultural uses, such as museum, library or art gallery;
- I. Funeral home;
- J. Medical-care facility;
- K. Medical and dental office and clinic;
- L. Radio or television broadcasting station and studio;
- M. School of general instruction, in accordance with Chapter 17.220. (Prior Code Section 150-60)
- N. Dry-cleaning pick-up station.
- O. Florist.
- P. Office supplies and equipment.
- Q. Photographic studio.
- R. Travel agency. (N through R added 12/8/97 by Ord. 1672)
- S. Group domiciliary care facility. (Added 11/13/00 by Ord. No. 1786)

17.28.030 Uses permitted by special exception.

Uses permitted by special exception shall be as follows:

- A. Restaurant excluding all other type, with a minimum seating capacity of two hundred (200) located adjacent to a major limited access highway at an access road intersection;
- B. Hairdresser shop;
- C. Apartment units as accessory uses above the first floor. (Prior Code Section 150-61)
- D. Pharmacy, free-standing. (Added 12/8/97 by Ord. 1672)

17.28.040 Uses permitted by ordinance permit.

Uses permitted by ordinance permit shall be as follows:

- A. Communication tower, in accordance with Chapter 17.220;
- B. Day-care center or nursery school, in accordance with Chapter 17.220;
- C. Utility substation, in accordance with Chapter 17.220. (Prior Code Section 150-62)

17.28.050 Accessory uses and structures.

Accessory uses and structures shall be as follows:

- A. Communication towers for broadcasting and receiving, not exceeding seventy-five (75) feet in height;

- B. Other accessory uses and structures clearly incidental to, customary to and associated with the permitted use;
- C. Family day-care home;
- D. Day-care services for employees or patrons of a permitted use;
- E. Pharmacy, hairdresser shop, florist and printing and reproduction shop, only as accessory uses to and located within the same building as the following permitted uses:
 - 1. Apartment building and project in accordance with Chapter 17.168,
 - 2. Business, government, financial or professional office,
 - 3. Business center in accordance with Chapter 17.172,
 - 4. Medical-care facility,
 - 5. Medical and dental office and clinic. (Prior Code Section 150-63)

17.28.060 Development standards.

Development standards for the light business and institutional district shall be as follows:

- A. **Prior Approval Requirements.** Prior to the development of a tract, lot, parcel or any part of the district, a comprehensive development plan, as defined in Section 17.04.120, shall be submitted to the Planning Commission for review and approval in accordance with Chapter 17.180.
- B. **Minimum Lot Requirements.** All lots hereafter established shall meet the following minimum requirements:
 - 1. Lot area: twenty-five thousand (25,000) square feet;
 - 2. Interior lot width: one hundred (100) feet;
 - 3. Corner lot width: one hundred twenty (120) feet.
- C. **Minimum yard requirements shall be as follows:**
 - 1. Front: forty-five (45) feet from property line;
 - 2. Side, interior: two required, ten feet each, except thirty (30) feet where adjacent to a residential district;
 - 3. Side, corner: forty-five (45) feet from property line;
 - 4. Rear: thirty (30) feet from property line.
- D. The height limitation shall be forty (40) feet.
- E. Parking, loading and unloading shall be in accordance with Chapter 17.196.

- F. Access. Direct access onto a street or highway shall be reduced or eliminated wherever the City Department of Public Works determines that alternate or unified points of access are available to a site resulting in better traffic flow and less traffic congestion.
- G. Signs. See Chapter 17.216.
- H. Lighting. Lighting shall be designed so as not to throw glare onto surrounding properties. Flashing lights are prohibited.
- I. Landscaping and Screening. In addition to the requirements of Chapter 17.220, the following shall be required:
 - 1. All areas not devoted to building or required parking areas shall be landscaped as defined in Section 17.04.120 and maintained in accordance with Section 17.220.080. (Prior Code Section 150-64)

17.216.120 Signs which may be erected in light business and institutional district.

Signs which may be erected in the light business and institutional district are as follows:

- A. Signs as listed in Sections 17.216.050, 17.216.060(B) and 17.216.090(D);
- B. Business Signs. The total area of business signs on a lot shall not exceed three square feet per linear foot of street frontage. Sign locations are ground, projecting, wall, marquee, soffit and projections, as follows:
 - 1. One ground sign not exceeding fifty (50) square feet per face, not exceeding twenty-five (25) feet in height and set back fifteen (15) feet from the curblines;
 - 2. Projecting signs not exceeding six square feet in surface area, extending no closer to the curblines than fifteen (15) feet and no closer than eight feet above a sidewalk or eighteen (18) feet above a public street, alley or driveway;
 - 3. Wall signage not exceeding fifty (50) square feet in surface area per wall; (Ord. 1672, 12/8/97)
 - 4. Marquee and soffit signs not exceeding six square feet in surface area and not projecting more than twelve (12) inches beyond the marquee face or edge. (Ord. 1612 (part), 1995; Prior Code Section 150-255)



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JAMES IRETON, JR.
MAYOR

TOM STEVENSON
CITY ADMINISTRATOR

BOB CULVER
COUNTY EXECUTIVE

R. WAYNE STRAUSBURG
DIRECTOR OF ADMINISTRATION

May 1, 2015

Mr. Darron Whitehead
5876 Tally Ho Lane
Salisbury, MD 21801

RE: #SP-1502 – PUBLIC HEARING – TEXT AMENDMENT – To Add Self-Storage to the LBI District – Emmanuel Wesleyan Church, rep. by Darron Whitehead.

Dear Mr. Whitehead:

The Salisbury Planning Commission at its April 16, 2015, meeting, forwarded a **FAVORABLE** recommendation to the Mayor and City Council for text amendments to the Salisbury Municipal Code, to Sections 17.28, Light Business and Institutional District, and 17.04.120, Definitions, as follows:

To Add Item T to Section 17.28.020 Permitted Uses – Self Storage, and,

To Add Self Storage – A facility consisting of individual, small, self-contained units that are leased or owned for the storage of business or household goods or contractor supplies. This definition does not preclude such self-storage from inclusion within other use categories (i.e. warehousing)

This request will now be forwarded to the City Council for scheduling. Additional advertising fees will be required. You will be notified of the scheduling of the request.

If you have any questions concerning this matter, please don't hesitate to contact Gloria Smith or myself at 410-548-4860.

Sincerely,

John F. Lenox, AICP
Director
Salisbury/Wicomico Planning & Zoning

cc: Mike Moulds, Director of City Public Works Department
Bill Holland, Director of Building, Permits, and Inspections Assessments
Pastor Mark Bunting/217 Beaglin Park Drive/Salisbury, MD 21804



ORDINANCE NO. ____

AN ORDINANCE OF THE CITY OF SALISBURY, MARYLAND, PURSUANT TO CHAPTER 17.228 OF TITLE 17, ZONING OF THE SALISBURY MUNICIPAL CODE AND SECTION 4.04 OF ARTICLE 66B OF THE ANNOTATED CODE OF MARYLAND FOR THE PURPOSE OF AMENDING SECTION 17.04.120, DEFINITIONS, AND SECTION 17.28.020, USES PERMITTED IN THE LIGHT BUSINESS AND INSTITUTIONAL DISTRICT TO ADD SELF STORAGE.

WHEREAS, the ongoing application, administration and enforcement of Title 17, Zoning of the Salisbury Municipal Code, demonstrates a need for periodic review, evaluation, and amendments that will keep Title 17 current; and

WHEREAS, the Mayor and City Council may amend Title 17, Zoning, of the Salisbury Municipal Code, pursuant to the authority granted by Article 66B of the Maryland Annotated Code and in accordance with specific provisions of Chapter 17.228, Amendments and Rezoning, of Title 17, Zoning; and

WHEREAS, the Mayor and City Council requested that the Salisbury Planning and Zoning Commission periodically review Title 17 in light of existing procedural practices and input from the City Council and members of the public; and

WHEREAS, Emanuel Wesleyan Church submitted an application to amend the text of Section 17.04.120 Definitions and Section 17.28.020, Uses permitted in the Light Business and Institutional District to add Self Storage; and

WHEREAS, a Public Hearing on the proposed amendments was held by the Planning Commission in accordance with the provisions of Chapter 17.228, of Title 17, Zoning, of the Salisbury Municipal Code on April 16, 2015; and

WHEREAS, the Planning Commission did recommend approval of the proposed text amendments to Sections 17.04.120 and 17.28.020.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED BY THE CITY OF SALISBURY, MARYLAND, that Title 17, Zoning, of the Salisbury Municipal Code is hereby amended as follows:

AMEND SECTION 17.04.120 BY ADDING THE FOLLOWING DEFINITION:

SELF STORAGE – A FACILITY CONSISTING OF INDIVIDUAL, SMALL, SELF-CONTAINED UNITS THAT ARE LEASED OR OWNED FOR THE STORAGE OF BUSINESS OR HOUSEHOLD GOODS OR CONTRACTOR SUPPLIES. THIS DEFINITION DOES NOT PRECLUDE SUCH SELF-STORAGE FROM INCLUSION WITHIN OTHER USE CATEGORIES (I.E. WAREHOUSING).

AMEND SECTION 17.28.020, USES PERMITTED IN THE LIGHT BUSINESS AND INSTITUTIONAL DISTRICT BY ADDING ITEM T – SELF STORAGE.

AND BE IT FURTHER ORDAINED BY THE CITY OF SALISBURY, MARYLAND, that this Ordinance shall take effect from and after the date of its final passage, but in no event until ten (10) days after the date of the Council's Public Hearing, and

THE ABOVE ORDINANCE was introduced at a meeting of the Council on the ____ day of _____, 2015, and thereafter, a statement of the substance of the ordinance having

been published as required by law, in the meantime, was finally passed by the Council on the
____ day of _____, 2015.

ATTEST:

Kim Nichols
City Clerk

Jacob R. Day, President
Salisbury City Council

Approved by me this
day of _____, 2015.

James Ireton, Jr.
Mayor of the City of Salisbury