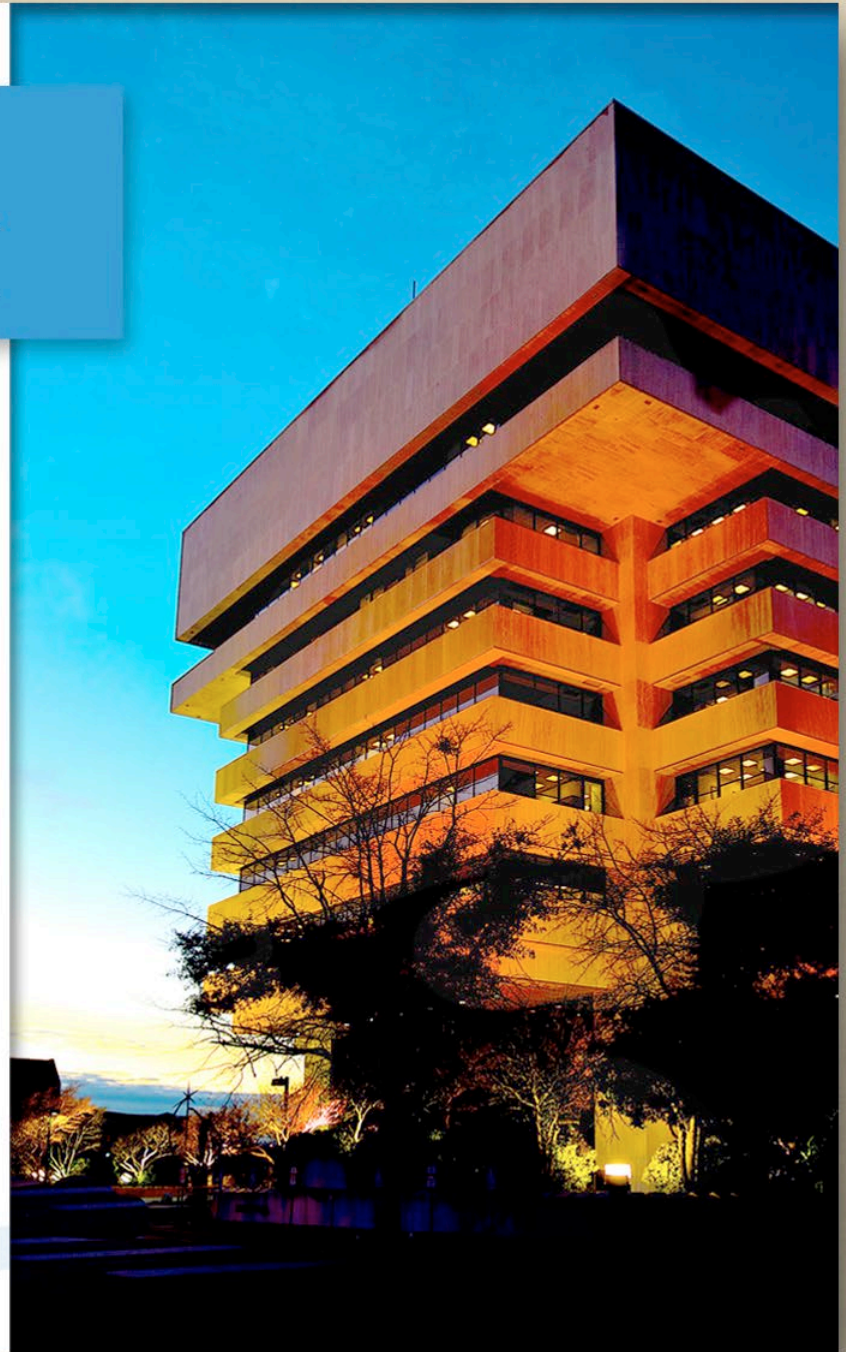


HAMPTON VA

Item No.23-0032

**1721 & 1723 W Pembroke
Avenue
Eddie Bowen Incorporated**

City Council
March 8, 2023



Application

Use Permit for
Storage Facility 3

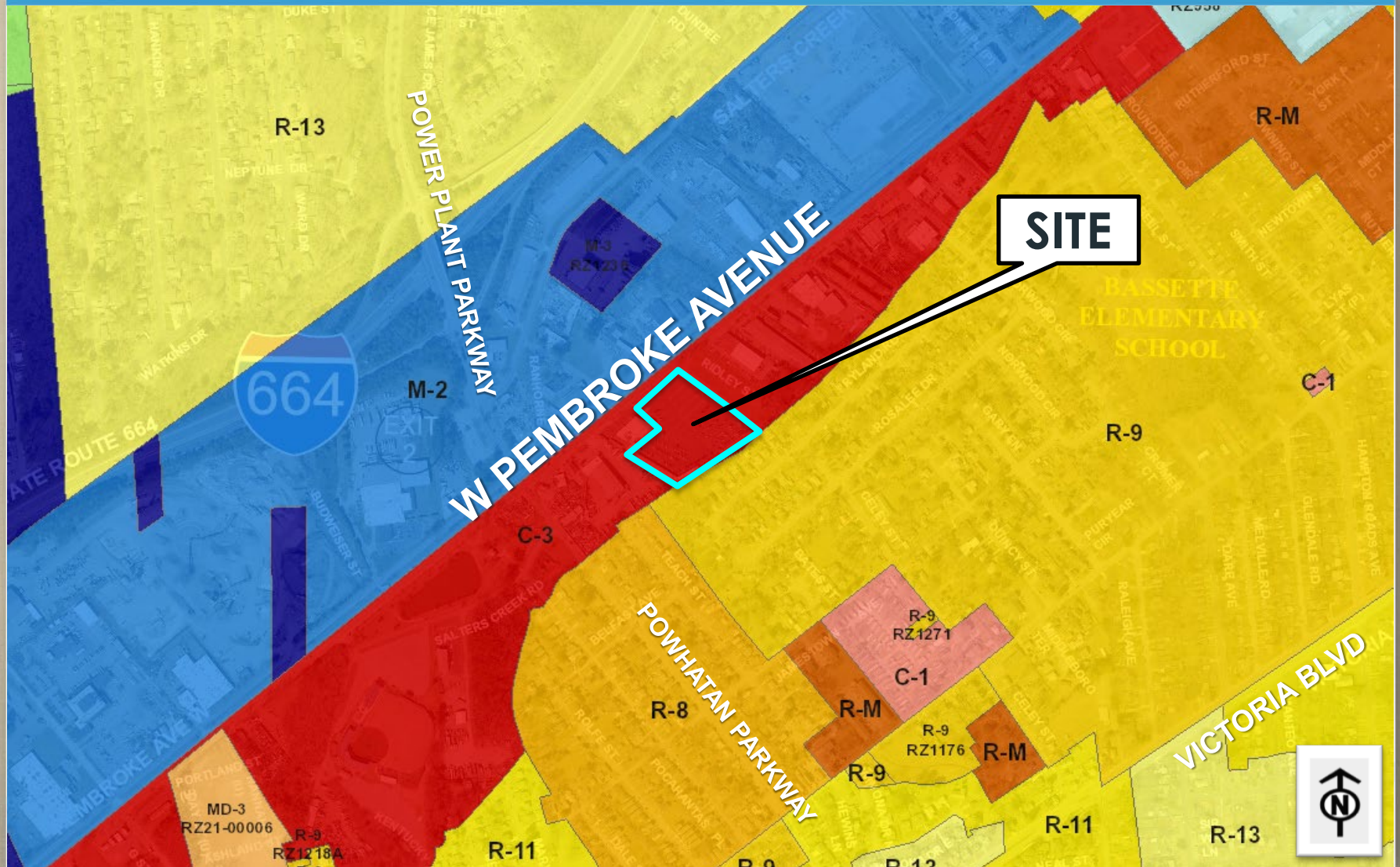
Location Map



Location Map



Zoning Map



Storage Facility 3

- **Storage Facility 3** – Indoor and/or outdoor storage spaces which are leased or rented to the general public for storage purposes only. This category may include storage for boats and RVs.

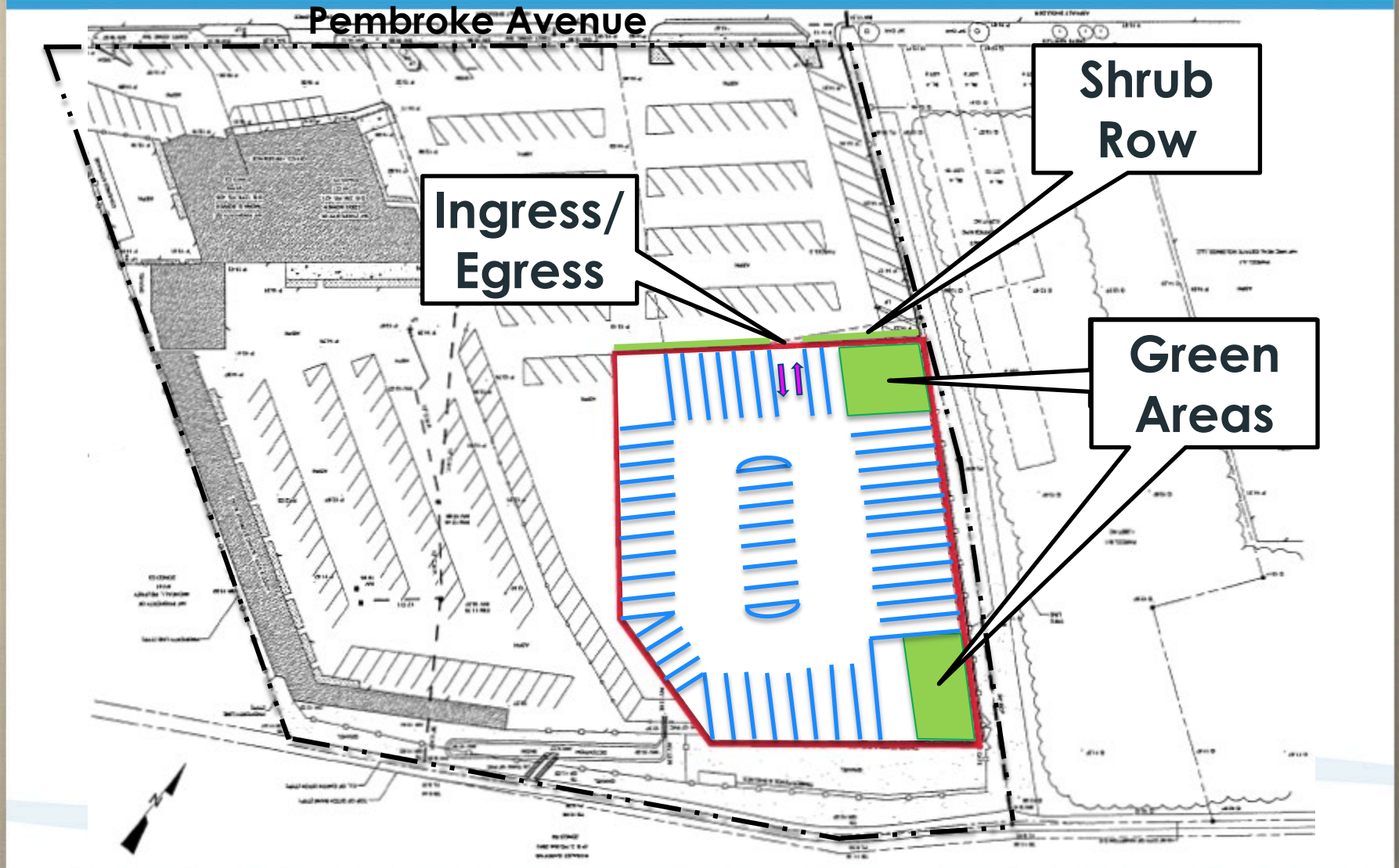
Proposal

- Self Storage
 - Recreational vehicles
 - Motor homes/campers
 - Watercraft – e.g. boats, jet skis
 - Trailers
 - Outdoor storage 53,190 sq. ft.
 - Approximately 48 spaces
 - 5,319 sq. ft. green area
 - Landscaping/fencing

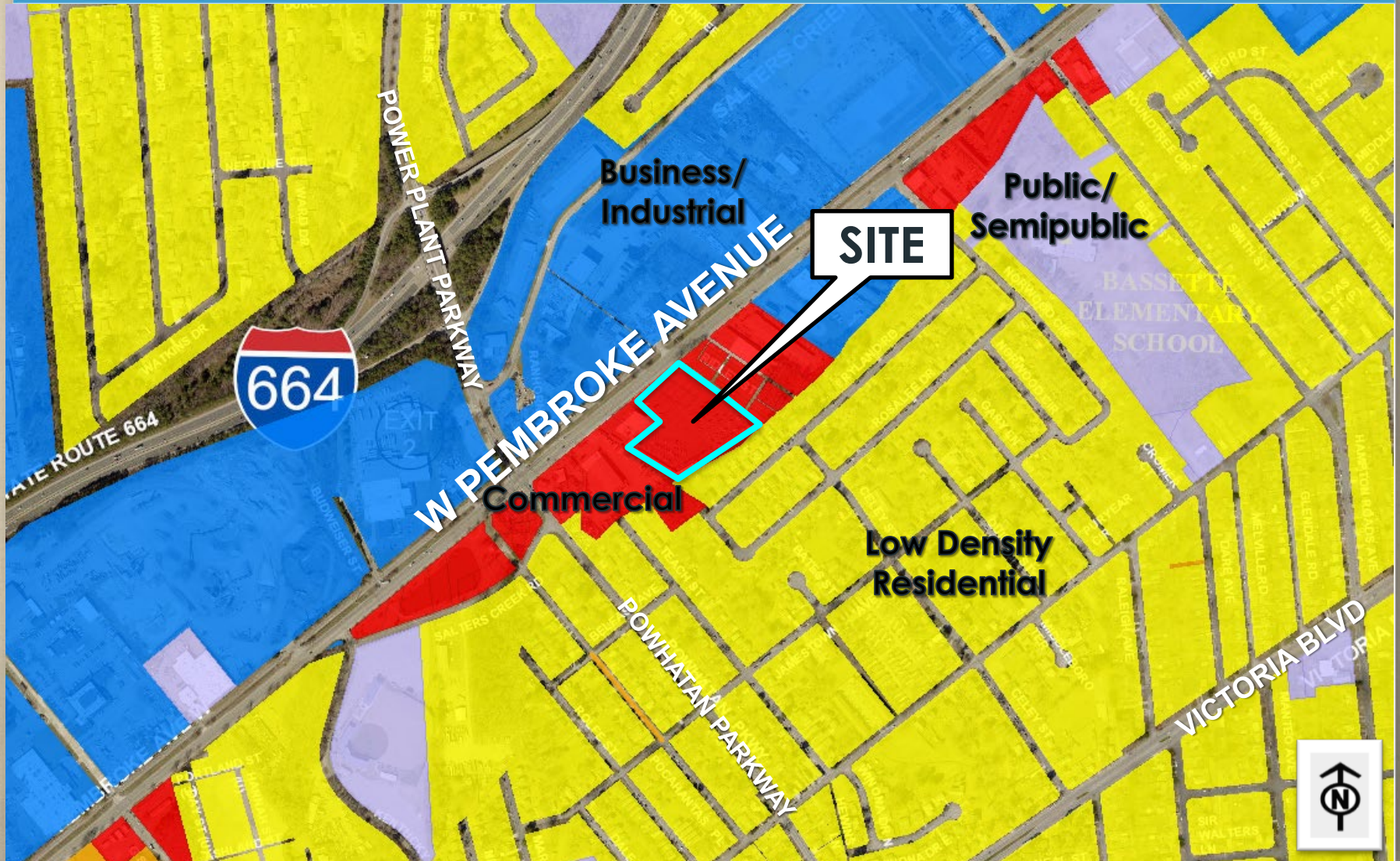
Proposed Site Area



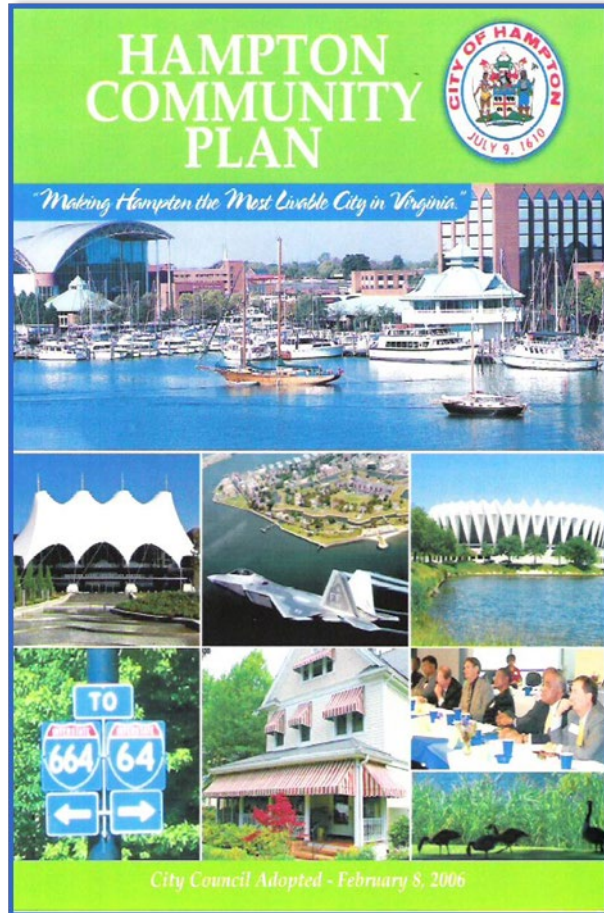
Proposed Site Area



Land Use Map



Public Policy



Hampton Community Plan (2006, as amended)

- **LU-CD Policy 4:** Evaluate land use proposals from a regional, city-wide, and neighborhood perspective.
- **LU-CD Policy 31:** Encourage a mix of land uses that is appropriate for each district.
- **LU-CD Policy 36:** Encourage corridor-oriented commercial development within specified areas to strengthen the viability of commercial uses and to protect residential uses and adjacent neighborhoods.

Analysis

- Existing commercial corridor
- Appropriate shared use of an existing underutilized commercial property
- Low impact use
- Minimum impact to adjacent neighborhood
- Increased green area & landscaping

Community Meeting

February 2023

SUN	MON	TUE	WED	THU	FRI	SAT
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28				

Recommended Conditions

- Issuance of Permit
- Storage Operation
- Green Area
- Site Lighting
- Hours of Operation
- Nullification
- Revocation

Recommendation

Planning Commission & Staff
recommend **approval** of
Item No. 23-0032 with seven (7)
conditions