

Katie L. Greenway (CDI: Planning)

From: Lloyd Martin <manager.sales@westwoodsheds.com>
Sent: Tuesday, May 2, 2023 10:15 AM
To: Katie L. Greenway (CDI: Planning)
Cc: Beth Garmon (CDI: Planning)
Subject: Re: 1590 Monroe - Outdoor Storage

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Katie,

As we are no planning to make any changes to the current the property We would like to ask for a Varience on a few of these points

- **17.420.050.D.1. We request a variance on this point as the existing structure does not have an area adequate for planting shrubs. The entire area around the existing structure is either concrete or paved area.**
 - *Building perimeter walls.* Shrubs shall be planted within ten feet of the foundation of the primary structure along each building facade at the rate of at least 20 shrubs per 100 lineal feet of building facade except for sides or rear of building used for loading or service areas. Foundation plantings may be clustered to provide visual interest.
- **17.420.050.D.2.a. We request a variance on this as this is an existing structure and the entire area we are using is paved or has concrete.**
 - *Along each street frontage there shall be a ten-foot wide landscape strip, continuous along the frontage except for perpendicular crossings for driveways and utilities. The landscape strip shall be planted with shade trees (six feet tall, two inches caliper, dbh, at time of planting, and not less than 35 feet tall at maturity) planted not less than 40 feet on center, and shrubbery forming an intermittent hedge not less than three feet in height designed to provide an adequate screen.*
- **17.420.050.D.4.d. We request a variance on this point. We are not planning to install permanent displays. These are portable sheds that are available for immediate purchase and delivery, We keep the retail units in orderly lines (See Photos Provided) .**
 - *Outdoor storage. ...* Outdoor storage or sales displays shall be screened from view from public streets and adjacent property by a permanent opaque enclosure consisting of a minimum eight-foot high solid fence or wall
- **17.420.050.F. We request a variance on a,b and c as the property is already developed, No new lighting will need to be installed.**
 - 1. *Streetlights.*
 - a. Streetlights shall be provided on all public streets.
 - b. The spacing of street lights shall be staggered, 300 feet on-center, along both sides of the roadway.
 - c. All street lighting shall be subject to review and approval of the Hall County Public Works Department.
 - d. All outdoor lighting, shall be the semi-cutoff type. – **This will have to be met for any new lighting proposed**
 - **If you do not intend on providing new street lighting, please request a variance from this section a ,b, and c. Please note that any new lighting proposed on site will need to meet the**

other standards listed in this section which you can read through here: https://library.municode.com/ga/hall_county/codes/code_of_ordinances?nodeId=PTI OFCO TIT17ZORE CH17.420GACOOVDIGC 17.420.050NSIPRDEST

- **17.420.030. – Signs**

- Please visit this section of code (hyperlinked). If signage is proposed that does not meet these standards, you will need to include a sign variance in your application.

On Tue, May 2, 2023 at 9:44 AM Katie L. Greenway (CDI: Planning) <klgreenway@hallcounty.org> wrote:

Good morning Lloyd,

Per our phone call this morning, you will have to meet the following code sections if you do not request a variance. If you wish to request a variance from any of these standards, please update your narrative and list each section you wish to request a variance from and summarize your reasoning at the bottom.

- **17.420.050.D.1.**

- *Building perimeter walls.* Shrubs shall be planted within ten feet of the foundation of the primary structure along each building facade at the rate of at least 20 shrubs per 100 lineal feet of building facade except for sides or rear of building used for loading or service areas. Foundation plantings may be clustered to provide visual interest.

- **17.420.050.D.2.a**

- *Along each street frontage there shall be a ten-foot wide landscape strip, continuous along the frontage except for perpendicular crossings for driveways and utilities. The landscape strip shall be planted with shade trees (six feet tall, two inches caliper, dbh, at time of planting, and not less than 35 feet tall at maturity) planted not less than 40 feet on center, and shrubbery forming an intermittent hedge not less than three feet in height designed to provide an adequate screen.*

- **17.420.050.D.4.d.**

- *Outdoor storage.* ... Outdoor storage or sales displays shall be screened from view from public streets and adjacent property by a permanent opaque enclosure consisting of a minimum eight-foot high solid fence or wall

- **17.420.050.F.**

- 1. *Streetlights.*
 - a. Streetlights shall be provided on all public streets.
 - b. The spacing of street lights shall be staggered, 300 feet on-center, along both sides of the roadway.

▪ c. All street lighting shall be subject to review and approval of the Hall County Public Works Department.

▪ d. All outdoor lighting, shall be the semi-cutoff type. – **This will have to be met for any new lighting proposed**

○ **If you do not intend on providing new street lighting, please request a variance from this section a ,b, and c. Please note that any new lighting proposed on site will need to meet the other standards listed in this section which you can read through here:**

https://library.municode.com/ga/hall_county/codes/code_of_ordinances?nodeId=PTIOFCO_TIT17ZORE_CH17.420GACOOVDIGC_17.420.050NSIPRDEST

• **17.420.030. – Signs**

○ Please visit this section of code (hyperlinked). If signage is proposed that does not meet these standards, you will need to include a sign variance in your application.

Call me if you would like to talk through this before finalizing your narrative. Please have your updated narrative over to me no later than 12pm Friday 5/5/2023.

Thank you!

Katie Greenway

Principal Planner

Hall County Community Development and Infrastructure

770-531-6800 | www.hallcounty.org



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Regards,

Lloyd Martin, Sales Manager

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Have a wonderful day!