

**BACKGROUND
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The storage center was proposed containing thirteen (13) buildings constructed in five (5) phases. The buildings were proposed both climate and non-climate controlled. The buildings ranged in size from 2,325 square-feet to 13,200 square-feet.

The applicant is now proposing to amend the previously approved PCD to allow for the seasonal sale of fireworks on the site. The applicant indicates the seasonal sale of fireworks will occur two (2) times per year. The sales area is located within the Phase 5 portion of the development. Upon construction of the Phase 5 units the sale of fireworks will be discontinued.

The Planning Commission reviewed the proposed PCD request at its October 12, 2017, meeting and there were no registered objectors present. All property owners located within 200 feet of the site were notified of the public hearing. There is not an active registered neighborhood association located in the area. Please see the attached Planning Commission minute record and site plan for the applicant's specific development proposal and the staff analysis and recommendation.