



Sandy Spring Business Alliance
Promoting Smart Business Development in Sandy Spring

Historic Stabler Buildings
Sandy Spring, Maryland 20860

DATE: April 21, 2009
TO: Montgomery County Planning Board
FROM: Sandy Spring Business Alliance
PURPOSE: To amend the list of prohibited land uses in the Sandy Spring/Ashton Rural Overlay Zone
TEXT AMENDMENT: Zoning Text Amendment No. 09-01
INTRODUCED BY: Councilmember Elrich (March 17, 2009)

ALLIANCE RECOMMENDATION: APPROVAL with modifications

The Sandy Spring Business Alliance recommends approval of the proposed Zoning Text Amendment (ZTA) with modifications to:

- Continue to permit Automobile Repair and Services (23)
- Limit definition of Automobile, truck, and trailer rentals (24) to include only large retail endeavors, but allow small retail establishments (24)
- Redefine Furniture stores, carpet, or related furnishing sales or service(38) to allow small retail establishments offering items such as antiques, crafts, tapistry, and furnishings.
- Continue to permit Parking lots, automobile, for off-site uses(48) to allow parking sharing among all Sandy Spring businesses. We recommend prohibition Commercial Pay Parking
- Continue to permit Racquet ball, squash, indoor tennis courts, commercial(53) to help promote public health
- Redefine Roof top mounted antennas and related unmanned equipment building, equipment cabinets, or equipment room(56) to ensure that small systems, such as providing local wireless access, is not prevented.
- Refine definition Warehousing and storage service including: a) Industrial uses, wholly enclosed; or b) self-storage facility (62) to allow some degree of local storage.

INTRODUCTION

The Sandy Spring Business Alliance (SSBA) is a group of 75 Sandy Spring Businesses (20860 zip code only) who are committed to the development and promotion of business within the Sandy Spring Business district. It is the overall concern of this group that impediments not be put in place which would stifle commerce in the area. The group is committed in keeping with the Preservation goals of the local community and wish to grow with those goals in mind.