



U-Haul International, Inc., 2727 N. Central Ave., Phoenix, AZ 85004 (602) 263-6983 \* FAX (602) 277-5017

February 1, 2024

Urban County Planning Commission  
Division of Planning – Planning Services Section  
200 East Main Street  
Lexington, KY 40507

Re: Zoning Ordinance Text Amendment – Requested Language

As discussed, U-Haul is anxious to move forward with an application for a narrowly tailored zoning ordinance text amendment that would allow limited truck and trailer rentals in appropriate commercially zoned districts, particularly B-1 and B-6P. Below is: (i) a draft of our proposed text amendment language; (ii) proposed restrictions to ensure the text amendment only applies to a limited number of businesses; and (iii) an analysis of how permitting the use in select zoning districts is consistent with the comprehensive plan.

### **PROPOSED TEXT AMENDMENT LANGUAGE**

#### **Sec. 8-16. - Neighborhood Business (B-1) Zone.**

(b) *Principal Uses.* (Other uses substantially similar to those listed herein shall also be deemed permitted.)

49. Truck and Trailer Rental and Leasing Businesses.

### **PROPOSED RESTRICTIONS ON TRUCK AND TRAILER RENTALS**

The requirements of this division regulate the manner in which truck and trailer rental and leasing businesses are developed, to minimize the visual impacts created by these uses, and to preserve the character of surrounding residential or commercial uses.

All truck and trailer rental standards listed herein below shall apply:

1. The property shall be entirely surrounded and contiguous to properties having either a commercial or industrial zoning designation.
2. The storage area for the placement of rental trucks and associated truck rental equipment shall be set back at least 10 feet from all roadways.
3. The vehicle storage area shall be paved.



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4. All rental trucks stored on-site shall be in sound operating condition and shall possess current valid license plates and registrations.
5. Truck and trailer rentals shall not be located in vehicular traffic aisles, pedestrian sidewalks or access points to buildings.
6. No more than 10 rental trucks and trailers may be stored or displayed at any given time.

#### **CONSISTENT WITH COMP PLAN**

My team reviewed Lexington's 2045 Comp Plan. We believe our proposed text amendment is consistent with the comp plan for the following reasons:

**1a - Land Use/Growth Element.** The inclusion of truck share businesses creates additional commercial services & generates additional revenue in commercial zones.

**1b - Place Builder Element.** Truck share in B-1 & B-6P contributes to a mixed use environment where commercial and residential uses can coexist along major corridors.

**2 - Economic Element - Creating jobs and prosperity.** U-Haul trucks and trailers bring the community new residents and new businesses while ensuring a viable local economy. Our rentals helps small businesses so they can provide additional services with their business and allows commercial activities to thrive within walking distance to residential areas.

**3. Transportation Element - Improving the Desirable Community & Protecting the Environment.** Rentals substitute the necessity for owning a big truck because you can rent trucks for temporary needs. Truck share promotes efficient movement of traffic & reduces the number of vehicles on the road. It is estimated that one truck rental vehicle eliminates 19 personally owned large capacity vehicles off the roads.

Sincerely,

A handwritten signature in blue ink, appearing to read "R. Studer", is written over the "Sincerely," text.

Randal W. Studer  
Assistant General Counsel