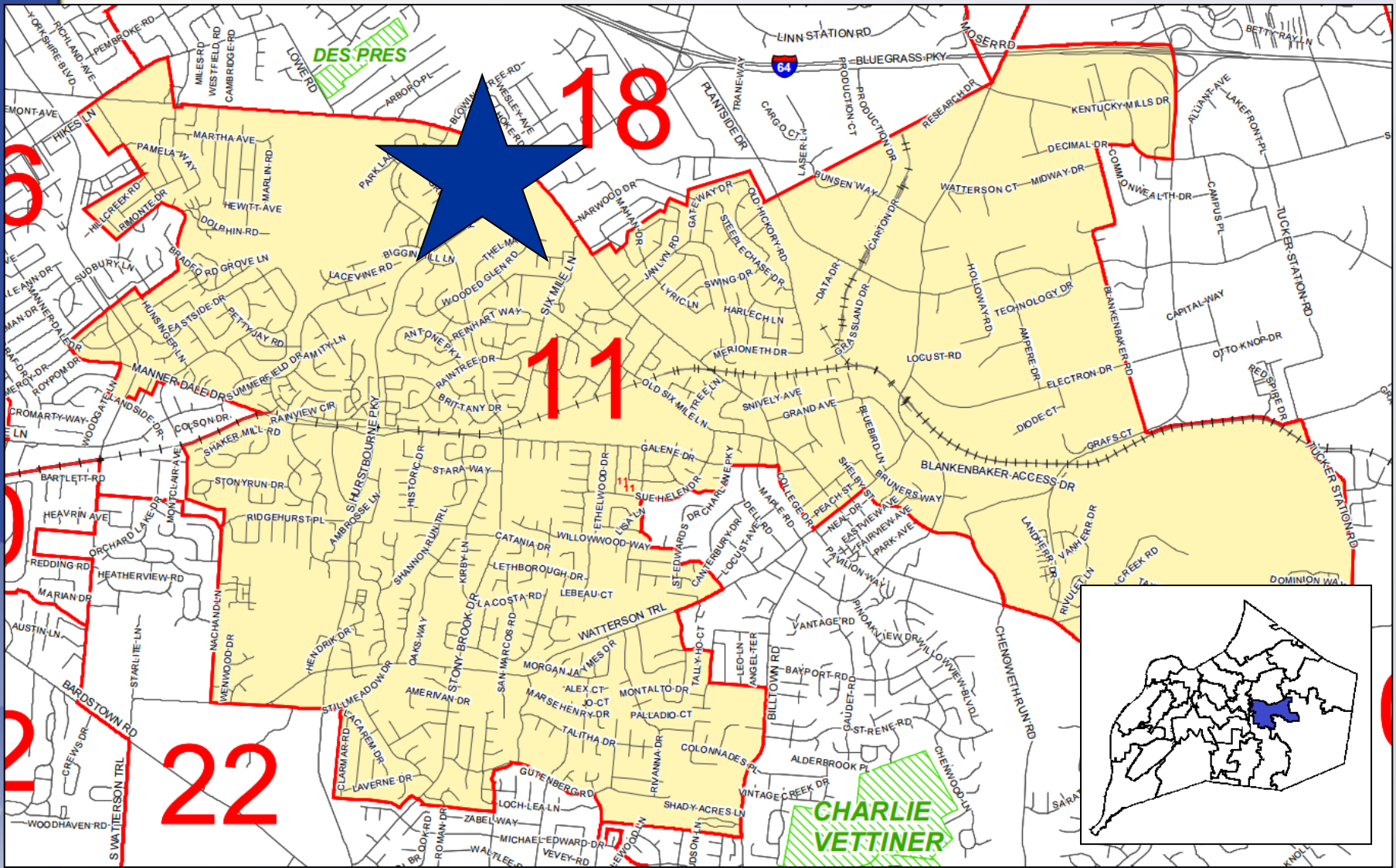


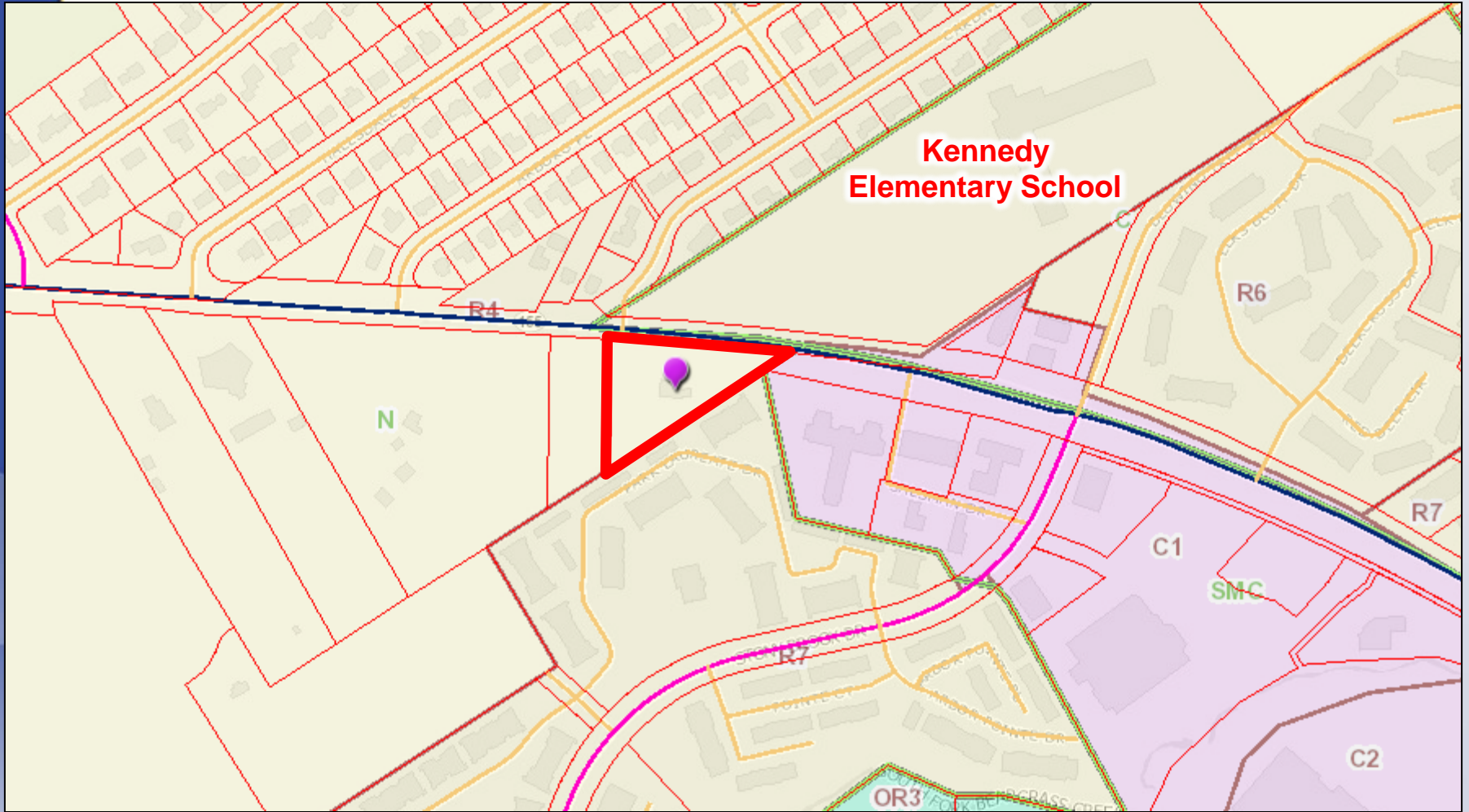
20-ZONE-0081
TAYLORSVILLE ROAD
RESTAURANT



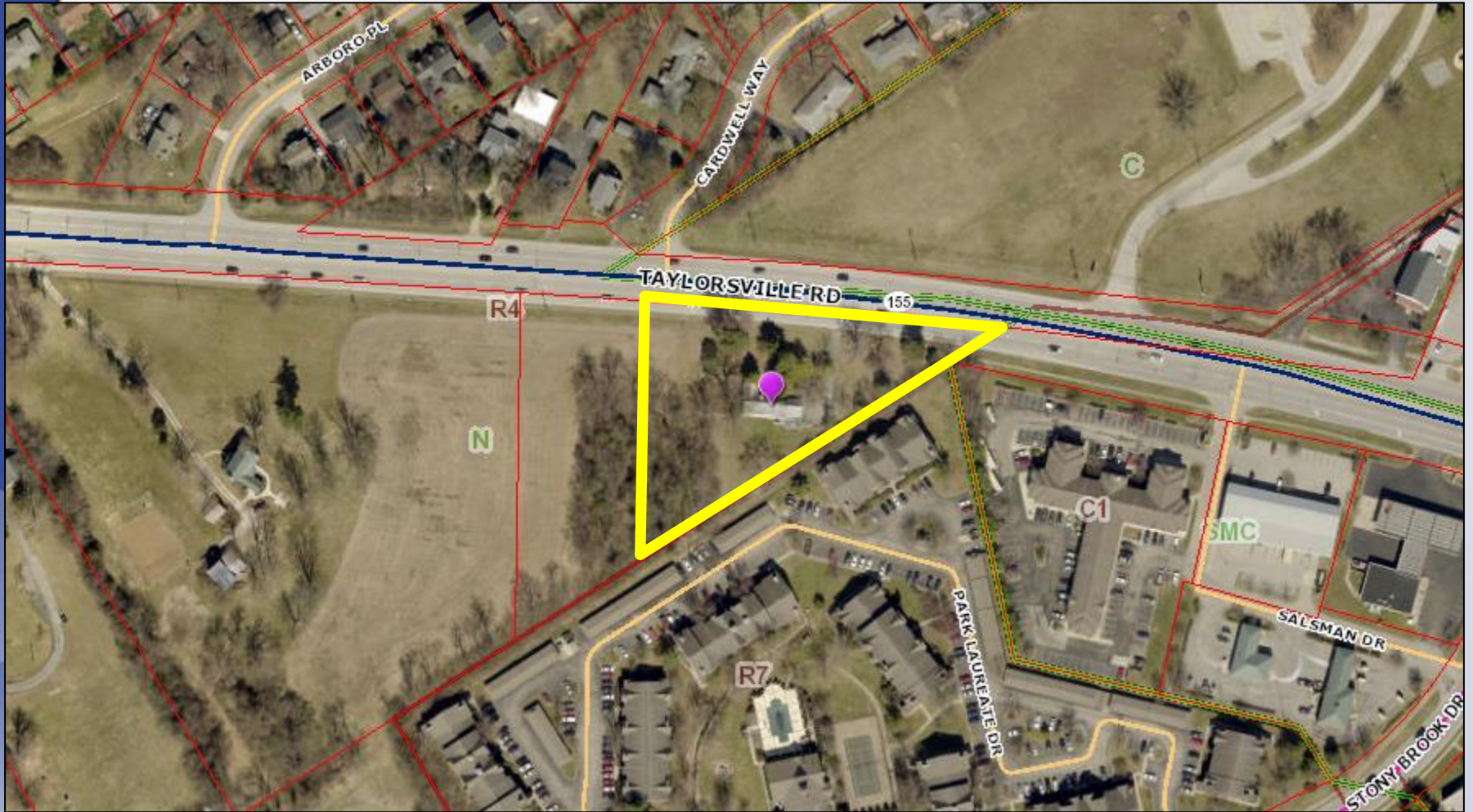
Planning & Zoning Committee
February 2, 2021



4508 Taylorsville Road
 District 11 - Kevin Kramer



Existing: R-4/N
Proposed: C-1/N



Existing: Residential
Proposed: Restaurant

Requests

- Zoning change from R-4 Single Family Residential to C-1 Commercial (0.9 acre)
- Conditional Use Permit for Outdoor Alcohol Sales in a C-1 District (LDC 4.2.41) (20-CUP-0117)
- Detailed District Development Plan with Binding Elements

Case Summary

- Currently developed with a single-family residence
- Existing structure proposed to be renovated into a restaurant
- Outdoor patio/alcohol sales added to east side of building

Site Photos-Site Context



Site Photos-Surrounding Areas

Adjacent Multi Family to the East



School
across
Taylorsville
Road



Site Photos-Surrounding Areas



Commercial to the east on Taylorsville



Public Meetings

- Neighborhood Meeting held on 8/4/2020
 - 4 people attended the meeting.
- LD&T meeting on 12/10/2020
- Planning Commission public hearing on 1/7/2021
 - No one spoke in opposition.
 - Motion to recommend approval of the change in zoning from R-4 to C-1 passed by a vote of 5-0 (four were not present, one was present but abstained).