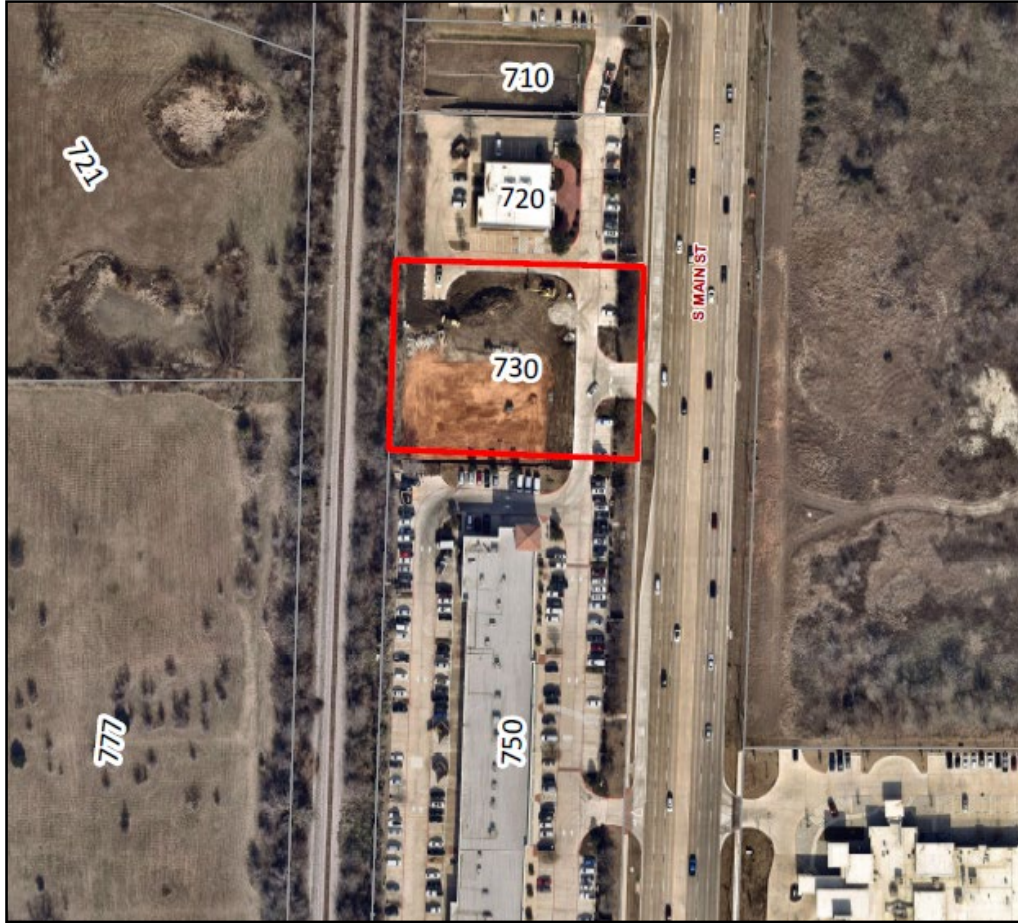


Item H-5

PUBLIC HEARING: Consider an ordinance approving an amendment to an existing Specific Use Permit (SUP) pertaining to signage for Goody Goody Liquor Store, located on the west side of South Main Street, approximately 750 feet south of the Bear Creek Parkway and South Main Street intersection, on 1.41 acres, legally described as Lot 6R, Block A of the Bear Creek Plaza Addition, zoned Commercial (C), and situated at 730 South Main Street. 730 South Main Street Partners Ltd., Owner. Goody Goody Liquor, Inc., Applicant. (SUP-22-0018)

Item H-5 Aerial Map




Zoned:
Commercial

Item H-5 Zoning Map



Item H-5

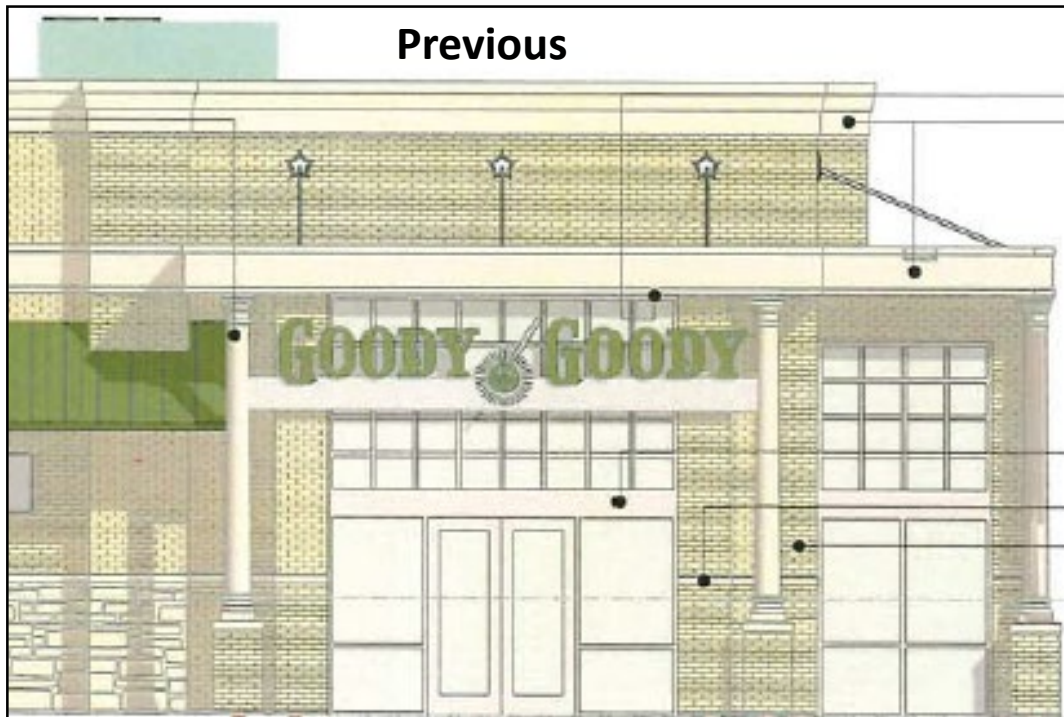
Background:

- On May 4, 2021, the City Council approved an SUP for Goody Goody Liquor store with the following conditions:
 1. The western elevation to be 100% brick
 2. The “Beer, Wine, Liquor” sign to be removed
 3. The “Goody Goody” sign is the only sign to be permitted and must be located above the doors
- On Sept. 7, 2021, the City Council approved the site plan with three variances associated with lot constraints. The three conditions for the SUP were also included in the resolution.

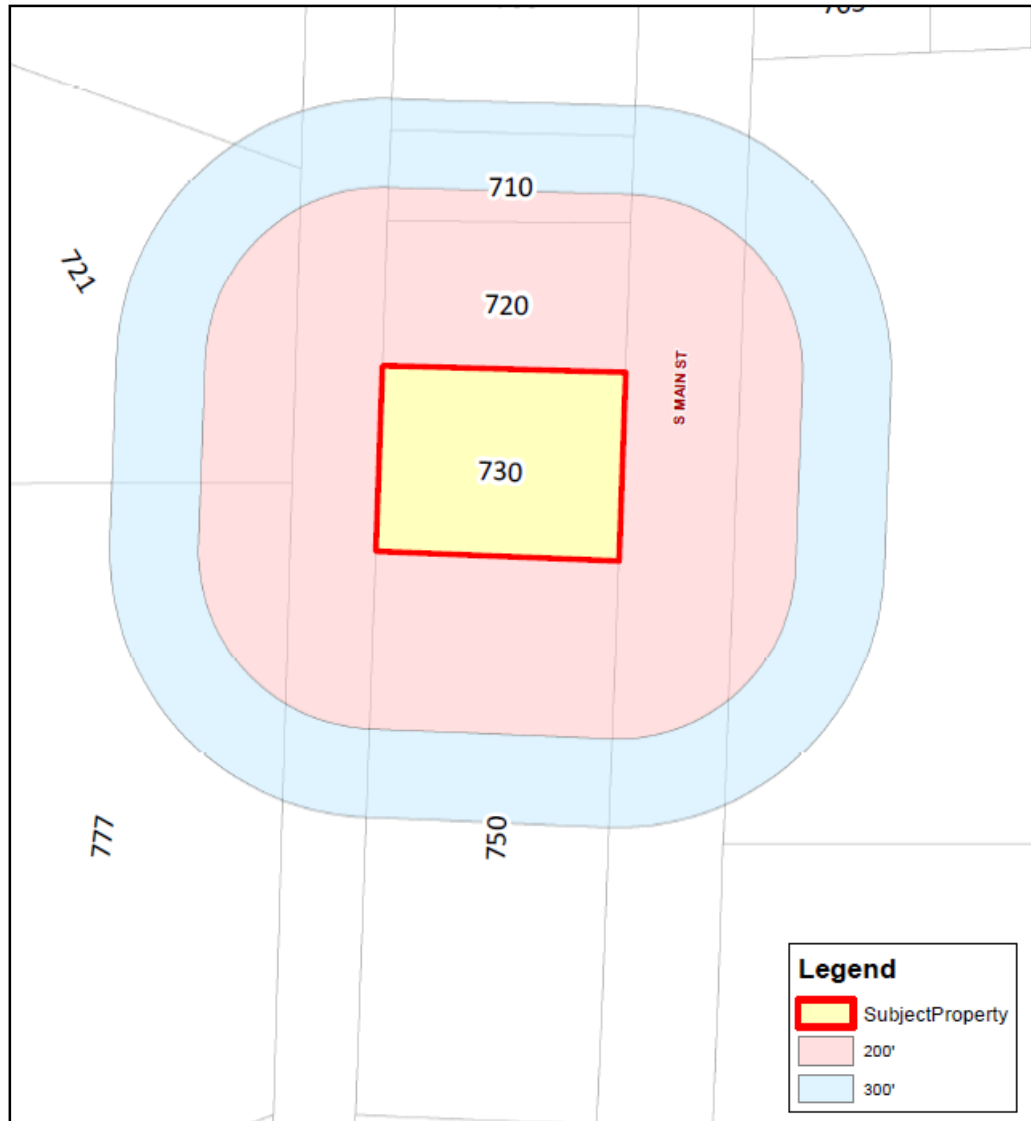
Item H-5

SUP Amendment Request:

The purpose of this item is to amend the Site Plan to show the signs located above the north and east entrances will include the corrected logo and verbiage of 'wine beer liquor.'



Item H-5



- On June 2, 2022, the City mailed 8 Letters of Notification for this public hearing to all property owners within three-hundred feet (300') of the subject site. A public hearing notice sign was also posted on the site.
- As of today, Staff has not received any responses from the public.

Item H-5

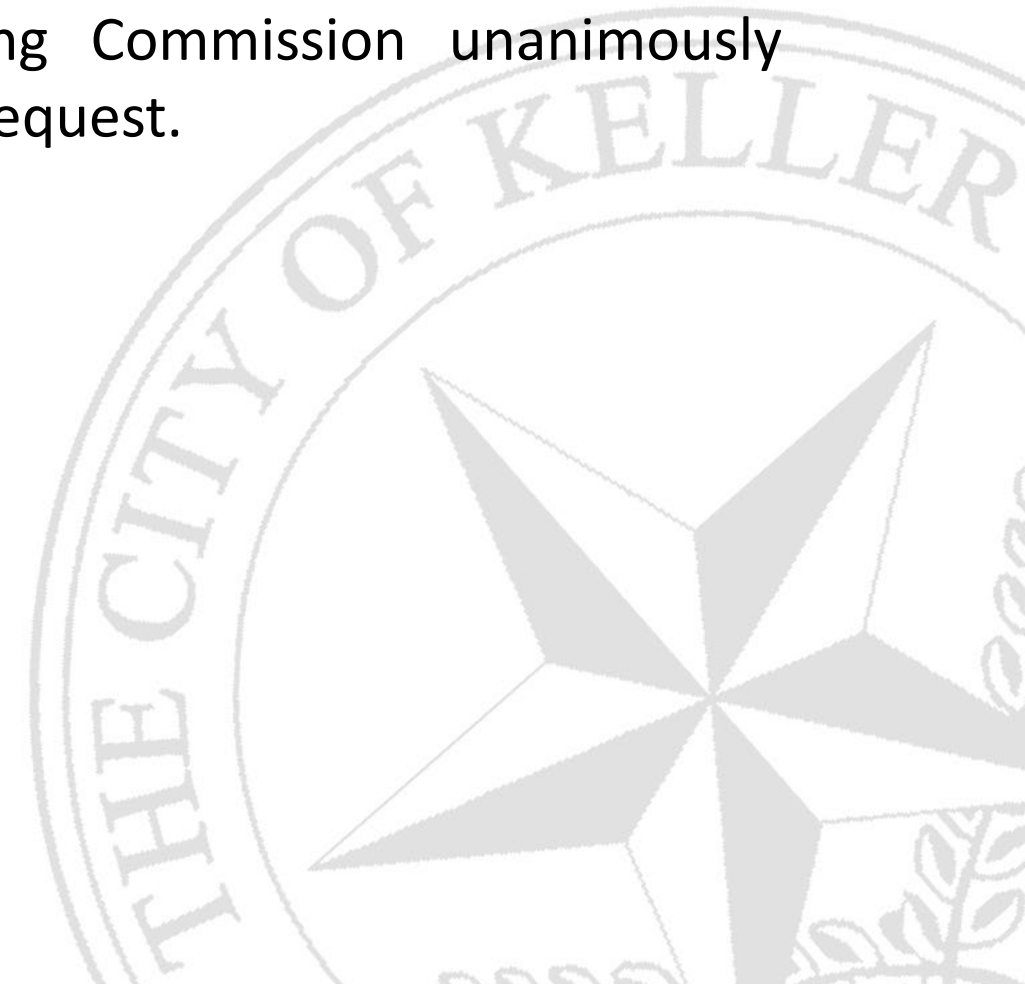
Section 8.02 (F)(2)(a) of the UDC states that when considering an amendment to an SUP, the City Council shall consider the following factors:

- 1) The use is harmonious and compatible with surrounding existing uses or proposed uses;
- 2) The activities requested by the applicant are normally associated with the permitted uses in the base district;
- 3) The nature of the use is reasonable and appropriate in the immediate area;
- 4) Any negative impact on the surrounding area has been mitigated; and
- 5) That any additional conditions specified ensure that the intent of the district purposes are being upheld.

Item H-5

Planning & Zoning Commission Recommendation:

On June 14, 2022, the Planning and Zoning Commission unanimously recommended approval of the SUP Amendment request.



Item H-5

The City Council has the following options when considering an amendment to a Specific Use Permit (SUP):

- Approve as submitted (Planning and Zoning Commission recommendation)
- Approve with modifications or additional condition(s)
- Table the agenda item to a specific date with clarification of intent and purpose
- Deny



Questions?
Julie Smith
817-743-41330