



## MEMORANDUM

**To:** Mayor and City Council

**From:** Gary L. Sieb, Director of Planning

**Date:** March 8, 2016

**Reference:** Consider approval of an ordinance for PD-178R3-C/S-1194R6, to amend the Detail Site Plan to allow a 905-square-foot addition to the existing restaurant located at 171 North Denton Tap Road, Suite 600.

**2030:** **Business Prosperity, Sense of Community**

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### Introduction:

This is a proposal to amend the current Planned Development zoning to allow for a 900-square-foot addition. The site has a substantial amount of parking in the rear where the expansion is proposed to replace a current patio area and four parking spaces. The proposed addition will be architecturally compatible with the existing retail building.

### Analysis:

On February 9, 2016, the City Council tabled approved this PD/SUP request, there are no outstanding conditions.

On January 12, 2016, the City Council tabled this request, with the public hearing left open to the February 9<sup>th</sup> meeting, at the request of the applicant.

On December 17, 2015, the Planning and Zoning Commission unanimously recommended approval of this PD/SUP request, there are no outstanding conditions.

### Legal Review:

The City Attorney reviewed this ordinance.

### Fiscal Impact:

None

### Recommendation:

The Planning Department recommends approval

### Attachments:

1. Ordinance
2. Exhibit A – Legal Description
3. Exhibit B- Site Plan/Elevations
4. Exhibit C - Floor Plan