

## Petition 2021-176 by Anita Thomas

### To Approve:

This petition is found to be **consistent** with the *South District Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends retail use.

Therefore, we find this petition to be reasonable and in the public interest, based on the information from the staff analysis and the public hearing, and because:

- The proposal demolishes the existing 2,108 square foot EDEE and allows an EDEE up to 1,500 square feet.
- Improves drive through stacking with dual lanes.
- Improves pedestrian experience along Randolph Road by installing a sidewalk connection from the public sidewalk to the building, a planting strip and sidewalk along the frontage and screening the drive through lane with a screen wall and landscaping.
- Improves transit access by installing a CATs bus shelter pad on the site frontage.
- Provides pedestrian access from the public sidewalk to the building.

### To Deny:

This petition is found to be **consistent** with the *South District Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends retail use.

However, we find this petition to not be reasonable and in the public interest based on the information from the staff analysis and the public hearing, and because:

- (To be explained by the Zoning Committee)

### Motion:

#### Approve or Deny

#### Maker:

2<sup>ND</sup>:

#### Vote:

#### Dissenting:

#### Recused: