



## Legislation Text

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File #: 21-SU-01, Version: 1

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**Conduct a public hearing and consider the request Specific Use Permit amendment to extend hours of operation for on-premise sale/consumption of alcoholic beverages, within a qualifying restaurant or facility for an approximate 6.85-acre property located at 14221 Dallas Parkway; and take appropriate action.**

### BACKGROUND:

The multi-story office complex and associated parking garage known as International Plaza, is located at the northwest corner of Dallas Parkway and International Parkway. During February of 2020, University Food Services Inc., on behalf of the property owners, applied and received approval for a Specific Use Permit (Ordinance No. 3627) to allow on-premise consumption of alcoholic beverages within the existing restaurant/cafe on level one of the office building located parallel to Dallas Parkway. The SUP ordinance has an Alcohol Awareness Program attached, as required by the Comprehensive Zoning Ordinance (CZO). The alcohol awareness program had outlined the hours of operation for alcohol sales to be 11:00 a.m. to 6:00 p.m. during regular business hours. However, the current applicant, Reagan Ozaeta, on behalf of the property owners, has requested for an SUP amendment, to extend the hours of operation at this location. The extended hours of operation will be from 10:00 a.m. to 8:00 p.m. The detailed site plan for this office complex was approved in 2000.

The subject property is located in Planned Development District No. 53 (PD-53), which allows for on-premise consumption of alcoholic beverages within a qualifying restaurant subject to approval of an SUP.

### RECOMMENDATION:

Staff recommends approval of the Specific Use Permit request.

### ACTIONS:

1. Motion to recommend approval of the Specific Use Permit.
2. Motion to recommend approval of the Specific Use Permit with the following modifications...
3. Motion to recommend denial.
4. Motion to continue discussion at the next meeting.

### ATTACHMENT(S):

1. Aerial Map
2. Location Map
3. Staff Report
4. Detailed Site Plan
5. Floor Plan
6. Alcohol Awareness Program
7. SUP Ordinance No. 3627
8. Site Photographs
9. Notification Map
10. Summary of Mailed Notices

