



Legislation Details (With Text)

File #: CPC CU 19-00129 **Version:** 1 **Name:**
Type: Planning Case **Status:** Passed
File created: 10/22/2019 **In control:** Downtown Review Board
On agenda: 11/6/2019 **Final action:** 11/6/2019
Title: A Form-Based Zone Conditional Use Development Plan for 1 S. Nevada Ave. The site is zoned FBZ-CEN (Form-Based Zone - Central Sector), is roughly 37,000 square feet in size, and is located on the northeast corner of S. Nevada Ave. and E. Colorado Ave.

Presenter:
Ryan Tefertiller, Urban Planning Manager, Planning and Community Development

Sponsors:

Indexes:

Code sections:

Attachments: 1. 1 S Nevada Comedy Club DRB Staff Report, 2. Figure 1 Comedy Club CU Devt Plan, 3. Figure 2 Comedy Club Project Statement, 4. Figure 3 Stakeholder Input_Comedy Club

Date	Ver.	Action By	Action	Result
11/6/2019	1	Downtown Review Board	approved	Pass

A Form-Based Zone Conditional Use Development Plan for 1 S. Nevada Ave. The site is zoned FBZ-CEN (Form-Based Zone - Central Sector), is roughly 37,000 square feet in size, and is located on the northeast corner of S. Nevada Ave. and E. Colorado Ave.

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Proposed Motion:

Approve the Conditional Use Development Plan based on the findings that the Conditional Use criteria found in Section 7.5.704 of the City Code will be met once the following technical modifications are addressed:

Technical modifications to the Conditional Use plan:

1. Add the file number (CPC CU 19-00129) to the bottom right-hand corner of all plan sheets.
2. Add the square footage of the proposed bar use to the plan's site data.
3. Correct the property owner information on the plan.
4. Add a note to the plan clarifying that the 10 street trees shown on the plan will be replaced prior to certificate of occupancy.