

Legislation Details (With Text)

File #: 2019-3075 **Name:**

Type: Public Hearing - Sworn **Status:** Presented

File created: 10/1/2019 **In control:** City Council - Regular Session

On agenda: 11/5/2019 **Final action:** 11/5/2019

Title: Public Hearing: Application #PL2019-233 - Preliminary Development Plan - Wendy's, 711 SE M-291 Hwy; NPC International, Inc., applicant

Sponsors: Planning and Special Projects

Indexes:

Code sections:

Attachments: 1. PC Minutes, 2. Staff Report, 3. TIA, 4. Preliminary Development Plan, 5. Location Map

Date	Ver.	Action By	Action	Result
10/10/2019	1	Planning Commission	recommended for approval	Pass

Public Hearing: Application #PL2019-233 - Preliminary Development Plan - Wendy's, 711 SE M-291 Hwy; NPC International, Inc., applicant

Issue/Request:

The applicant seeks approval of a preliminary development plan for Wendy's. The proposed project calls for the demolition of the existing 6,445 sq. ft. sit-down restaurant building and construction of a 2,504 sq. ft. drive-through restaurant Lot 5A of Polk Addition. The proposed exterior building materials consist of fiber cement panels, aluminum composite metal (ACM) panels and glass.

Proposed Planning Commission Motion:

I move to recommend APPROVAL of Appl. #PL2019-233 - PRELIMINARY DEVELOPMENT PLAN - Wendy's, 711 SE M-291 Hwy; NPC International, Inc., applicant.

Josh Johnson, AICP, Assistant Director of Plan Services
Tiffany Lehman, PE, Neikirk Engineering, LLC

Recommendation: With the conditions of approval contained in the staff report, the application meets the requirements of the UDO and Design & Construction Manual.

Committee Recommendation: On a motion by Vice Chair Funk, seconded by Mr. Sims, the Planning Commission unanimously voted on October 10, 2019, to recommend APPROVAL of Appl. #PL2019-233 - PRELIMINARY DEVELOPMENT PLAN - Wendy's, 711 SE M-291 Hwy; NPC International, Inc., applicant, subject to the conditions of approval contained in the staff report.