

# Motion Sheet for PLNPCM2020-00558 East Liberty Tap House – 850 E 900 S Conditional Use for a Bar Establishment

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## **Recommended Motion Consistent with Staff Recommendation**

### **Motion to Approve with Conditions Listed in the Staff Report**

Based on the findings and analysis in the staff report, testimony, and discussion at the public hearing, I move that the Planning Commission approve the Conditional Use application for a Bar Establishment located at approximately 850 E 900 S, as presented in petition PLNPCM2020-00558 with the Conditions of Approval listed in the staff report.

### **Conditions 1-4 also listed here for reference:**

1. *The applicant shall record a copy of the approved Security and Operations Plan with the Salt Lake City Recorder's office as required for alcohol related uses.*
2. *The Security and Operations Plan will need to be updated if changes to the nature of the business are made and the amended plan will need to be reviewed by the Police Department and Building Official and recorded with the City Recorder's Office.*
3. *The size of the outdoor patio must be limited to 450 square feet or less in order to comply with the size limits of the CB zoning district.*
4. *The applicant must ensure that the rear light that will illuminate the back doors and that the ADA ramp is shielded as much as possible from the abutting residentially owned property to prevent the lighting from being a nuisance.*

## **Alternate Motions – Not Consistent with Staff Recommendation**

### **Motion to Approve with Conditions Modified by the Planning Commission**

Based on the findings and analysis in the staff report, testimony, and discussion at the public hearing, I move that the Planning Commission approve the Conditional Use application for a Bar Establishment located at approximately 850 E 900 S, as presented in petition PLNPCM2020-00558 with the Conditions of Approval listed in the staff report with the following modifications:

(List the conditions of approval that are to be modified, added, or removed. The Commission shall make findings to support this motion based on the standards of approval for any conditions of approval that are modified, added, or removed. Standards are listed in Attachments E and F of the staff report.)

**Motion to Deny the Conditional Use**

Based on the findings and analysis in the staff report, testimony, and discussion at the public hearing, I move that the Planning Commission DENY the Conditional Use application for a Bar Establishment located at approximately 850 E 900 S, as presented in petition PLNPCM2020-00558. The proposed Conditional Use will create detrimental effects, which cannot be reasonably mitigated. Therefore, the proposed conditional use is not compliant with the following standard or standards:

(The Planning Commission shall make findings on the standards and specifically state which standard or standards are not being complied with. Please see Attachment E and F in the Staff Report for applicable standards.)