

CUP-21-13 (Otsu Japanese Cuisine)

Hold a public hearing and consider a request by Wei Min He, on behalf of Carson Diversified Land 1, LLC, for a Conditional Use Permit to allow the sale and on premise consumption of Mixed Beverages at 407 S Stagecoach Trail, Ste 101.
(J.Cleary)

Location:

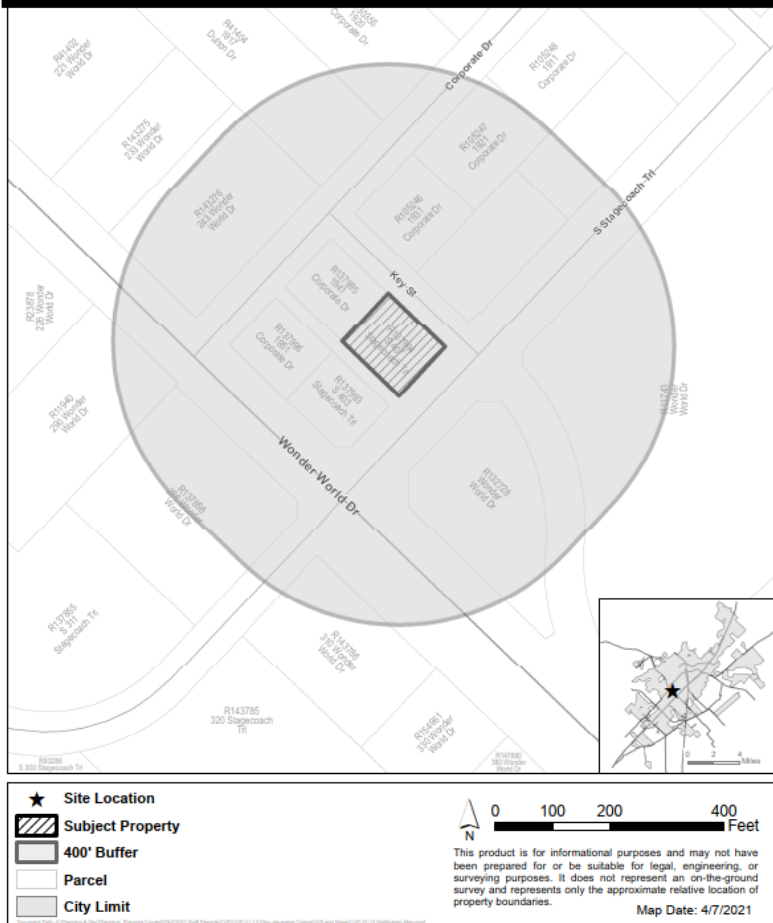
- Property located on South Stagecoach Trail, near Wonder World Drive.
- Restaurant located on the ground floor of 2 story, multi-unit commercial building.



Context & History:

- Previous Sushi restaurant (A-Tan Sushi) granted CUP in 2015 with the following conditions:
 - The permit shall be valid for one (1) year, provided standards are met, subject to the point system
 - The permit shall be effective upon the issuance of the Certificate of Occupancy;
 - The CUP shall be posted in the same area and manner as the Certificate of Occupancy.

CUP-21-13 400' Notification Buffer Otsu Japanese Cuisine — 407 S Stagecoach Trl

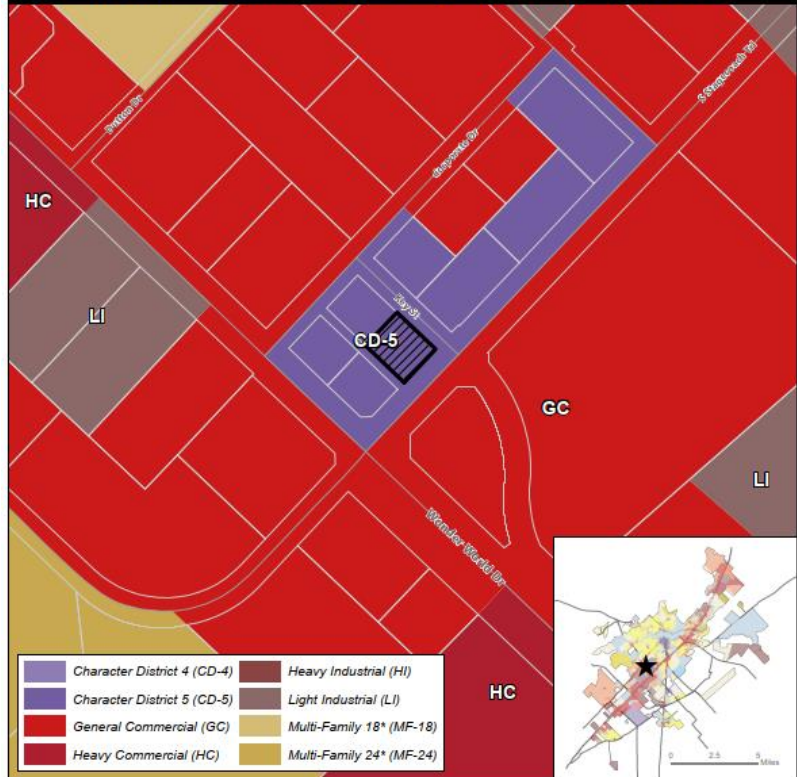


Zoning:

Character District 5 (CD-5)

“Intended to provide for a variety of residential, retail, service and commercial uses. To promote walkability and compatibility, auto oriented uses are restricted. CD-5 promotes mixed use and pedestrian oriented activity.”

CUP-21-13
Existing Zoning
Otsu Japanese Cuisine — 407 S Stagecoach Trail, Suite 101



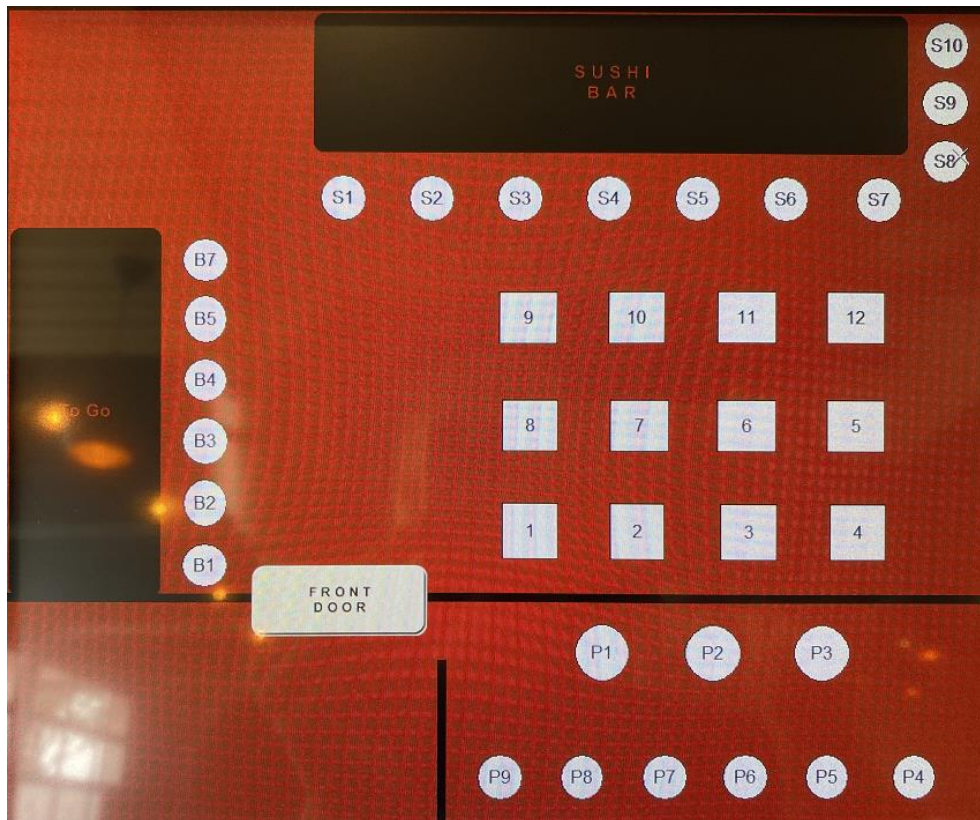
- ★ Site Location
- ▨ Subject Property
- ▭ Parcels
- ▭ City Limit



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Map Date: 4/5/2021

Plan (Indoor and Outdoor Seating)



Recommendations:

Staff provides this request to the Commission for your consideration and recommends **approval** of the Conditional Use Permit with the following conditions:

1. The permit shall be valid for one (1) year, provided standards are met; and;
2. The permit shall become effective only upon the issuance of a a Certificate of Occupancy; and
3. The permit shall be posted in the same area and manner as the Certificate of Occupancy.