

Sweetgreen and Postino Special Use Permits (1847-SUP/1848-SUP)

The logo for Addison, featuring the word "ADDISON" in a bold, blue, sans-serif font centered within a white circle. The circle is set against a blue background that is part of a larger graphic design on the right side of the slide, which includes a white diagonal line and a grey triangle in the top right corner.

ADDISON

Case 1847-SUP/1848-SUP Sweetgreen & Postino

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LOCATION:

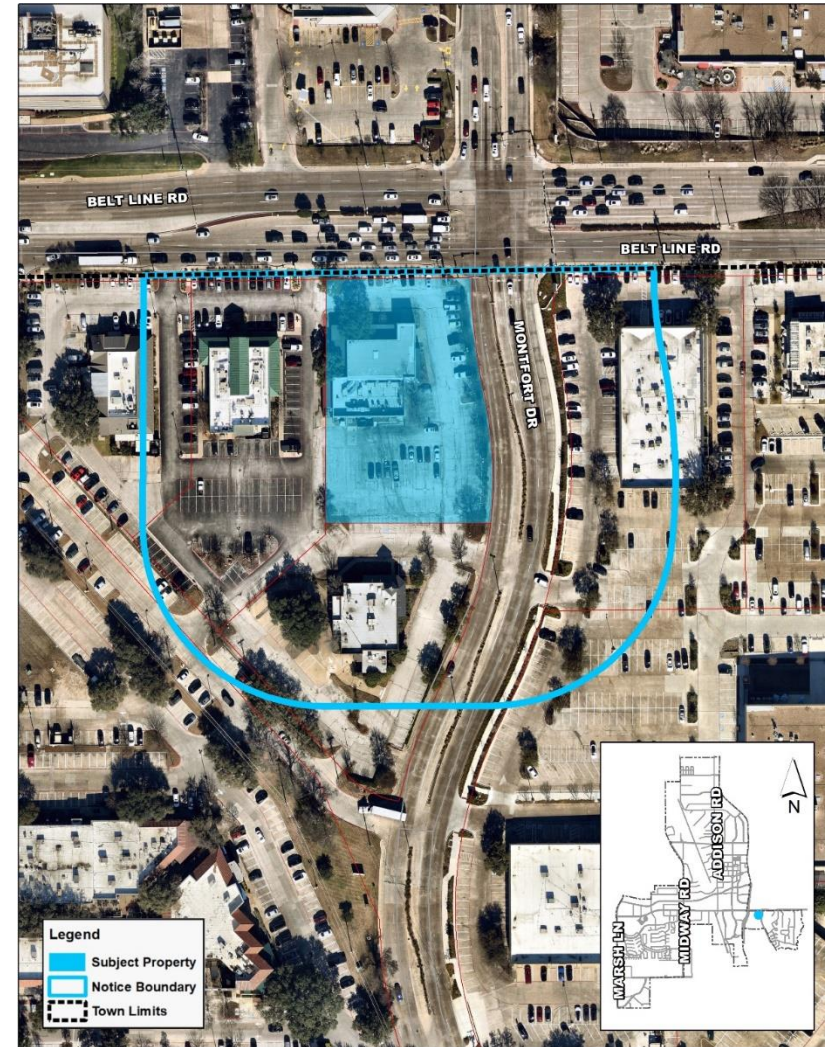
5280 Belt Line Road.

REQUEST:

Approval of a Special Use Permit for a restaurant (Sweetgreen) and approval of a Special Use Permit for a restaurant with the sale of alcoholic beverages for on-premises and off-premises consumption (Postino).

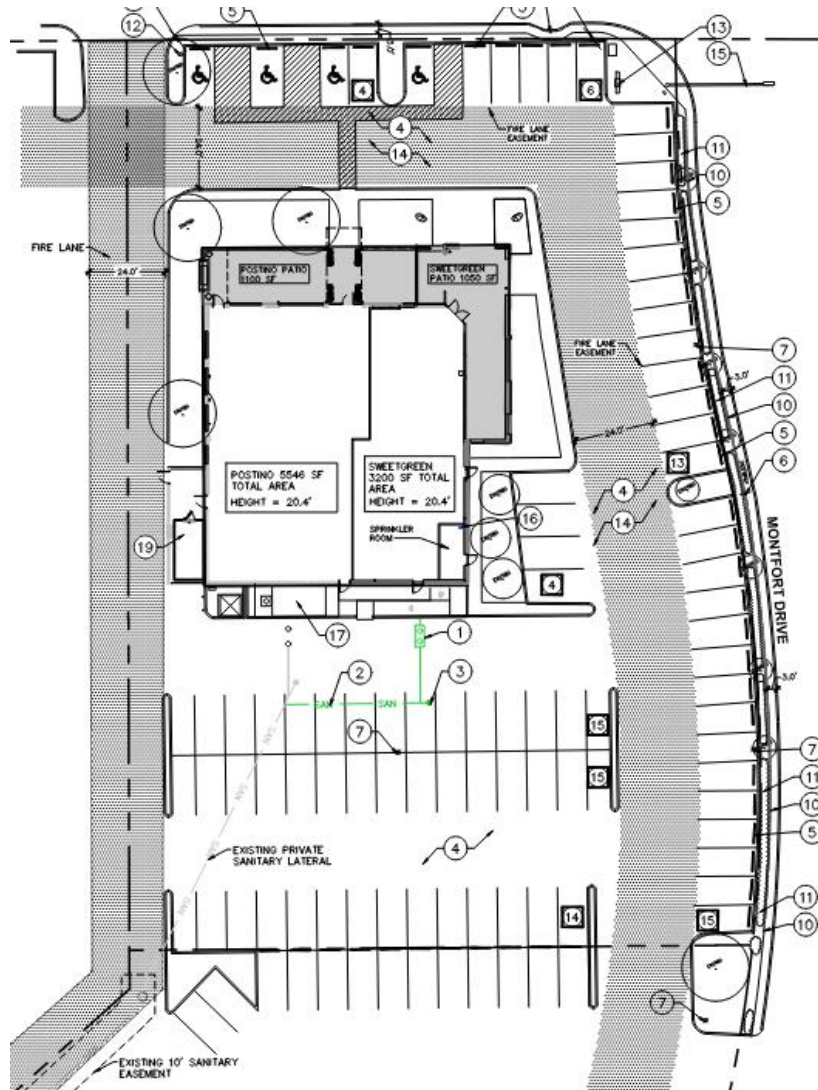
ACTION REQUIRED:

Discuss, consider, and take action on the appropriateness of the proposed restaurant uses and the sale of alcoholic beverages for on-premises and off-premises consumption, and associated site conditions at the subject property.



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PROJECT HISTORY:

1979 – developed as Don Miguel’s Restaurant, and shortly thereafter, converted to El Fenix

2016, 2018 – SUPs for Meso Maya approved

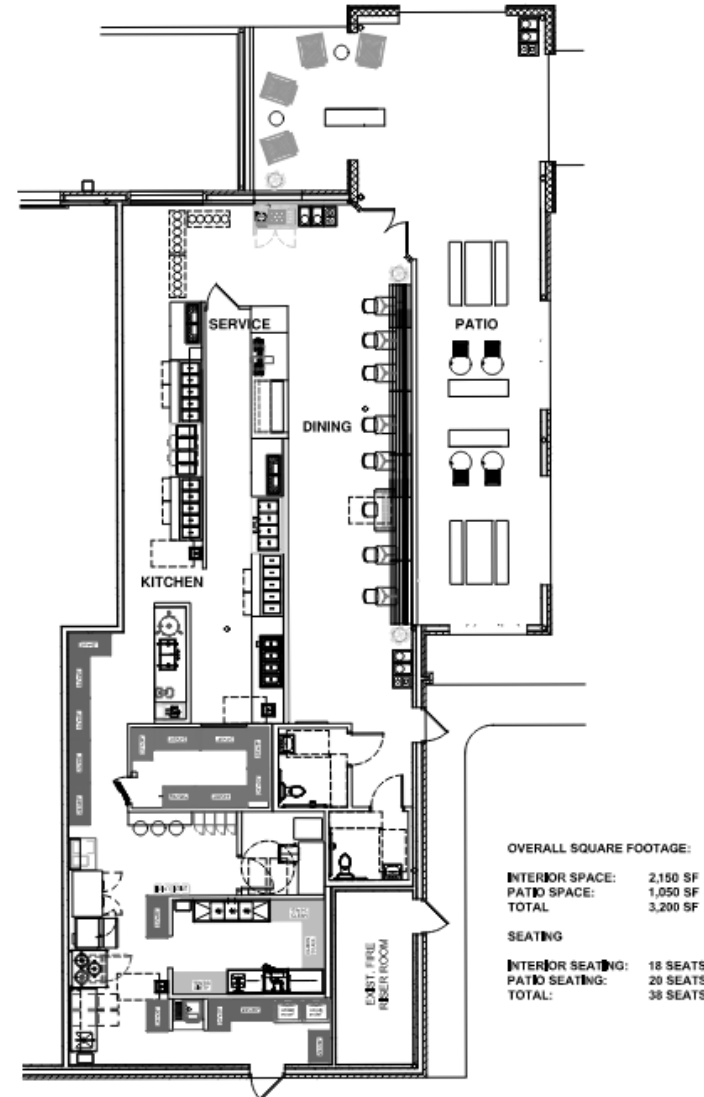
Present – Sweetgreen and Postino propose to subdivide the building space to create two distinct restaurants with patios within the existing building footprint

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SWEETGREEN RESTAURANT USE:

- 2,150 SF of interior floor area
- 1,050 SF of covered patio space
- Seating for 18 indoors, 20 on the patio
- No alcohol sales

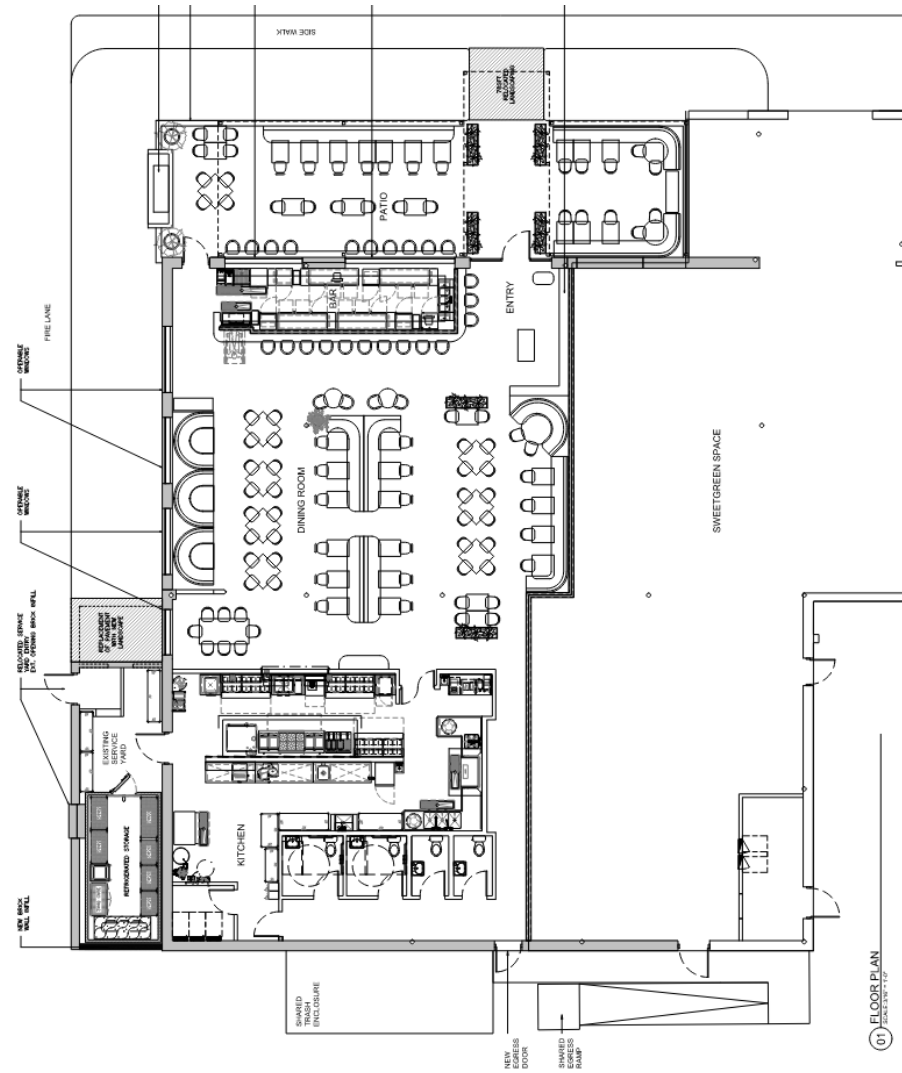


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POSTINO RESTAURANT USE:

- 4,400 SF of interior floor area
- 1,000 SF of covered/uncovered patio space
- Seating for 110 indoors, 50 on the patio
- Alcohol sales for on-premises and off-premises consumption



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PARKING:

Currently, the site provides the minimum required parking supply, but does not comply with handicapped parking requirements. Two parking spaces were removed to add one additional handicapped parking space to bring the site into better compliance.

OPEN SPACE AND LANDSCAPE:

Site does not currently comply with landscape area or buffer requirements. A small amount of landscape area was added, and parking lot and base landscape will be enhanced on site to bring the site into better compliance.



EXTERIOR APPEARANCE:

The applicant intends to modify the façade to reflect two distinct tenant spaces. The façade plan complies with Town codes.

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PUBLIC NOTICE:

Notice of public hearing was provided to property owners within 200 feet of the subject property in accordance with Town and State law.

NOTICE RECIPIENTS: 7.

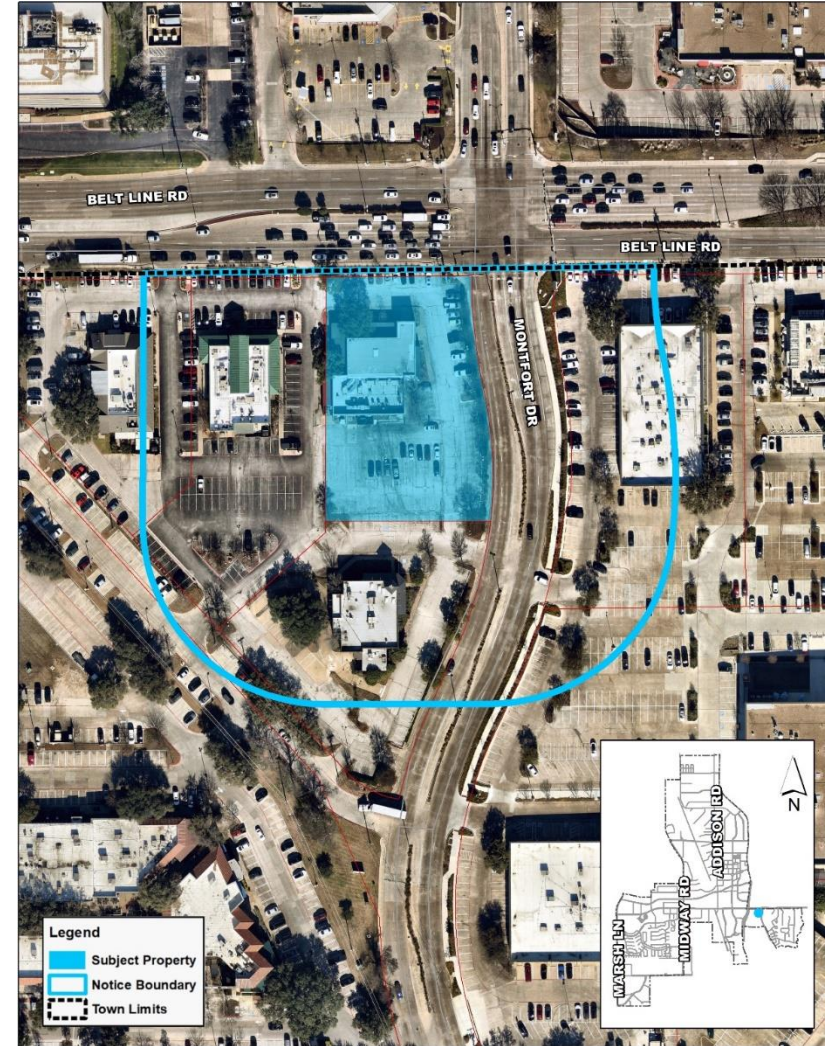
FOR: None.

AGAINST: None.

NEUTRAL: None.

PLANNING & ZONING COMMISSION ACTION

Approval: 7 – 0



RECOMMENDATION:

Staff recommends **approval of the requests, with the following conditions:**

- The applicant shall not use any terms or graphic depictions that relate to alcoholic beverages in any exterior signage
- Meso Maya SUP Ordinance O16-042 (as amended by O18-007) is repealed upon issuance of a CO for either Sweetgreen or Postino