



## ITEM REPORT UTILITIES COMMISSION

Agenda Date: 6/2/2026  
Agenda Section: Business Item

---

**Department Origination:** Public Works

---

**Agenda Item:** Recommend Planning and Zoning Commission Approve Chick-Fil-A Conditional Use Permit Amendment with the Conditions listed in the Staff Recommendation

---

**Approval Required:** Simple Majority Vote

---

### **BACKGROUND**

Chick-Fil-A submitted a Conditional Use Permit that was approved in July of 2025. They are now submitting an amendment to their CUP and have submitted a revised site plan to modify their current approval.

The layout is to address site access. They are proposing to shift the building to the north and provide a new access from the east on the south side of the building. The updated site plan relocates the trash enclosure from the northeast side of the building to the southwest side of the building.

### **FINANCIAL IMPLICATIONS**

There are no financial implications associated with the approval of the CUP.

### **STAFF RECOMMENDATIONS**

Staff recommend the Utilities Commission Recommend Planning and Zoning Commission approve the CUP with the conditions listed below:

1. Enter into a Stormwater Facilities Maintenance Agreement prior to issuing a building permit.
2. Enter into an Escrow Agreement prior to issuing a building permit.

### **COUNCIL ACTION REQUESTED**

Recommend Planning and Zoning Commission approve Chick-Fil-A Conditional Use Permit amendment with the conditions listed in the Staff Recommendation.