

Thomas Britt

From: Emily Kyriazi
Sent: Tuesday, September 10, 2024 1:55 PM
To: Chad Baker; Thomas Britt; Alexander Beyene
Subject: Re: Haymarket Chick Fil A SUP

Good Afternoon Chad,

I apologize I have not been able to give you a call to discuss as my meeting schedule has kept me tied up.

Thomas has shared with me your concerns regarding the Chick-fil-a SUP application and the Staff recommendation of denial. I am standing by my Staff's evaluation of the SUP application and the recommendation of denial. Based on the Chick-fil-a site restraints and the overall development, the Town of Haymarket Staff does not recommend the approval of the expansion. As we have worked to evaluate the plans submitted and the additional information provided we find the following factors remain;

- the current site has significant site constraints that do not allow for the improvement entirely on your property thus the need to expand to the neighboring property,
- the expansion into a neighboring property and redesign of their site creates an undue hardship on the neighboring property,
- based on the current functions of the business we do not find that the expansion is fully warranted especially in consideration of needing to modify the neighboring property and the direct impact to the immediate development,
- the proposed barriers between the properties have been a topic of discussion with the Planning Commission, they will continue that discussion tonight, however Staff is in favor of a hardscape vs the delineators.

The review of the SUP application takes into consideration the site factors, as well as many other factors to include the impact to the immediate area and overall Town. After thorough review of the application the Town Staff has made the recommendation for denial based on the reviewed elements and the special request impacts. The Staff recommendation is certainly not the final decision in this process, the Planning Commission will make their decision and recommendation for the SUP and forward it to the Town Council for a final decision.

I am happy to schedule a phone call or meeting with you to follow up and discuss. It may be of benefit to meet after tonight's Planning Commission meeting so that we can also discuss the actions from Planning Commission. I have availability to meet Thursday or Friday afternoon.

Thank you,
Emily

Emily L. Kyriazi
Town Manager and Zoning Administrator

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From: Chad Baker <chad.baker@cfacorp.com>
Sent: Monday, September 9, 2024 3:54 PM
To: Thomas Britt <tbritt@townofhaymarket.org>
Cc: Emily Kyriazi <ekyriazi@townofhaymarket.org>
Subject: Re: Haymarket Chick Fil A SUP

You don't often get email from chad.baker@cfacorp.com. [Learn why this is important](#)

Thomas,

Thank you for following up and for taking my call this afternoon. I look forward to hearing from Emily before the meeting tomorrow night. If it all possible, this afternoon or tomorrow morning works better for my schedule.

Chad Baker
Chick-fil-A, Inc.
(404) 309-6301

On Sep 5, 2024, at 2:16 PM, Thomas Britt <tbritt@townofhaymarket.org> wrote:

Good afternoon Chad,

Thank you for calling me earlier to discuss the staff recommendation for SUP application for the Haymarket Chick Fil A.

I've discussed with Emily, our Town Manager/Zoning Administrator, the concerns you brought up to me on the phone about the justification for recommending denial of the application. I also mentioned to Emily that you would like to speak with her on the phone regarding staff's recommendation on the SUP application. Emily will be out of office tomorrow; if she doesn't call you back today, she will be in touch with you as soon as she can to discuss this application further.

Thank you,

Thomas Britt
Town Planner
Town of Haymarket
15000 Washington Street, Suite 100