

Started: 5:40 p.m.

Ended: 5:42 p.m.

Item #1.4

Conditional Use Permit:

**To Place a Mobile Food Truck –
Las Vegas Antojitos
1705 W. Griffin Parkway
Lot 2, Barrera Estates & Lot 74,
Las Misiones Subdivision
C-3
Baldomero Sepulveda**

Ms. De Luna went over the write-up stating the subject site was located at the SW corner of Kirk Ave. and W. Griffin Parkway (FM 495). The subject site currently has an existing drive-thru convenience store and would like to place a Mobile Food Truck to offer Mexican inspired candies, snacks, air fried wings, burgers and hot dogs. The building measures 40' x 45' for a total of 1,800. Access to the site is provided off of Griffin Parkway through an existing 16' asphalt driveway and existing through a 15' driveway along Kirk Ave.

- **Days / Hours of operation:** Monday – Saturday from 11:00 a.m. to 12:00 a.m.
- **Staff:** The store owner and 1 employee will man this operation.
- **Parking:** Based on the size of the building, there will be a total of 8 parking spaces required for the drive-thru convenience store and 3 parking spaces that will be required for the mobile food trailer for a total of 11 parking spaces. It is noted that there is a 10' driveway along the east side of the building for exiting purposes. Directional signage will need to be installed in the entrance and exit of the property. As well as a speed hump along the driveway on the east side of the building.
- **Landscaping:** 1-3" caliper tree will be required along the frontage of the property. Lighting will be required.

REVIEW COMMENTS: The parking lot will need to be resurface and restripe in order to meet code, install the speed hump along the east driveway. Landscaping and lighting will need to be installed.

RECOMMENDATION: If applicant is receptive to comply with all the requirements, staff recommends approval subject to: 1) 1-year re-evaluation to assess this new operation, 2) compliance with Building, Fire, Parking, Landscaping and Sign Codes, 3) CUP not transferable to others, and 4) obtain a business license.

Chairwoman Izaguirre asked if there was any input in favor or against the request.

There was none

Chairwoman Izaguirre asked the board if they had questions.

There being no discussion, Chairwoman Izaguirre entertained a motion. Mr. Arcaute moved to approve the request as per staff recommendation. Mrs. Austin seconded the motion. Upon a vote, the motion passed unanimously.