

# LIBERTY CITY CONVENIENCE

1940 Mills B Lane Unit F

<input type="checkbox"/>	Applicant: Romin Patel	<input checked="" type="checkbox"/>	New	<input type="checkbox"/>	Add-On
<input checked="" type="checkbox"/>	Beer	<input checked="" type="checkbox"/>	Wine	<input type="checkbox"/>	Liquor

## Proposed License Classification

**Class E – Retail Dealer (Off-Premise Consumption)**

## Proposed Zoning Use

**Convenience store with Fuel/gas station with Ancillary retail dealer (off-premise consumption of alcohol)**

## TASK

## RESPONSIBLE PARTY

<input checked="" type="checkbox"/>	Applicant Interview – Classification Overview	Date: <b>02-16-22</b>
<input checked="" type="checkbox"/>	Previous License Review	Notes: No previous licenses held by applicant
<input checked="" type="checkbox"/>	Health Dept/Dept of Ag Coordination (If Needed)	Notes: Compliance

<input checked="" type="checkbox"/>	Advertised in Newspaper	Date: <b>04-15-22</b>
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X	In Compliance		Not In Compliance
X	Measurements Taken	Date: March 29, 2022	
X	Sign Posted	Date: March 29, 2022	

<input checked="" type="checkbox"/>	Background Check Completed	Date: <b>02-21-22</b>
<input checked="" type="checkbox"/>	Public Safety Plan Reviewed	Date: <b>03-30-22</b>

<input checked="" type="checkbox"/>	Email Notification	Date: <b>2.22.2022</b>	Notes: Sent email to Mr. Bryant (NA President). No Response. KO
<input checked="" type="checkbox"/>	Phone Contact	Date: <b>2.28.2022</b>	Notes: Spoke with Mr. Bryant (NA President). He will invite store owner to 3.7.2022 NA Meeting .KO
<input type="checkbox"/>	Visit	Date:	Notes:
<input checked="" type="checkbox"/>	Meeting Held (If Requested by Association)	Date: <b>4.04.2022</b>  4.13.2022	Notes: President and Business Owner received Good Neighbor Agreement Form. KO President said verbally that they are okay with the business having an alcohol license. Neighborhood met with Business owner, and they are waiting on signed Good Neighbor agreement form. KO

<input checked="" type="checkbox"/>	Inspection Conducted	Date: <b>02-25-22</b>
<input checked="" type="checkbox"/>	Compliant	Notes: No violation
<input type="checkbox"/>		Non-Compliant

<input checked="" type="checkbox"/>	Completed	Date: <b>03/04/2022</b>
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Proposed Use,- Convenience store with Fuel/gas station with Ancillary retail dealer (off-premise consumption of	<input type="checkbox"/>	Permitted by Right	<b>Notes:</b> 1. <b>Is Permitted as a Limited Use with Standards:</b> The principal use classifications, <i>Convenience store with Fuel/gas station</i> , as defined in Article 13 of the zoning ordinance, are permitted as limited uses with standards per Article 5 Sec. 5.4 and Article 8 Sec. 8.4.14. The development standards are met because the
	<input type="checkbox"/>	Requires Special Use Approval or Variance	
	<input checked="" type="checkbox"/>	Permitted as a Non-Conforming Use	
	<input checked="" type="checkbox"/>	Permitted with Conditions	

alcohol) within the current Community Business (B-C) zoning district	Not Permitted	<p>parcel is a pre-existing use under the previous zoning ordinance.</p> <ol style="list-style-type: none"> <li>2. <u>Is Permitted as a Nonconforming Use</u>: The property is within the boundaries of an Alcohol Density Overlay District. The accessory use classification <i>Ancillary retail dealer (off-premise consumption of alcohol)</i> in association with the principal use classification <i>Convenience store</i> is permitted as a nonconforming use, because the business has maintained a valid business tax certificate and alcoholic beverage license since 2014.</li> <li>3. Is an Existing use/occupancy, but new ownership, management or request.</li> <li>4. Has a Business Location Approval which was issued February 7, 2022, for the <i>Convenience Store / Fuel /Gas Station</i> principal use classifications under File No. 21-006911-BA.</li> </ol>
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