# CHU'S 1336 WEST BAY STREET

	Applicant: Dipesh Patel	Х	New	Add-On
X	Beer	Х	Wine	Liquor

# Proposed License Classification CLASS E — RETAIL DEALER (OFF PREMISES CONSUMPTION)

## Proposed Zoning Use

## 1336 W Bay St (PIN 20020 12007):

Proposed Use, Food-Oriented Retail with Ancillary retail dealer (off-premises consumption of alcohol) within the current B-C (Community Business) Zoning District.

#### TASK

#### RESPONSIBLE PARTY

Init	tial Review	Revenue Department
Х	Applicant Interview – Classification Overview	Date: 11/05/2025
Х	Previous License Review	Notes: No additional licenses held by applicant
Х	Alcohol Review Committee	Date: 11/05/2025 Compliant: Yes
Х	Health Dept/Dept of Ag Coordination (If needed)	Notes: Compliant

Public Hearing (Scheduled for)	Clerk of Council		
X Advertised in Newspaper	Date: 12/03/2025		

Measurement Report		SPD ABC Unit
X	In Compliance	Not In Compliance
Х	Measurements Taken	Date: 11/19/2025
Х	Sign Posted	Date: 11/19/2025

Public Safety Review		SPD ABC Unit
Х	Background Check Completed	Date: 11/19/2025
X	Public Safety Plan Reviewed	Date: 11/19/2025

Neighborhood Notification		Human Services Department		
x	Email Notification	Date: 11/6/2025 President Lucille Jackson 11/17/2025		
	Phone Contact	Date:	Notes:	
	Visit	Date:	Notes:	
	Meeting Held (If Requested by Association)	Date:	Notes:	

Code Enforcement Site Review		Code Compliance Department	
х	Inspection Conducted	Date: 10/29/2025 Notes No violations	
Х	Compliant	Non-Compliant	

Density Map	Development Service		
X Completed	Date: 11/17/2025		

Zoning Review		Planning and Urban Design Department	
Proposed Use, Food-Oriented	X Is Permitted by Right Is permitted as a Limited Use with Conditions	Notes:	

<i>Retail</i> with		Requires Special Use Approval	1.	Permitted by Right: The principal use classifications, Food
Ancillary retail		or Variance		Oriented Retail, is permitted by right in said zoning district
dealer (off-	Х	Permitted as a Non-	2.	Is in the AD-1 District (West Bay St Area) - pre-existing
premises		Conforming Use		non-conforming: The Alcohol License has not expired for
consumption of		Not Permitted		more than a year and is current. Therefore, the accessory
alcohol) within				use classification Ancillary retail dealer (off-premises
the current B-C				consumption) may be re-established and considered a pre-
(Community				existing, non-conforming use based on 7.14.4.c.
			3.	Permitted as a Pre-existing, Non-conforming Use. See
Business) Zoning	- 1			above.
District.			4.	The parking requirement has been met as Pre-existing/
				exempt.
			5.	Is an Existing use/occupancy, but new ownership, management or request.
	- 1		6.	Business Location Approval (BLA) Application for Food-
				Oriented Retail was recently Approved on November 20,
				2025 (File No. 25-005308-BA).