

**Unique Food and Pharmacy  
634 Martin Luther King Jr Blvd**

	Applicant: Jay Piyushkumar Patel	x	New		Add-On
X	Beer	X	Wine		Liquor

Proposed License Classification
<b>CLASS E –ANCILLARY RETAIL PACKAGE</b>

Proposed Zoning Use
<b>634 Martin Luther King Blvd (PIN 20045 24005): Proposed Use, Food-Oriented Retail with Ancillary retail dealer (off-premises consumption of alcohol), is within the current Downtown Commercial (D-C) zoning district.</b>

TASK	RESPONSIBLE PARTY
<b>Initial Review</b>	<b>Revenue Department</b>
X Applicant Interview – Classification Overview	Date: 04/14/2026
Previous License Review	Notes:
X Alcohol Review Committee	Date: 04/14/2026 Compliant: Yes
Health Dept/Dept of Ag Coordination (If needed)	Notes:

<b>Public Hearing (Scheduled for)</b>	<b>Clerk of Council</b>
x Advertised in Newspaper	Date: 5/11/2026

<b>Measurement Report</b>	<b>SPD ABC Unit</b>
X In Compliance	Not In Compliance
X Measurements Taken	Date: 05/05/2026
X Sign Posted	Date: 05/12/2026

<b>Public Safety Review</b>	<b>SPD ABC Unit</b>
X Background Check Completed	Date: 05/05/2026
X Public Safety Plan Reviewed	Date: 04/21/2026

<b>Neighborhood Notification</b>	<b>Human Services Department</b>	
x Email Notification	Date: 4/30/2026	Notes: Email notification was sent to Downtown Neighborhood Association President, Paul Cobet
Phone Contact	Date:	Notes:
Visit	Date:	Notes:
Meeting Held (If Requested by Association)	Date:	Notes:

<b>Code Enforcement Site Review</b>	<b>Code Compliance Department</b>	
X Inspection Conducted	Date: 05/04/2026	Notes: Address needs to be posted to the property and graffiti removed from power panel
Compliant	X	Non-Compliant

<b>Density Map</b>	<b>Development Service</b>
X Completed	Date: 4/30/26

Zoning Review		Planning and Urban Design Department
<b>Proposed Use, Food-Oriented Retail with Ancillary retail dealer (off-premises consumption of alcohol), is within the current Downtown Commercial (D-C) zoning district.</b>	<b>X</b>	<b>Is Permitted by Right</b>
		Is permitted as Limited Use with Conditions
		Requires Special Use Approval or Variance
		Permitted as a Non-Conforming Use
		Not Permitted
		<b>Notes:</b> <ol style="list-style-type: none"> <li>1. <b>Permitted by Right:</b> The principal use classifications, <i>Food-Oriented Retail &amp; Pharmacy</i> is permitted by right in said district. <i>Ancillary retail dealer (off-premises consumption of alcohol)</i> is allowed in the said zoning district. The parcel is not within the boundaries of an Alcohol Density Overlay District.</li> <li>2. The parking is pre-existing &amp; met.</li> <li>3. Is an Existing use/occupancy, but new ownership, management, or request.</li> <li>4. Applicant obtained a Business Location Approval for Pharmacy on under BLA #26-000750-BA on 3/4/26 &amp; a 2<sup>nd</sup> BLA for Food Oriented Retail under BLA #26-001580-BA on 3/27/26.</li> </ol>