



Rochester Hills

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Master

File Number: 2008-0086

File ID: 2008-0086

Type: Permit

Status: To Council

Version: 2

Reference: 2008-0086

Controlling Body: City Council
Regular Meeting

File Created Date : 02/27/2008

File Name: Pei Wei Asian Diner Outdoor Seating

Final Action:

Title label: Request for Conditional Land Use Approval - Pei Wei Asian Diner Outdoor Seating, located at the Boulevard Shoppes on Walton Blvd., east of Livernois, zoned B-2, General Business, Pei Wei Asian Diner, applicant.

Notes: Pei Wei Asian Diner
c/o Matt Clark
2916 Agave Loop
Round Rock, TX 78681
(512) 255-0320
(815) 425-8762 fax
matt@clarkcd.com

Sponsors:

Enactment Date:

Attachments: Agenda Summary.pdf ,Plans.pdf ,Map.pdf ,Staff Report.pdf ,Fire Dept Memo.pdf

Enactment Number:

Contact: M. Gentry PLA 656-4660

Hearing Date:

Drafter:

Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Planning Commission	03/18/2008	Recommended for Approval	City Council Regular Meeting			Pass

Text of Legislative File 2008-0086

Title

Request for Conditional Land Use Approval - Pei Wei Asian Diner Outdoor Seating, located at the Boulevard Shoppes on Walton Blvd., east of Livernois, zoned B-2, General Business, Pei Wei Asian Diner, applicant.

Body

Resolved, that the Rochester Hills City Council hereby approves the Conditional Land Use for Pei Wei Asian Diner, City File No. 77-505.2, for outdoor sales and service of food and beverages located on Walton Blvd. in the Boulevard Shoppes, based on the site plan dated received by the Planning Department on February 8, 2008 with the following findings and

subject to the following conditions:

Findings:

1. The subject site will be internal between two buildings, and does not appear that it will be detrimental, hazardous, or disturbing to existing or future neighboring uses, persons, property or the public welfare.
2. The existing development does promote the intent and purpose of this chapter.
3. The subject site has been designed, constructed, operated, maintained and managed so as to be compatible, harmonious and appropriate in appearance with the existing or planned character of the general vicinity, adjacent uses of land, the natural environment, the capacity of public services and facilities affected by the land use, and the community as a whole.
4. The subject site is served adequately by essential public facilities and services, such as highways, streets, police and fire protection, drainageways, refuse disposal, or that the persons or agencies responsible for the establishment of the land use or activity shall be able to provide adequately any such service.
5. The subject site does not create additional requirements at public cost for public facilities and services that will be detrimental to the economic welfare of the community.

Conditions:

1. All tables and chairs must be of a non-combustible material; no umbrellas are to be used in the area, and signage shall be placed, indicating that combustibles are not to be stored in the outdoor seating area, per Building Department memo of February 20, 2008.
2. Dates of operation for outdoor seating will be from April 15th until October 31st.