

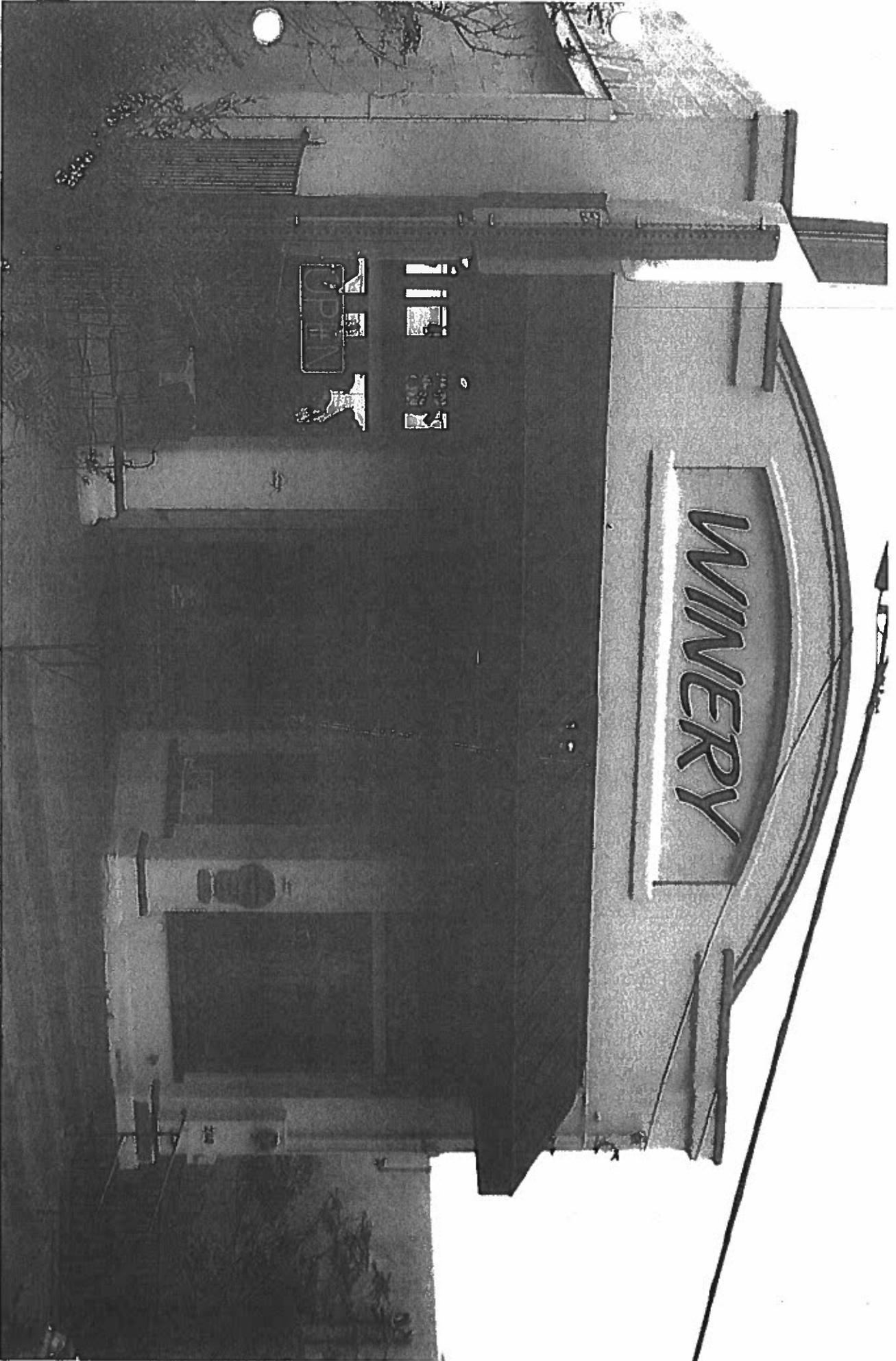


# Town of Jerome

Post Office Box 335, Jerome, Arizona 86331

(928) 634-7943 Fax (928)634-0715 ~~jerome@jerome.az.gov~~ jerome@jerome.az.gov

Applicant	For Office Use Only
<b>Project Name:</b> Cellar 433	<b>Type of Application:</b> Conditional Use Permit
<b>Project Address:</b> 240 HULL AVE JEROME, AZ 86331	<b>Fee (\$100):</b> PD check # 2177 <b>Receipt#:</b> P & Z
<b>Assessor's Tax Parcel Number(s):</b> 401-06-054	<b>Current Zone:</b> <b>Date Applied:</b> 6/22/18 <b>Taken By:</b> JS <b>Parking Req's:</b> <b>Parking Req's Met:</b> Y N <b>Final Action:</b> A D
<b>Property Owner:</b> MARGE GRAZIANO <b>Mailing Address:</b> 7235 E HAMPTON AVE #110	<b>Applicant/Agent:</b> Brigid McLoughlin <b>Mailing Address:</b> PO Box 1027
<b>City:</b> MESA	<b>City:</b> JEROME
<b>State:</b> AZ	<b>State:</b> AZ
<b>Zip Code:</b> 86209	<b>Zip Code:</b> 86331
<b>Phone:</b> 480 988 5206	<b>Phone:</b> 928 457 4078
<b>Fax:</b> 480 988 5200	<b>Fax:</b>
<b>Email:</b> info@cellar433.com	<b>Email:</b> info@cellar433.com
<b>Request (state the proposed usage requiring this permit and any other information pertinent to the consideration of granting of this permit):</b> SERVICE OF FOOD & BEVERAGE ITEMS outside of contained walls	
<i>I hereby certify that the information submitted on this application is complete and accurate to the best of my knowledge and that I am the owner or authorized agent of the same as stated in the attached documentation.</i>	
<b>Signature:</b> 	
<b>Print Name:</b> Brigid McLoughlin	
<b>Date:</b> 05 15 18	





**TOWN OF JEROME, ARIZONA**  
 POST OFFICE BOX 335, JEROME, ARIZONA 86331  
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 zoning@tojaz.us

Founded 1876

Incorporated 1899

**MEETING OF THE TOWN OF JEROME  
 PLANNING AND ZONING COMMISSION  
 DATE: Wednesday, December 3, 2008 TIME: 7:00 P.M.  
 PLACE: JEROME CIVIC CENTER, 600 CLARK STREET**

**DRAFT MINUTES**

**ITEM 1: CALL TO ORDER/ROLL CALL**

Chair, Lance Schall called the meeting to order at 7:04 pm.

Commissioners Present: Kelley Foy, Hanna Flagg, Lance Schall, Margie Hardie, Louis Galluzzi. Absent: none.

Staff Present: Annie Kelly, Interim Zoning Administrator, Jeri Dustir, Interim Town Manager, Peggy Tovrea, Acting P&Z Clerk.

Applicants & Audience Present: Jack & Denise Guth, John McLoughlin, Marge Graziano, Mike Parry.

**ITEM 2: APPROVAL OF MINUTES: November 5, 2008 and November 13, 2008 Minutes**

**Lance Schall moved to approve as received the November 5, 2008 and the November 13, 2008 minutes of the Planning and Zoning Commission. Margie Hardie seconded the motion. The motion passed unanimously.**

**ITEM 3: PETITIONS FROM THE PUBLIC** – Please complete a request form with your name and subject and submit to the Chair. When recognized by the Chair, please come to the microphone, please state your name and observe the three-minute time limit per speaker.

**There were no petitions from the public.**

**ITEM 4: ZONING ADMINISTRATOR'S REPORT** – Zoning Administrator will read the Zoning Administrator's report. This report will be pertinent to all the applicants or agenda items.

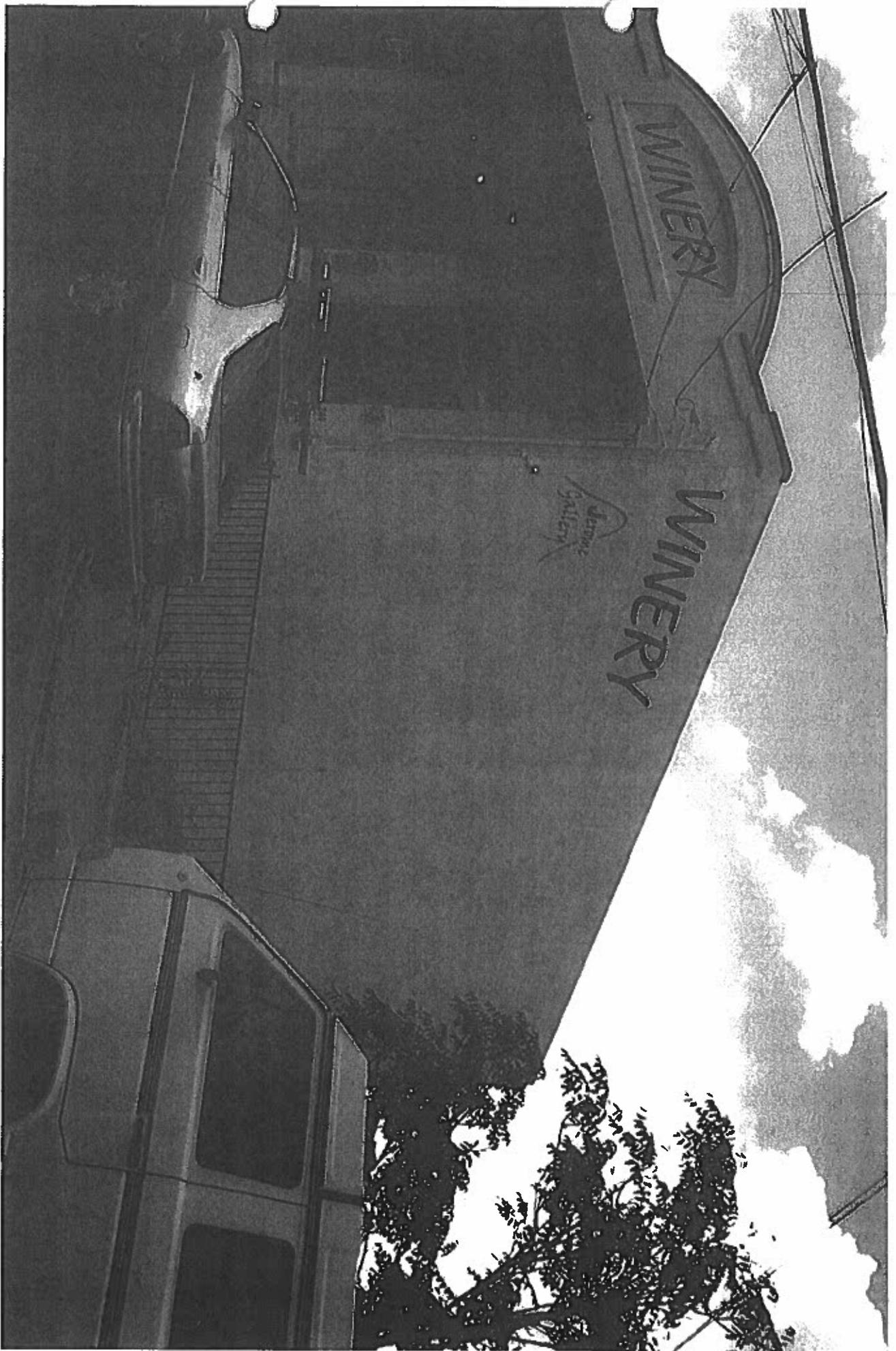
**The Zoning Administrator will address each item as it comes before the Commission.**

**ITEM 5: REQUEST OF APPROVAL FOR CHANGE-OF-USE FOR NEW LOCATION OF JEROME WINERY**  
 ADDRESS: 240 Hull Ave.....OWNER: Marge Graziano/John McLoughlin  
 ASSESSOR'S PARCEL NO.: 401-06-054 .....ZONING DISTRICT: C-1

Discussion and Possible Action

**The ZA explained that the change of use is to add the use of restaurant/bar. Seven parking spaces have been designated to go with the building (1993), by an in lieu of parking fund. On the top floor of the building there will be a 2'X24' service counter.**

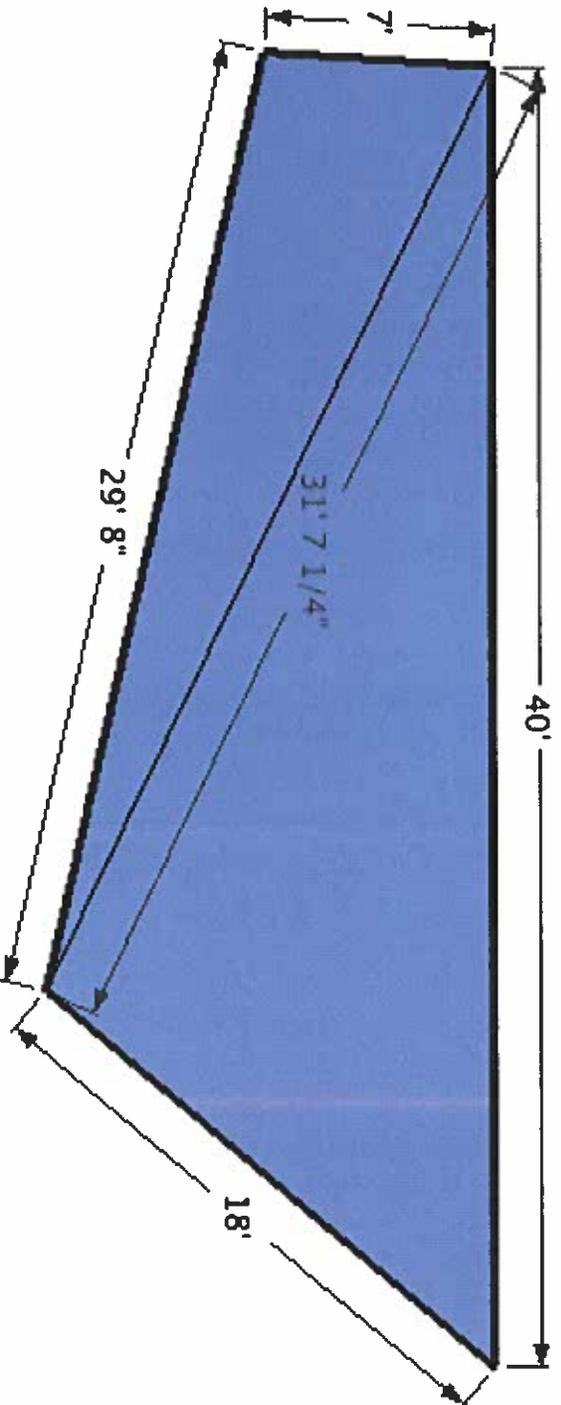
**There was discussion as to whether the service counter should be counted as seating even if there are no seats. It was determined that it would not. The use of the usable floor space on all floors was reviewed. The number of parking spaces required for each floor was also reviewed. The first floor (top) will be used as a retail/gallery & wine tasting (restaurant/bar) with no seating. The parking required for the top floor is one for the use of bar/restaurant and two and a half parking spaces for the remaining retail space. The second floor (middle) will be used as**





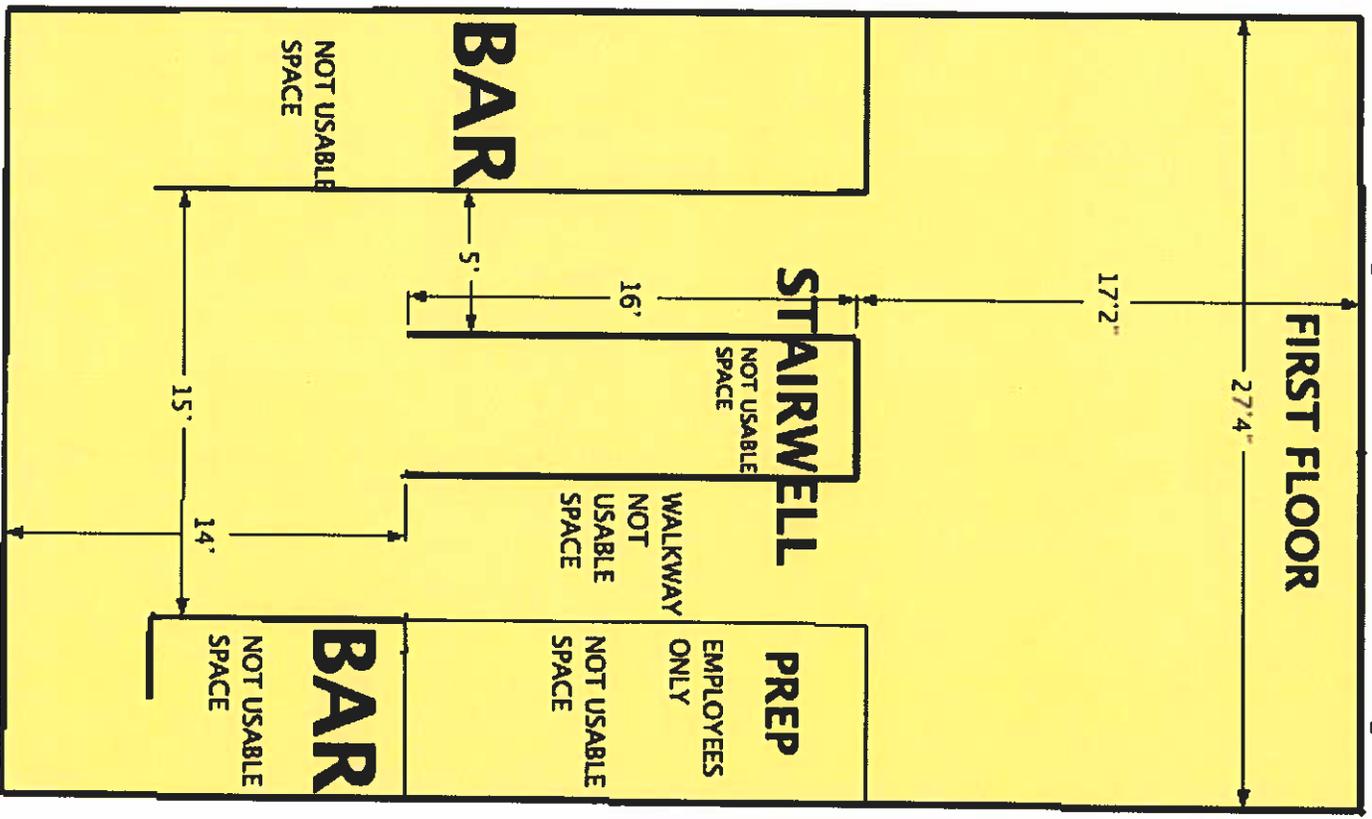
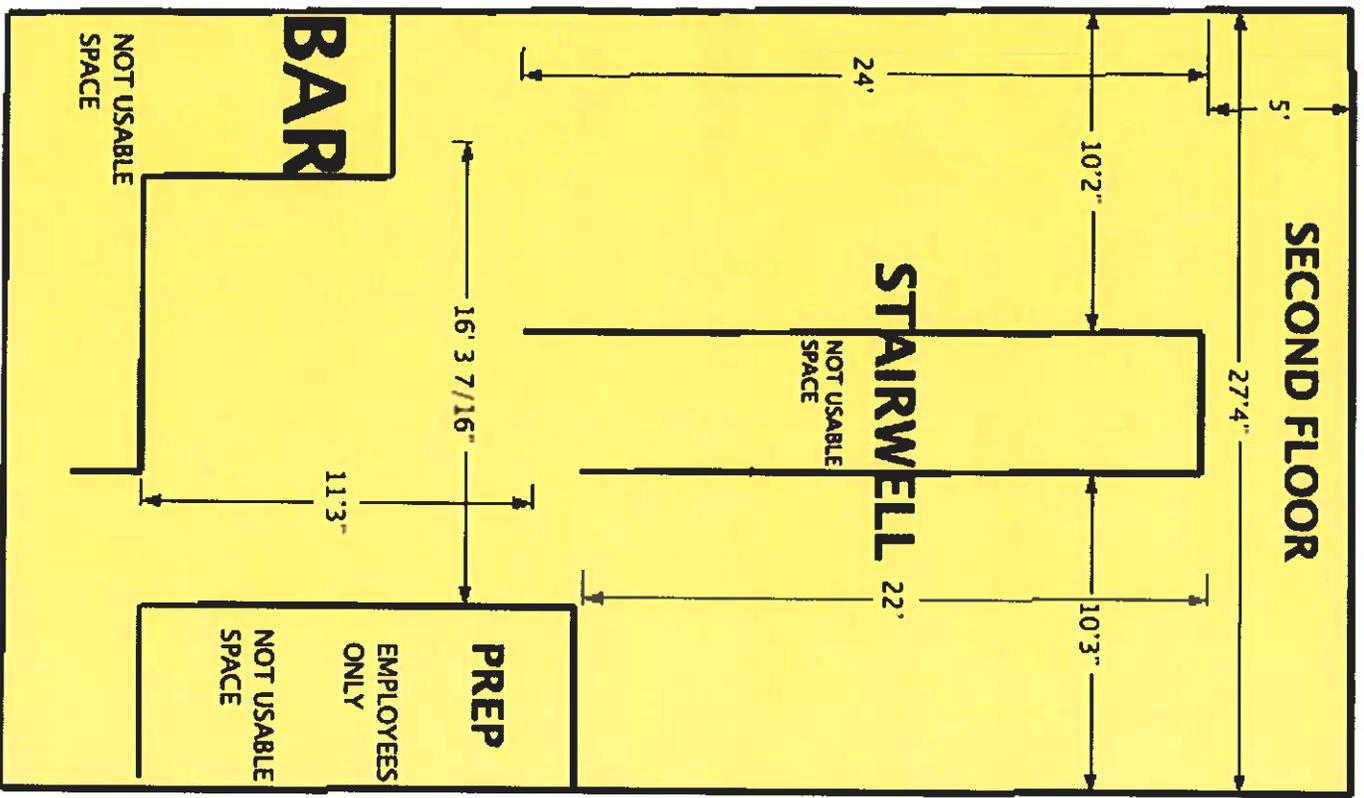
# PATIO

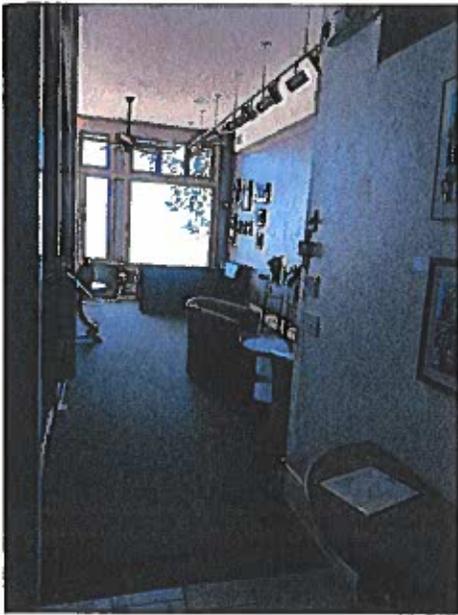
**378.2 USABLE SQ.FT.**



**789 sq.ft. usable space**

**759.2 sq.ft. usable space**

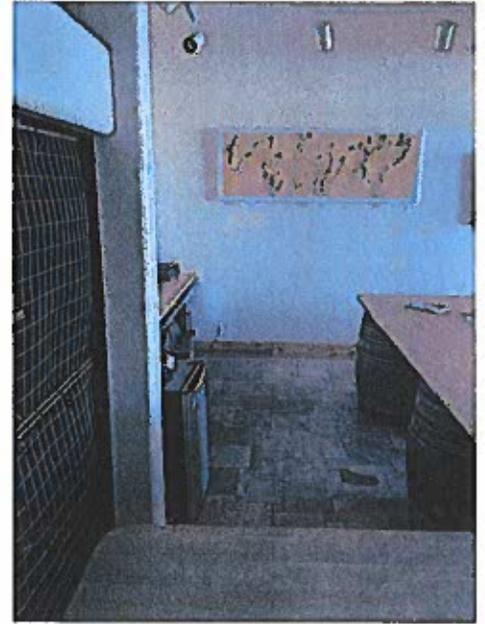




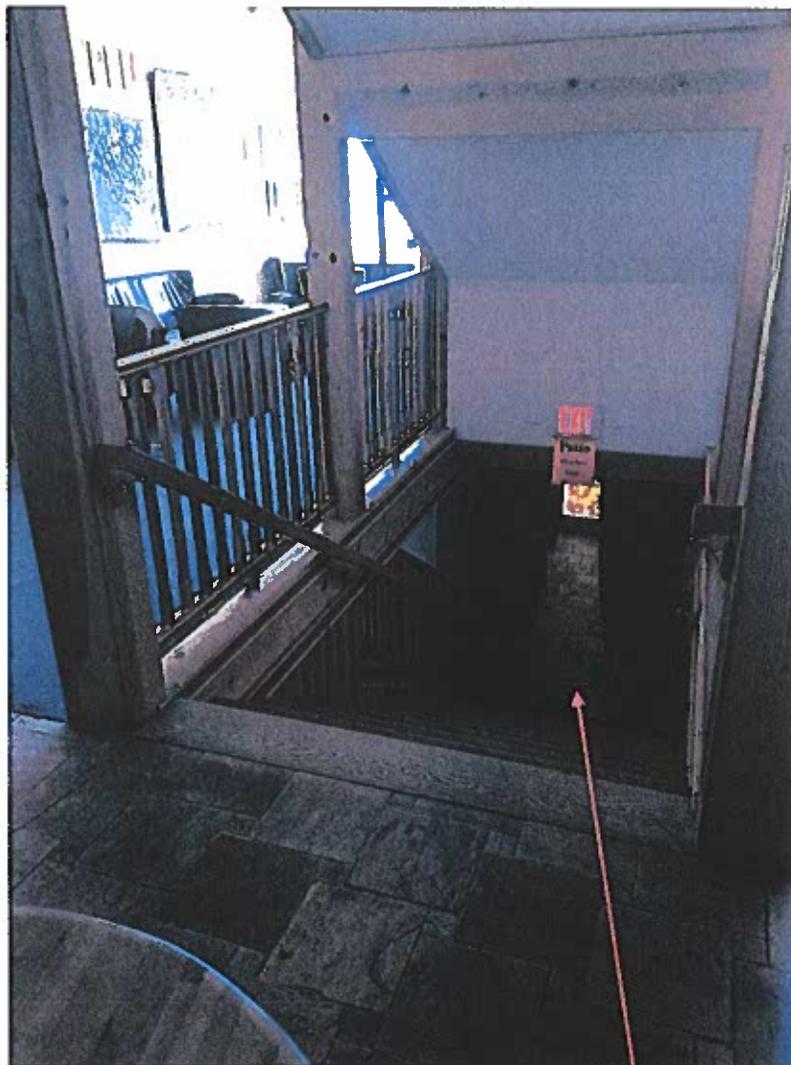
SECOND FLOOR  
RIGHT SIDE OF STAIRS



SECOND FLOOR  
LEFT SIDE OF STAIRS



SECOND FLOOR  
BAR AREA  
NOT USABLE SPACE



SECOND FLOOR STAIRWELL TO PATIO