

Via Email – jhinderaker@gptx.org

Jim Hinderaker, Chief City Planner
Planning Department
City of Grand Prairie Texas

Re: Request for Variance

Dear Mr. Hinderaker,

Please accept this letter as a request for a variance to hold a TABC wine retail Permit at our Grand Prairie facility located at 1525 Greenvue Dr, Grand Prairie TX, 75050. We request a variance from Section 4.8.6(A) of Grand Prairie's Unified Development Code ("UDC").

Section 4.8.6(A) in Article 4 Permissible Uses of the UDC prohibits the sale of alcoholic beverages within 300 feet of a church or public hospital without the variance approval by the City Council. Although we are located in an industrial business park, our facility is within 300 feet of a church. Preliminary conversations with the church pastor indicate they have no objections to the type of activity our business will be conducting.

Section 4.8.7 of the UDC provides city council may allow a variance to Section 4.8.6(A) if it determines the enforcement of the regulation in a particular instance is:

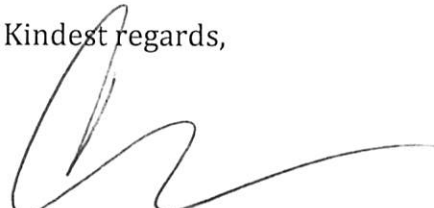
- not in the best interest of the public,
- constitutes waste or inefficient use of land or other resources.
- creates undue hardship on the applicant,
- does not serve its intended purpose, or
- is not effective or necessary, or
- for any other reason city council determines the variance is in the best interest of the community after consideration of health, safety, and welfare of the public and equities of the situation.

GiftTree is pursuing various Federal and State permits for the purpose of producing and selling wine gift baskets. Our facility will not serve wine nor will customers typically come to our facility to buy our product. Our products are normally purchased over the phone or Internet and delivered by registered parcel carriers that check and perform the ID/age verifications required by law. The activities we conduct will not have any adverse impact on our neighbors.

For this reason, we respectfully request City Council grant GiftTree a variance from UDC Section 4.8.6(A) related to the sale of alcoholic beverages near a church or public hospital. Enclosed is a map of the business park where we are located and

showing our proximity with the church. Please let me know if you require any additional information. I can be reached by phone at (360) 699-0772 x 201.

Kindest regards,



Craig Bowen

Gift Services, Inc./ GiftTree.com
1800 W. Fourth Plain Blvd Ste 120B
Vancouver, WA 98660

