

Memo

To: Tim Teddy, Director of Community Development
From: Timothy Hauser, PE – HR Green, Inc.
Date: 11/25/24
Subject: New Commercial Fast-Food Restaurant in Columbia, MO

Mr. Teddy,

HR Green is a consultant engineering firm serving municipal and private clients. We have been working for Chick-fil-A for several years performing both project due-diligence and site design.

Chick-fil-A is currently working on an agreement with the THF Red Oak Development (Landlord) to acquire property for the construction of a restaurant with a drive-through at the northwest corner of Green Meadows Rd and E Nifong Blvd, which covers portions of 1010 & 1020 Green Meadows Road.

At this time, we are conducting site due-diligence on behalf of Chick-fil-A to determine the feasibility of this development. From initial investigation into the City's Code, it appears that this would require a major subdivision along with a conditional use for the drive-through facility.







It is our goal to get an understanding of the approval process timeline, required submittals, and expected fees from the initial preliminary platting all the way through building permit approval. In addition to conformance with all zoning and site design requirements, we are also seeking feedback from the Engineering Department regarding water main tapping, potential sanitary sewer main extension, and stormwater detention requirements.

It is our understanding that the Concept Review Meeting would provide valuable insight from the City's staff that will assist in conducting the site's due-diligence. Thank you for your consideration, and we look forward to working with the City of Columbia on this exciting new development.

Best Wishes,

Timothy Hauser

EXTERIOR FINISHES

 BR-A BRICK VENEER COLOR: DARK BROWN SIZE: MODULAR	 EC-1 PREFINISHED METAL COPING COLOR: MIDNIGHT BRONZE
 BR-B BRICK VENEER COLOR: LIGHT BROWN SIZE: MODULAR	 ET-13 EXTERIOR PAINT COLOR: DARK BRONZE FINISH: SEMI-GLOSS
 MP-1 METAL PANEL COLOR: CFA RED	 ST-1 STOREFRONT COLOR: DARK BRONZE



PERSPECTIVE VIEW



PERSPECTIVE VIEW



PERSPECTIVE VIEW



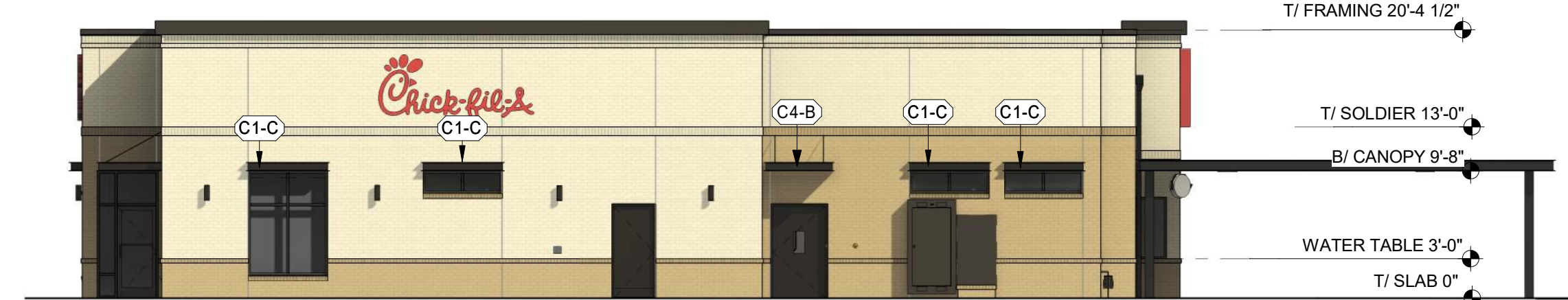
PERSPECTIVE VIEW



PERSPECTIVE VIEW

REF. ENCLOSURE FINISHES

 EC-1 PREFINISHED METAL COPING COLOR: MIDNIGHT BRONZE
 BR-A BRICK VENEER COLOR: DARK BROWN SIZE: MODULAR



EXTERIOR ELEVATION





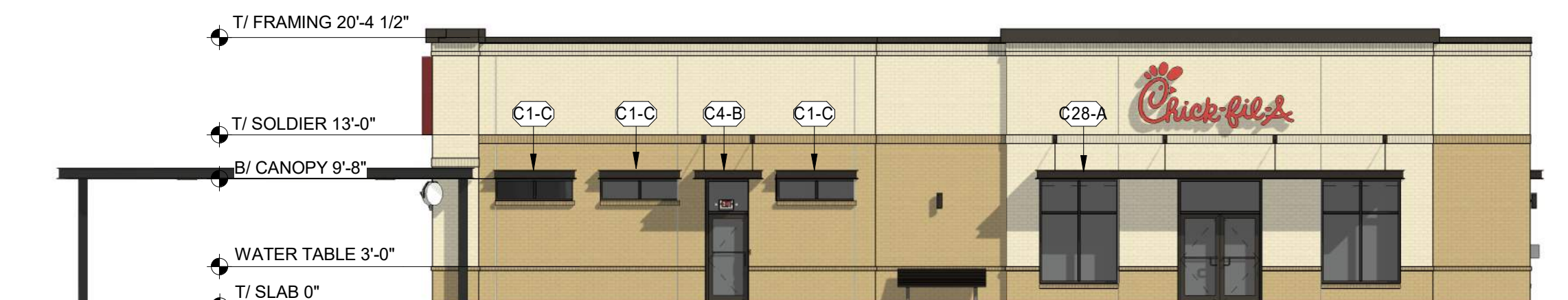
EXTERIOR ELEVATION



PERSPECTIVE VIEW

OP CANOPY FINISHES

 CP-1 PREFINISHED METAL COPING COLOR: DARK BRONZE
 CP-2 METAL DECKING COLOR: WHITE



EXTERIOR ELEVATION



EXTERIOR ELEVATION



Chick-fil-A

Chick-fil-A
5200 Buffington Road
Atlanta, Georgia
30349-2998

SITE
ADAPT
LOGO
AND
ADDRESS

PROTOTYPICAL SET

NOT FOR
REGULATORY
APPROVAL,
BIDDING, OR
CONSTRUCTION

CHICK-FIL-A
Project Name

Street Address
City, GA 00000

FSR#00000

BUILDING TYPE / SIZE: P14 SE LRG
RELEASE: 22.08

PROJECT STATUS

REVISION SCHEDULE
NO. DATE DESCRIPTION

CONSULTANT PROJECT # ###
DATE MM/DD/YY

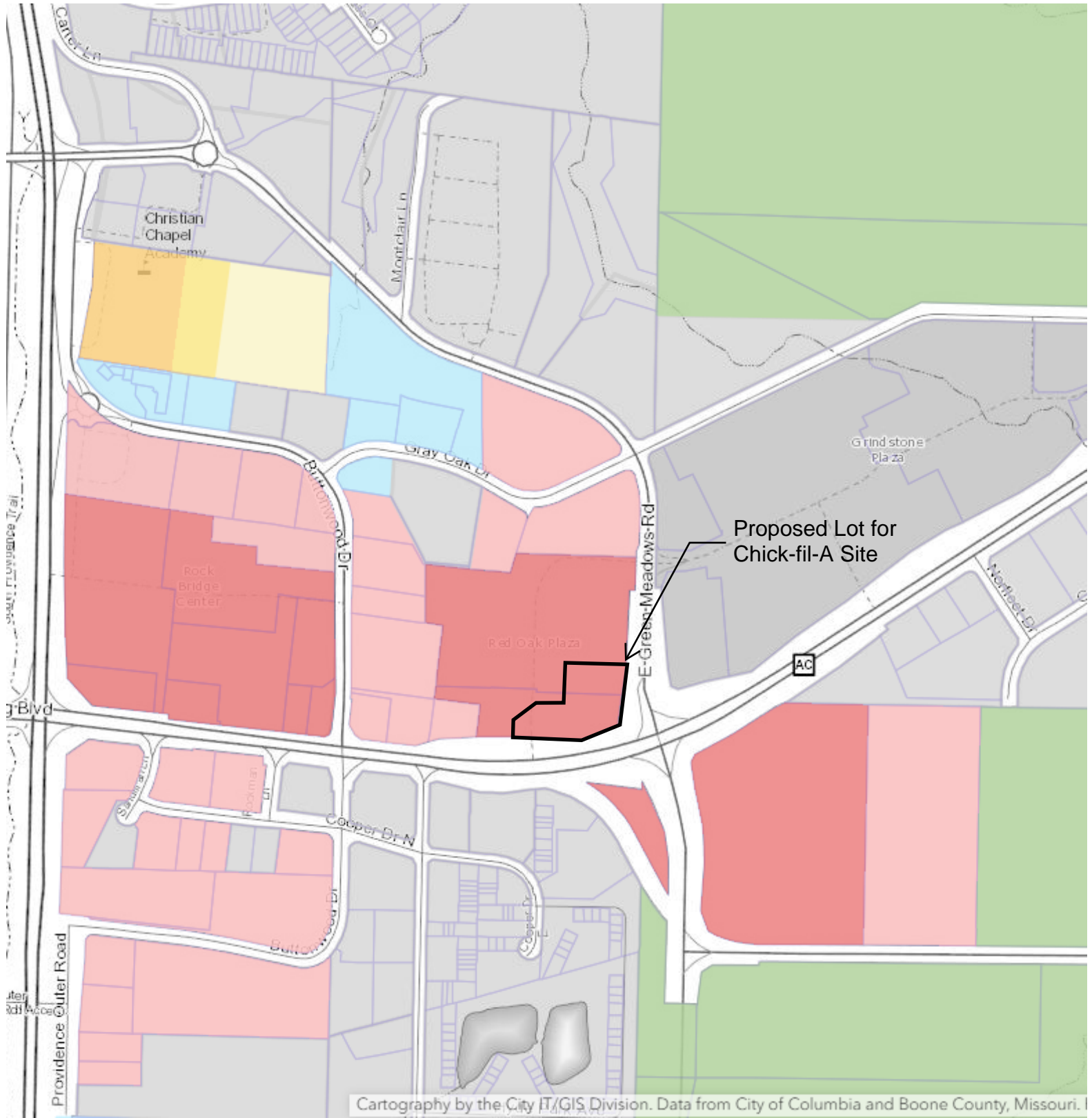
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DESIGN OVERVIEW

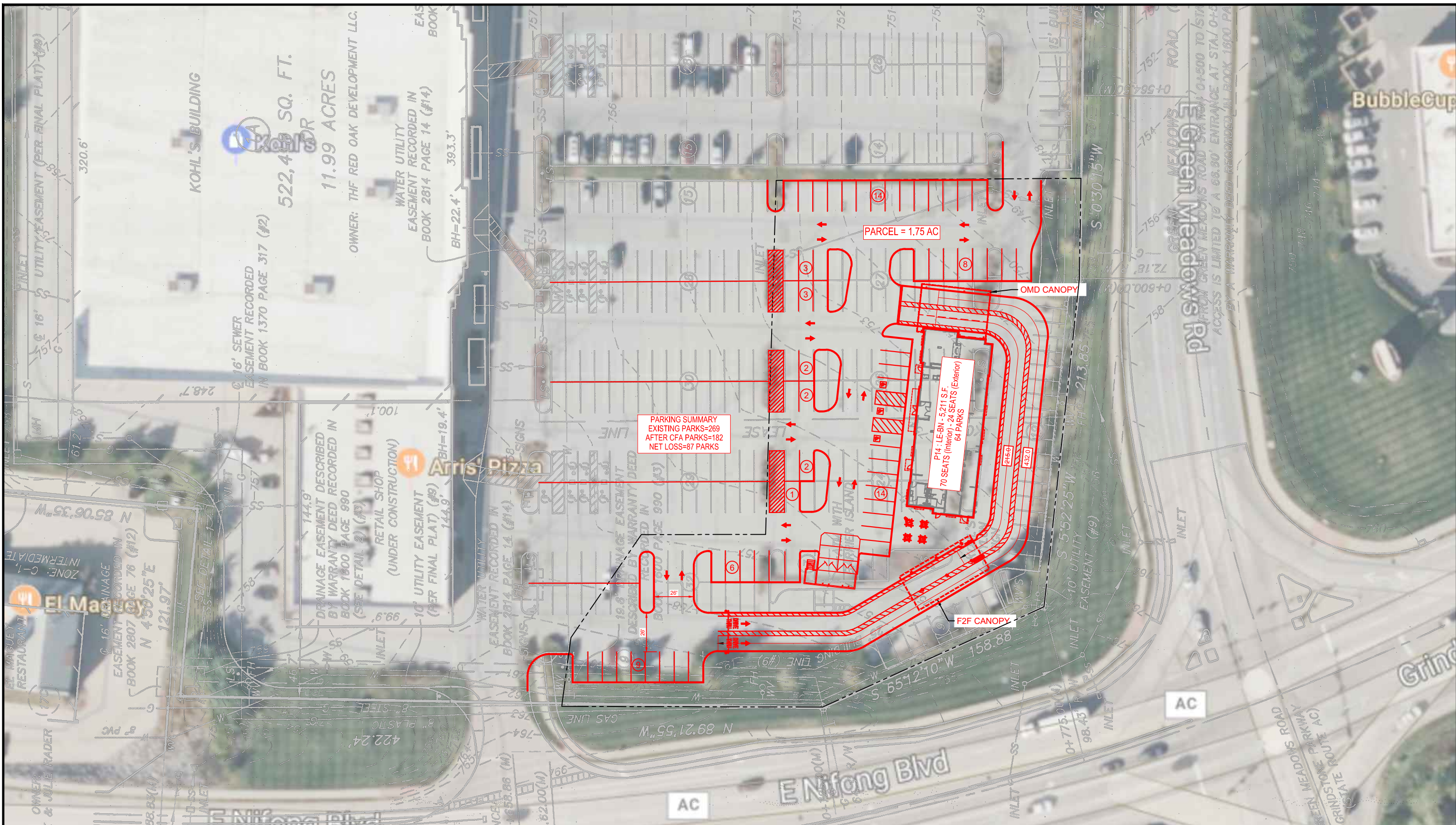
SHEET NUMBER

X-900

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XX-SE-00000-X-900-DESIGN OVERVIEW



Proposed Lot for Chick-fil-A Site



**PRELIMINARY CONCEPT
NOT FOR DESIGN**



1 inch = 60 ft.

**PRELIMINARY CONCEPT
NOT FOR DESIGN**

RED OAK PLAZA KOHL'S
1010 E. GREEN MEADOWS RD
COLUMBIA, MO
SITE SKETCH 'H'

DATE : Aug 19, 2024

AtkinsRéalis
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