



Discussion Regarding Hotel Limitation

City Council Meeting February 13, 2023
Item 5.2

Background



- ▶ On November 14, 2022, the City Council directed staff to research and provide options regarding regulation and limitation of hotel establishments in the City.
- ▶ The area of interest is the Central Lathrop Specific Plan and Mossdale Landing Development areas.

Background



- ▶ As of today, there are 4 approved hotels in the City:
 - Fairfield Inn by Marriott (97 rooms), 17401 S. Manthey Rd. – **Under Construction**
 - TownePlace Suites by Marriott (97 rooms), 17400 Golden Valley Pkwy. – **In Plan Check**
 - Homewood Suites by Hilton (112 rooms), 17100 Golden Valley Pkwy.
 - Home2Suites by Hilton (93 rooms), 15800 Golden Valley Pkwy.

Options



- ▶ Propose a development limit for new hotels in CLSP and Mossdale. This will require an amendment to the Zoning Ordinance and Mossdale UDC to limit the number of new hotels in these two areas of the City.
- ▶ Make no modifications to the existing process and let the market dictate the development of new hotels.