



# Public Hearing

## CUP-24-52

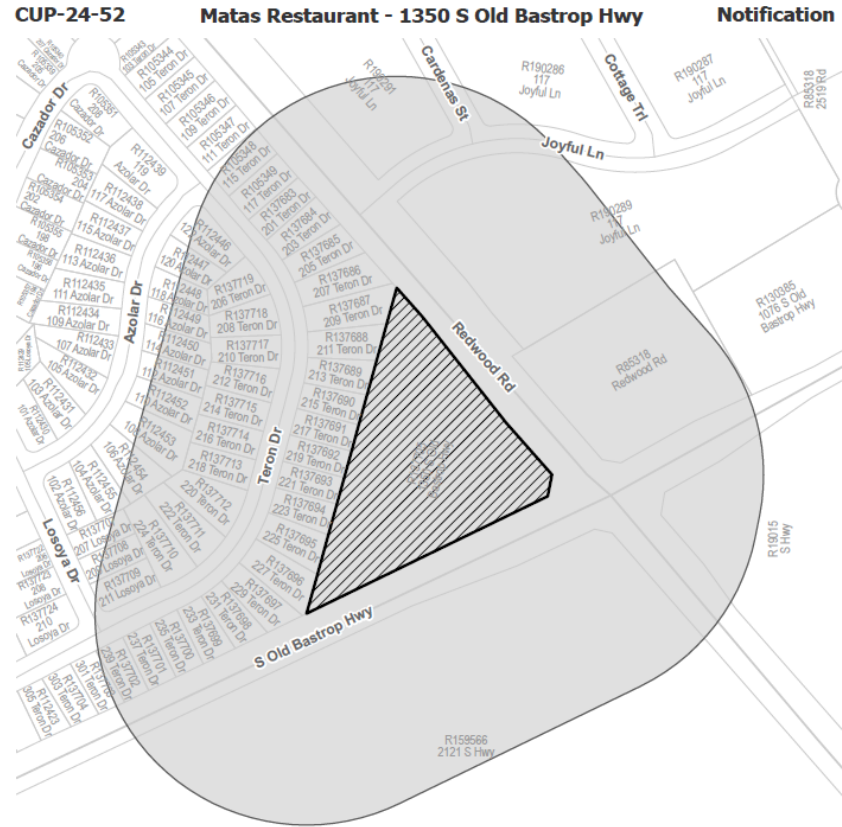
### Matas Mexican Restaurant

CUP-24-52 (Matas Mexican Restaurant) Hold a public hearing and consider a request by Erika Mata, on behalf of Matas Mexican Restaurant, for a Conditional Use Permit to allow on premise consumption of Mixed Beverages, located at 1350 S Old Bastrop Hwy, Ste 101. (K. Buck)



# Property Information

- Approximately 2.982 acres
- Located on the Northwest corner of S Old Bastrop Highway and Redwood Road



- Subject Property
- 400ft Buffer
- Parcel



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Date: 10/11/2024





# Context & History

Currently Use:  
Gas Station & Convenience Store

Surrounding Uses:

- El Camino Real Single-Family Neighborhood
- Undeveloped Land



 Subject Property  
 Parcel

 0 130 260 520 Feet

Site Location



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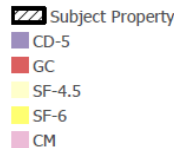
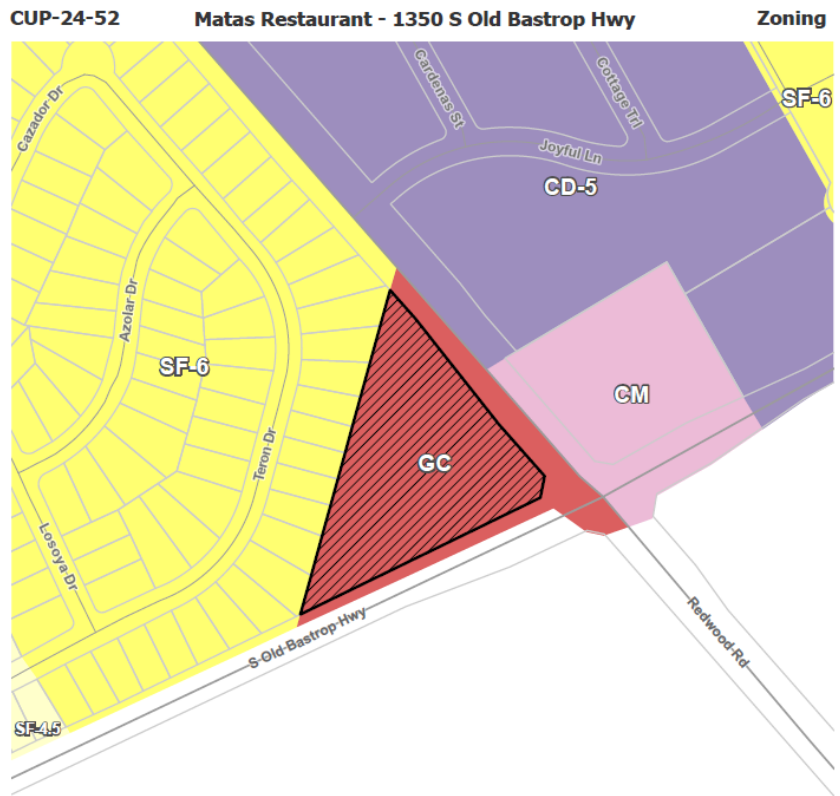
**SAN MARCOS** Planning and Development Services

cityofsanmarcos.gov

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# Context & History

- Existing Zoning:  
General Commercial (GC)
- Proposed Use: Restaurant
  - Hours of Operation:
    - Tuesday: 6am-12am
    - Wednesday-Saturday:  
12am-12am
    - Sunday: 12am-3pm
    - Monday: Closed
- CUP Expiration Date: N/A  
this is a new request

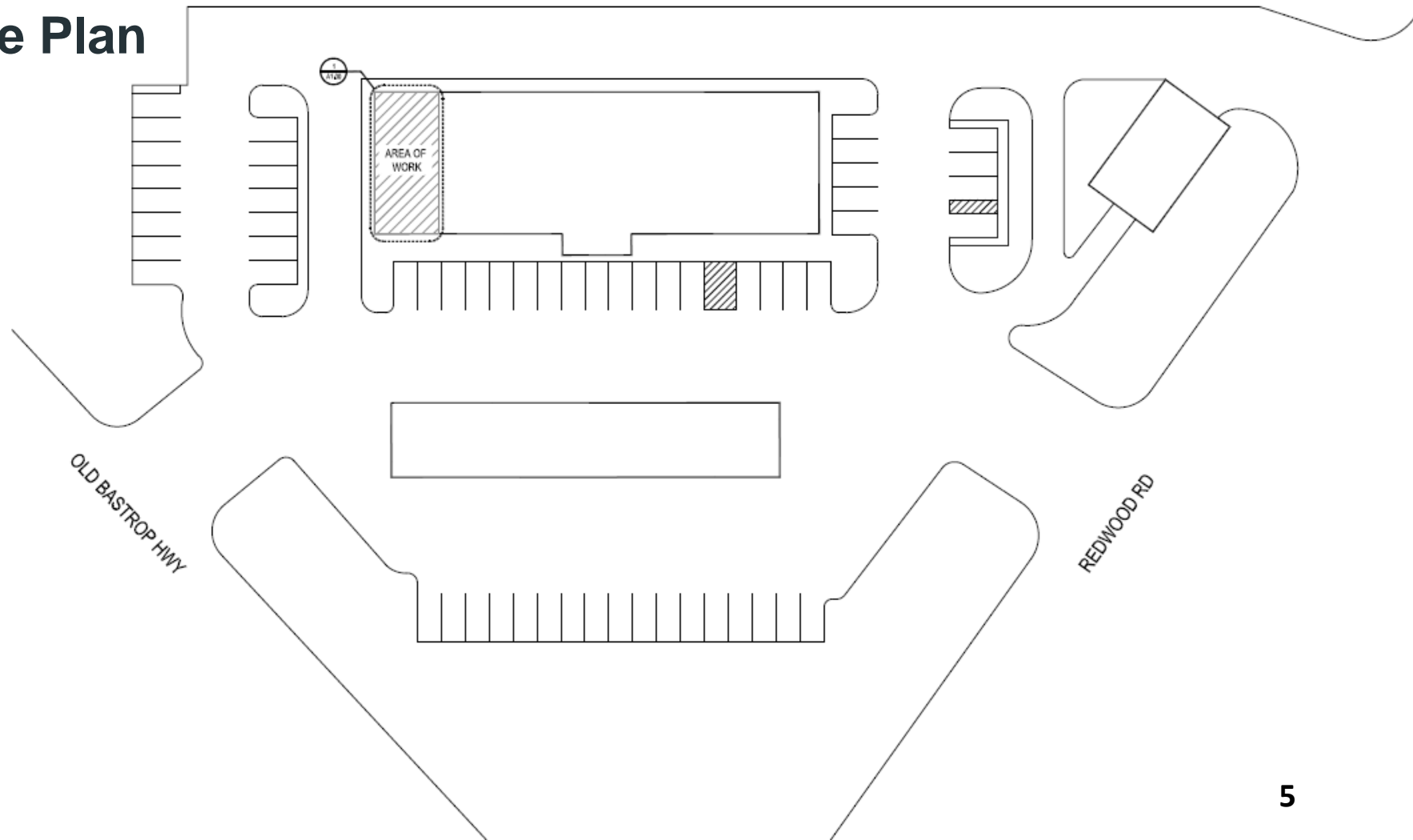


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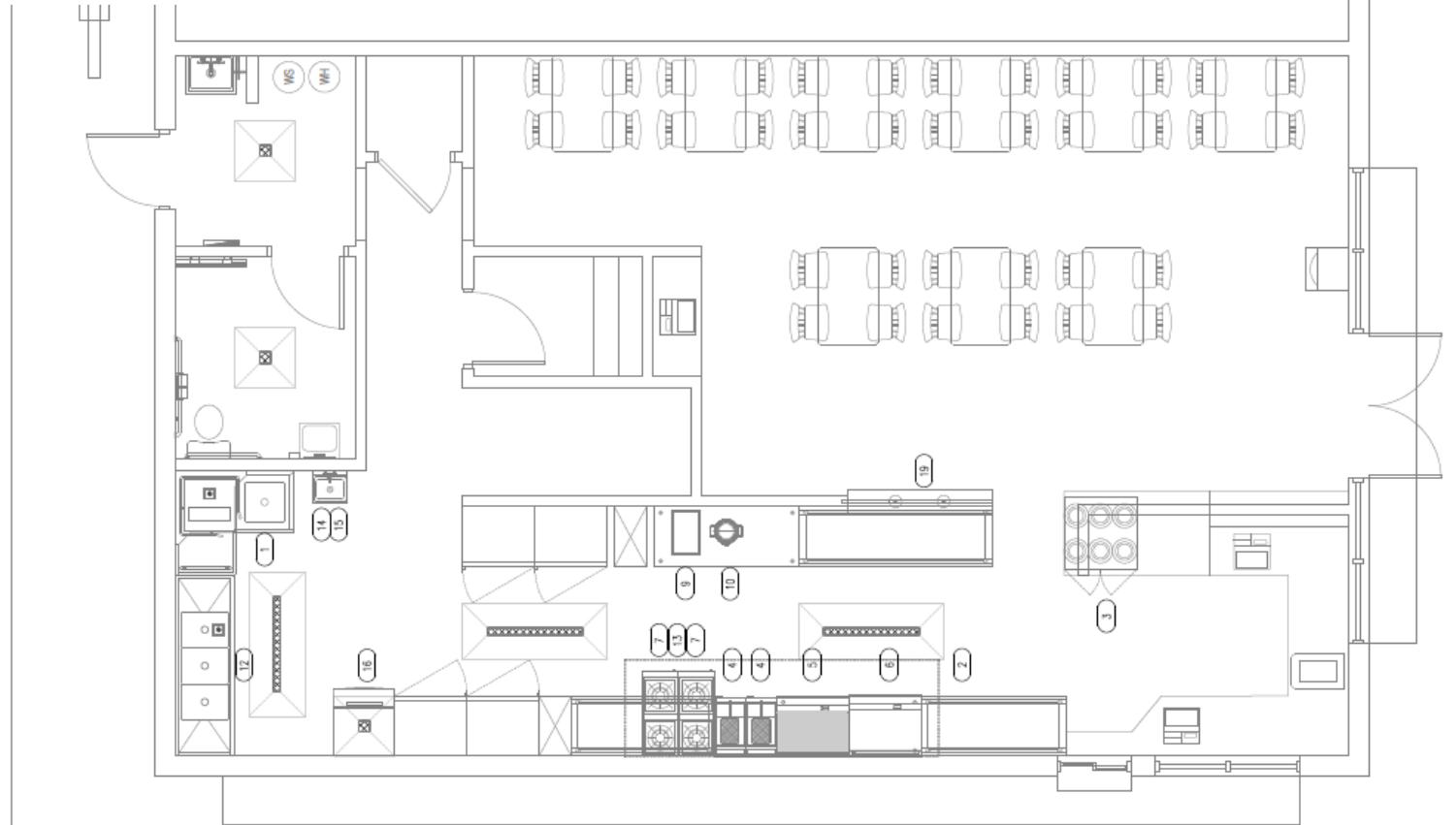
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# Site Plan



# Floor Plan





# Recommendation

Staff recommends **approval** of CUP-24-52 with the following conditions:

1. The permit shall be valid for one (1) year, provided standards are met; and
2. The applicant shall not pursue a late hour's license from the Texas Alcoholic Beverage Commission (TABC); and
3. Any addition of outdoor seating on the site shall necessitate an amendment to this CUP; and
4. No outdoor amplified music shall be permitted; and
5. The permit shall be effective upon issuance of the Certificate of Occupancy; and
6. The permit shall be posted in the same area and manner as the Certificate of Occupancy.