

CONDITIONAL USE PERMIT APPLICATION (ALCOHOL OUTSIDE CBA)



Updated: August, 2023

CONTACT INFORMATION

Applicant's Name	TPG San Marcos TX Beverage LLC	Property Owner	PCRIF San Marcos Hotel Owner LLC
Company		Company	
Applicant's Mailing Address	1140 Reservoir Avenue, Cranston RI 02920	Owner's Mailing Address	1360 Post Oak Boulevards, Suite 1900, Houston TX 77056
Applicant's Phone #	401-946-4600 x. 153	Owner's Phone #	713-581-3534
Applicant's Email	mjoyal@procaccianti.com	Owner's Email	adam.lair@partnersrealestate.com

PROPERTY INFORMATION

Subject Property Address: 2131 N. Highway 35, San Marcos, TX 78666Zoning District: _____ Tax ID #: R 113969Legal Description: Lot 11 Block 7486 Subdivision 0000-00100-3

Number of Parking Spaces: _____

Is property more than 300' from church, school, hospital, or residential district? Y N

DESCRIPTION OF REQUEST

Business Name: Hilton Garden Inn San Marcos Restaurant Bar Other: _____ NEW RENEWAL/AMENDMENT Mixed Beverage Beer & Wine Late HoursHours of Operation(ex. Mon 12pm-1am): Mon 5 pm-11 pm Tue 5 pm-11 pm Wed 5 pm-11 pmThurs 5 pm-11 pm Fri 5 pm-11 pm Sat 5 pm-11 pm Sun 5 pm-11 pm

Indoor Seating Capacity: _____ Outdoor Seating Capacity: _____ Gross Floor Area: _____

AUTHORIZATION

I certify that the information on this application is complete and accurate. I understand the fees and the process for this application. I understand my responsibility, as the applicant, to be present at meetings regarding this request.

Initial Filing Fee 1,000*

Technology Fee \$15

TOTAL COST \$1,015

Renewal/Amendment Filing Fee \$750*

Technology Fee \$15

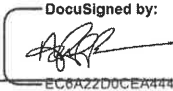
TOTAL COST \$765

Submittal of this digital Application shall constitute as acknowledgment and authorization to process this request.

PROPERTY OWNER AUTHORIZATION

I, PCRIF San Marcos Hotel Owner LLC (owner name) on behalf of
n/a (company, if applicable) acknowledge that I/we
am/are the rightful owner of the property located at
2131 N. Highway 35 (address).

I hereby authorize Michelle Joyal (agent name) on behalf of
TPG San Marcos TX Beverage LLC (agent company) to file this application for
Conditional Use Permit (application type), and, if necessary, to work with
the Responsible Official / Department on my behalf throughout the process.

Signature of Owner:  Date: 1/19/2024

Printed Name, Title: Andrew Pappas, Manager

Signature of Agent:  Date: 1-19-24

Printed Name, Title: Michelle R. Joyal

Form Updated October, 2019

**AGREEMENT TO THE PLACEMENT OF NOTIFICATION SIGNS
AND ACKNOWLEDGEMENT OF NOTIFICATION REQUIREMENTS**

The City of San Marcos Development Code requires public notification in the form of notification signs on the subject property, published notice, and / or personal notice based on the type of application presented to the Planning Commission and / or City Council.

- Notification Signs: if required by code, staff shall place notification signs on each street adjacent to the subject property and must be placed in a visible, unobstructed location near the property line. It is unlawful for a person to alter any notification sign, or to remove it while the request is pending. However, any removal or alteration that is beyond the control of the applicant shall not constitute a failure to meet notification requirements. ***It shall be the responsibility of the applicant to periodically check sign locations to verify that the signs remain in place had have not been vandalized or removed. The applicant shall immediately notify the responsible official of any missing or defective signs. It is unlawful for a person to alter any notification sign, or to remove it while the case is pending; however, any removal or alteration that is beyond the control of the applicant shall not constitute a failure to meet notification requirements.***
- Published Notice: if required by code, staff shall publish a notice in a newspaper of general circulation in accordance with City Codes and the Texas Local Government Code. ***If, for any reason, more than one notice is required to be published it may be at the expense of the applicant. The renotification fee shall be \$150 plus a \$15 technology fee.***
- Personal Notice: if required by code, staff shall mail personal notice in accordance with City Codes and the Texas Local Government Code. ***If, for any reason, more than one notice is required to be mailed it may be at the expense of the applicant. The renotification fee shall be \$150 plus a \$15 technology fee.***

I have read the above statements and agree to the required public notification, as required, based on the attached application. The City's Planning and Development Services Department staff has my permission to place signs, as required, on the property and I will notify City staff if the sign(s) is/are damaged, moved or removed. I understand the process of notification and public hearing and hereby submit the attached application for review by the City.

Signature: 

Date: 1-19-24

Print Name: Michelle R. Joyal

Form Updated March, 2023