

# CONDITIONAL USE PERMIT APPLICATION (ALCOHOL OUTSIDE CBA)



Updated: August, 2023

## CONTACT INFORMATION

Applicant's Name	Adisak Nernbok	Property Owner	Hjalting Family Trust
Company	Shai Yo LLC	Company	
Applicant's Mailing Address	140 Christopher CV Kyle, TX 78640	Owner's Mailing Address	4300 S. Congress Ave Austin, TX 78745
Applicant's Phone #	(512) 924 2907	Owner's Phone #	512-668-6100
Applicant's Email	toinernbok69@hotmail.com	Owner's Email	info@AllComm+Capital.com

## PROPERTY INFORMATION

Subject Property Address: 700 North LBJ San Marcos Texas 78666  
 Zoning District: C-SM-RET Tax ID #: R 23498  
 Legal Description: Lot 1 Block \_\_\_\_\_ Subdivision The center of San Marcos  
 Number of Parking Spaces: 121  
 Is property more than 300' from church, school, hospital, or residential district?  Y  N

## DESCRIPTION OF REQUEST

Business Name: Shai Yo Thai Cuisine and grill  Restaurant  Bar  Other: \_\_\_\_\_

NEW  RENEWAL/AMENDMENT  Mixed Beverage  Beer & Wine  Late Hours

Hours of Operation(ex. Mon 12pm-1am): Mon 11am-12am Tue 11am-12am Wed 11am-12am

Thurs 11am-12am Fri 11am-12am Sat 11am-12am Sun 11am-12am

Indoor Seating Capacity: 80 Outdoor Seating Capacity: 25 Gross Floor Area: 2800 sq ft

## 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

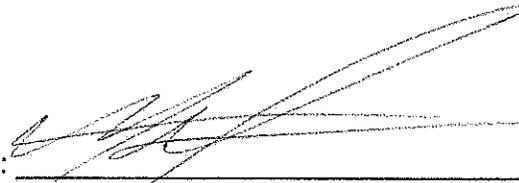
Renewal/Amendment Filing Fee \$750\* Technology Fee \$15 TOTAL COST \$765

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

**PROPERTY OWNER AUTHORIZATION**

I, Robert Eyers, D.A. Fleming <sup>HJW/TJW</sup> (owner name) on behalf of  
HJW/TJW Family Trust (company, if applicable) acknowledge that I/we  
am/are the rightful owner of the property located at  
700 N. LBJ, San Marcos, TX, 78666 (address).

I hereby authorize \_\_\_\_\_ (agent name) on behalf of  
\_\_\_\_\_ (agent company) to file this application for  
\_\_\_\_\_ (application type), and, if necessary, to work with  
the Responsible Official / Department on my behalf throughout the process.

Signature of Owner:  \_\_\_\_\_ Date: 1/31/24

Printed Name, Title: Robert Eyers, Property Manager

Signature of Agent: \_\_\_\_\_ Date: \_\_\_\_\_

Printed Name, Title: \_\_\_\_\_

**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: 2/2/24

Print Name: Adisade Nembok

Form Updated March, 2023