

CONDITIONAL USE PERMIT APPLICATION (ALCOHOL WITHIN CBA)

Updated: August, 2024



CONTACT INFORMATION

Applicant's Name	Samantha Phelps	Property Owner	Kevin Shea & Travis Kelsey
Company	Dance Biscuits, LLC	Company	Onions R Us, LLC
Applicant's Mailing Address		Owner's Mailing Address	
Applicant's Phone #		Owner's Phone #	
Applicant's Email		Owner's Email	

PROPERTY INFORMATION

Subject Property Address: 129 E Hopkins St. Suites #110 & #120 San Marcos, TX 78666
Zoning District: Character District 5 Downtown Tax ID #: R 32073106265
Legal Description: Lot PT OF 5-6 Block 20 Subdivision S7500 - Original Town of San Marcos

Number of Parking Spaces: N/A we lease 5 spots from a separate lot ☐ ☒
Is property more than 300' from church, school, hospital, or residential district? ☒ Y ☐ N

DESCRIPTION OF REQUEST

Business Name: The Taproom & The Porch ☒ Restaurant ☒ Bar ☐ Other: _____
☐ NEW ☒ RENEWAL/AMENDMENT ☒ Mixed Beverage ☐ Beer & Wine ☒ Late Hours
Hours of Operation(ex. Mon 12pm-1am): Mon 11am-2am Tue 11am-2am Wed 11am-2am
Thurs 11am-2am Fri 11am-2am Sat 11am-2am Sun 11am-2am
Indoor Seating Capacity: 461 Outdoor Seating Capacity: 28 Gross Floor Area: 7500 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	<u>TOTAL COST \$1,015</u>
Renewal/Amendment Filing Fee \$750*	Technology Fee \$15	<u>TOTAL COST \$765</u>


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

APPLY ONLINE – WWW.MYGOVERNMENTONLINE.ORG

PROPERTY OWNER AUTHORIZATION

I, Kevin Shea (owner name) on behalf of
Onions R Us LLC. (company, if applicable) acknowledge that I/we
am/are the rightful owner of the property located at
129 E. Hopkins St. San Marcos, TX 78666 (address).

I hereby authorize Samantha Phelps (agent name) on behalf of
Dance Biscuits LLC. (agent company) to file this application for
Conditional Use Permit Renewal (application type), and, if necessary, to work with
the Responsible Official / Department on my behalf throughout the process.

Signature of Owner:  Date: 8/10/2025

Printed Name, Title: Kevin Shea, Owner

Signature of Agent: Samantha Phelps Strahan Date: 8/18/2025

Printed Name, Title: Samantha Phelps, Member, Dance Biscuits, LLC

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: Samantha Phelps Strahan

Date: 8/18/25

Print Name: Samantha Phelps

Form Updated March, 2023