



Public Hearing

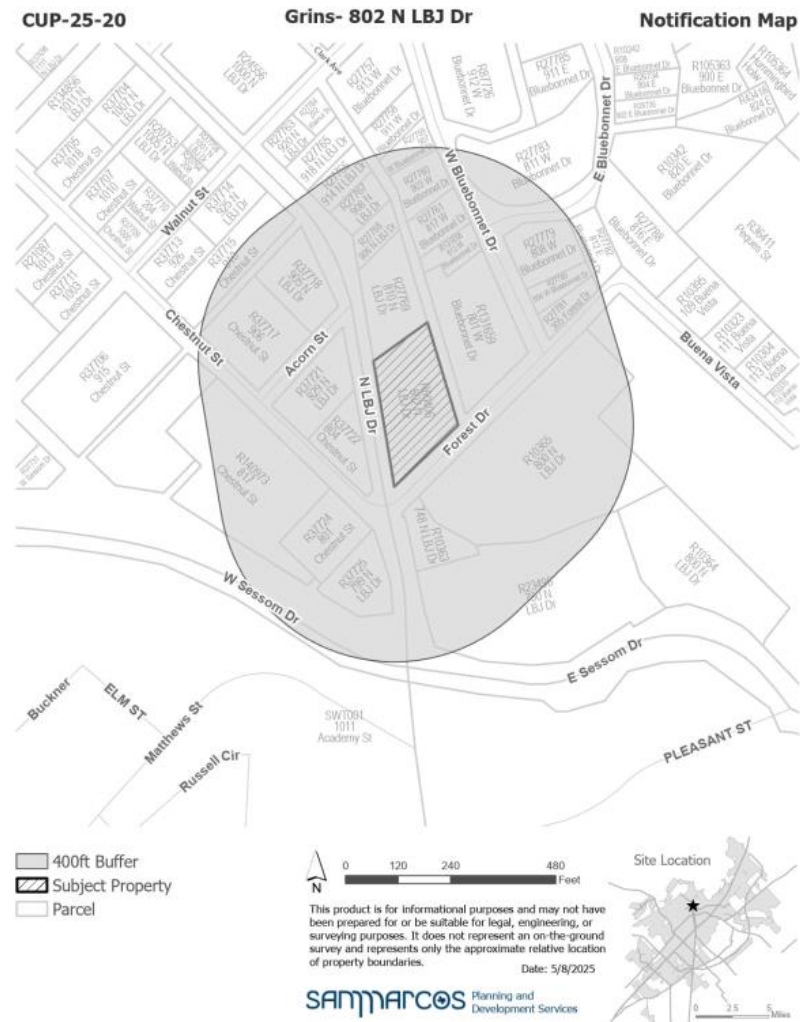
CUP-25-20

Grins Restaurant

CUP-25-20 (Grins Restaurant) Hold a public hearing and consider a request by Cody Taylor, on behalf of Grins Restaurant, for a Conditional Use Permit to allow on premise consumption of Mixed Beverages, located at 802 N LBJ Drive. (C. Garrison)

Property Information

- Approximately 0.96 acres
- Location northeast corner of N LBJ Drive and Forest Drive.



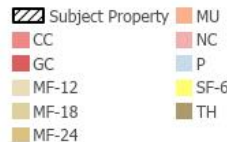
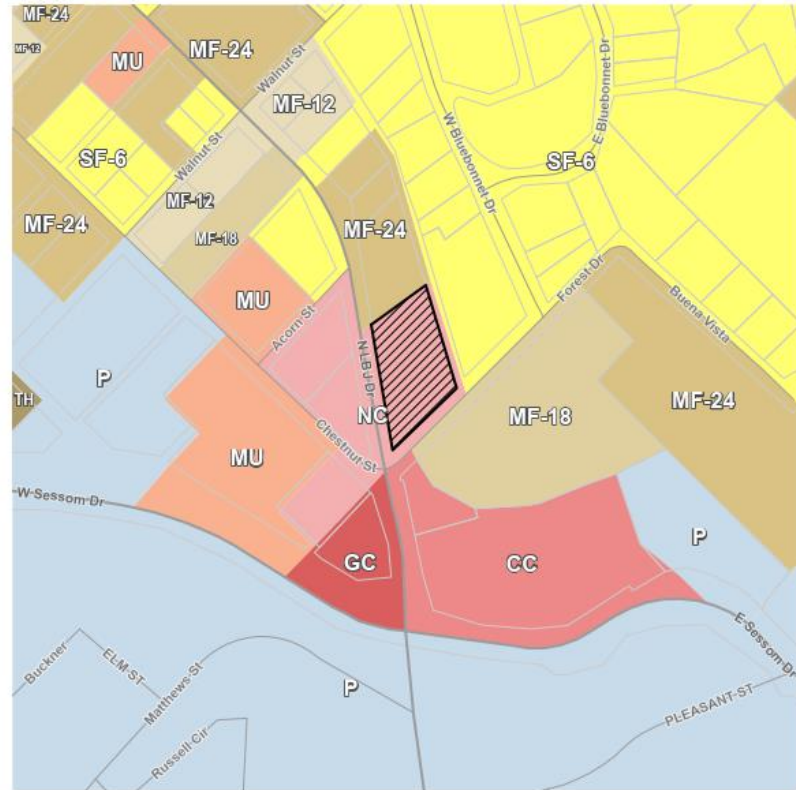
Context & History

- Existing Zoning:
Neighborhood Commercial (NC)
- Current Use:
Restaurant
 - Monday- Saturday: 11 a.m. – 10 p.m.
 - Sunday: 10 a.m. – 10 p.m.

CUP-25-20

Grins- 802 N LBJ Dr

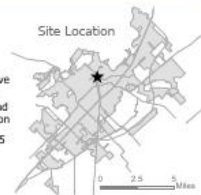
Zoning Map



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.

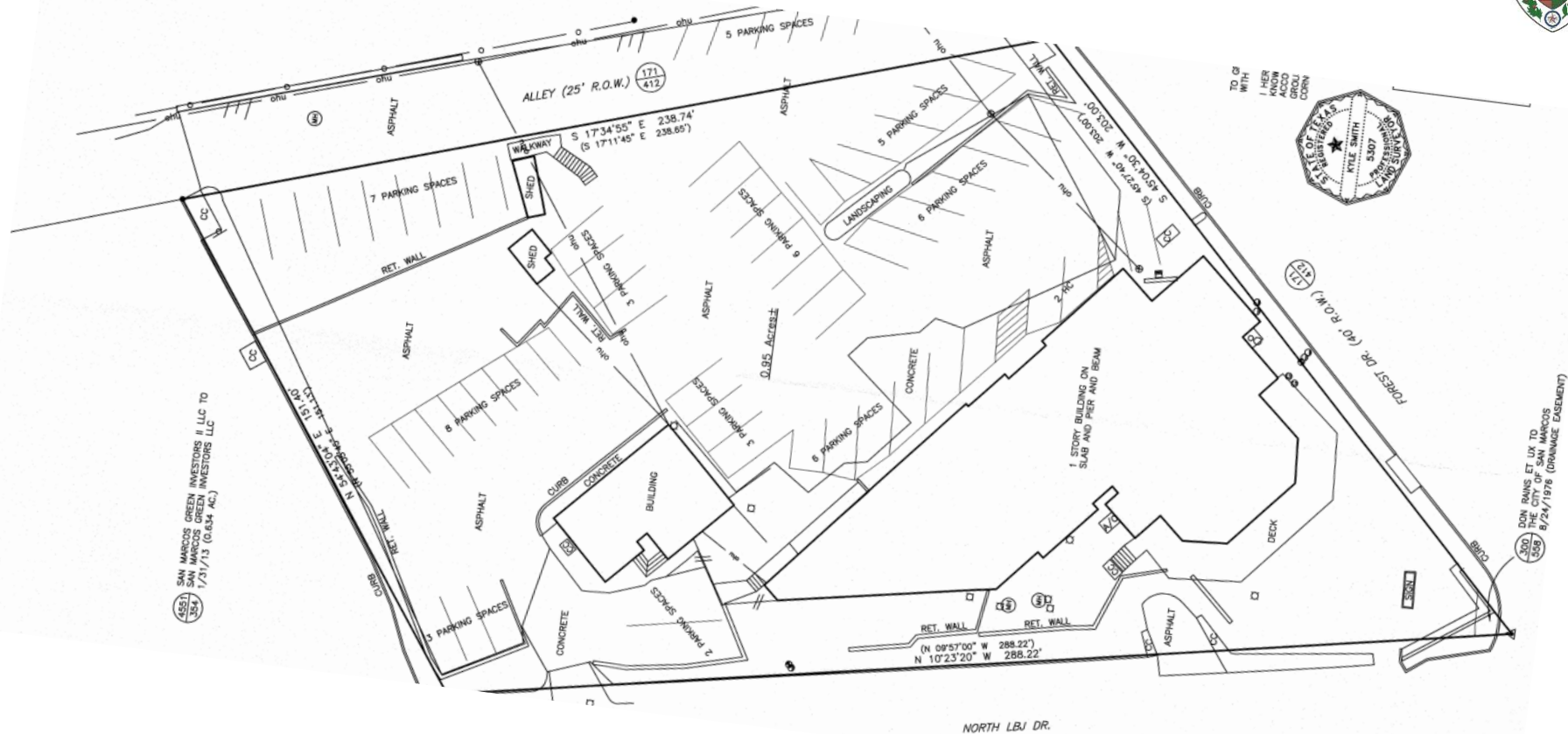
Date: 5/13/2025

SAN MARCOS Planning and Development Services

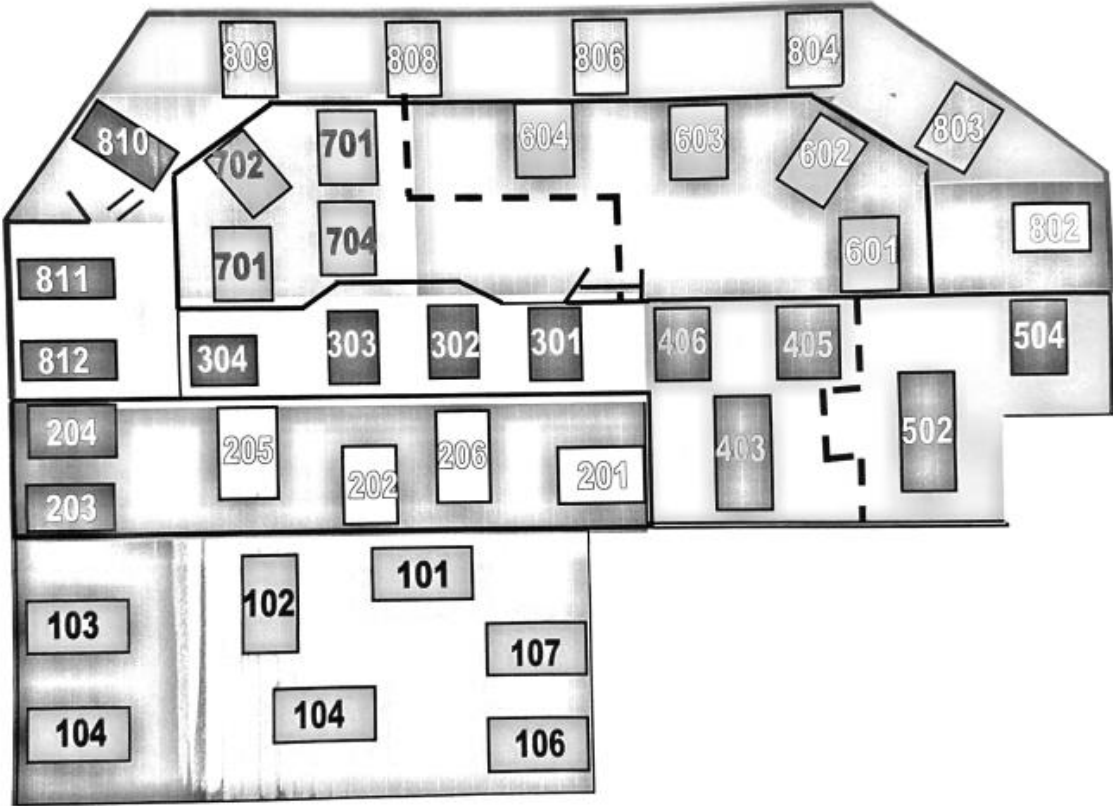


stx.gov

Site Plan



Seating Plan



Recommendation

- Staff recommends **approval** of CUP-25-20 with the following conditions:
 1. The permit shall be valid for three (3) years, provided standards are met;
 2. The permit shall be posted in the same area and manner as the Certificate of Occupancy.

Note: conditions unchanged from previous approvals