



Public Hearing

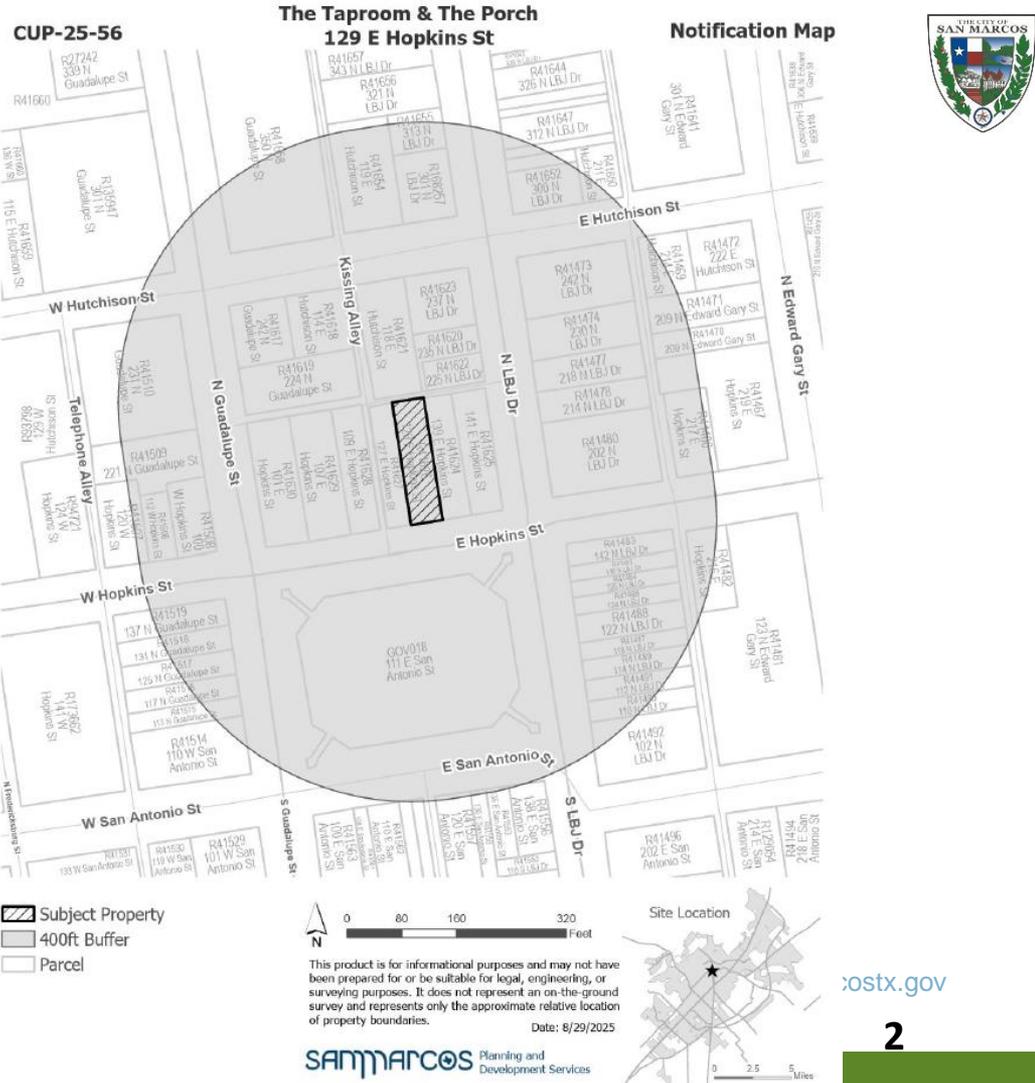
CUP-25-56

The Taproom & The Porch

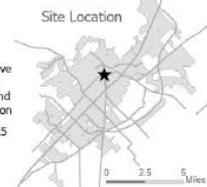
CUP-25-56 (The Taproom & The Porch) Hold a public hearing and consider a request by Samantha Phelps, on behalf of The Taproom & The Porch, for renewal of a Conditional Use Permit to allow on premise consumption of Mixed Beverages, located at 129 E Hopkins St. (K. Buck)

Property Information

- Approximately 0.18 acres
- Located: On East Hopkins St between LBJ and Guadalupe



- ▨ Subject Property
- 400ft Buffer
- Parcel



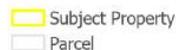
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Date: 8/29/2025



Context & History

- Currently: Bar
- Surrounding Uses:
 - Restaurants
 - Bars
 - Retail / office
 - Parking
 - Courthouse



Site Location



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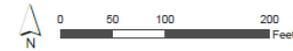
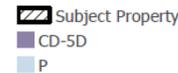
Context & History

- Existing Zoning:
Character District 5 Downtown (CD-5D)
- Proposed Use:
Bar & Restaurant
 - Hours of Operation:
 - Monday-Sunday: 11am-2am
- CUP Expiration Date:
October 25, 2025

CUP-25-56

The Taproom & The Porch
129 E Hopkins St

Zoning Map



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Date: 10/12/2022

SAN MARCOS Planning and Development Services





Recommendation

Staff recommends approval of CUP-25-56 with the following conditions:

1. The permit shall be valid for three (3) years, commencing October 25, 2025, provided standards are met; and
2. The permit shall be posted in the same area and manner as the Certificate of Occupancy.

Note: conditions unchanged from previous approvals