



# **Public Hearing**

## **CUP-21-05**

### **The Blind Salamander**

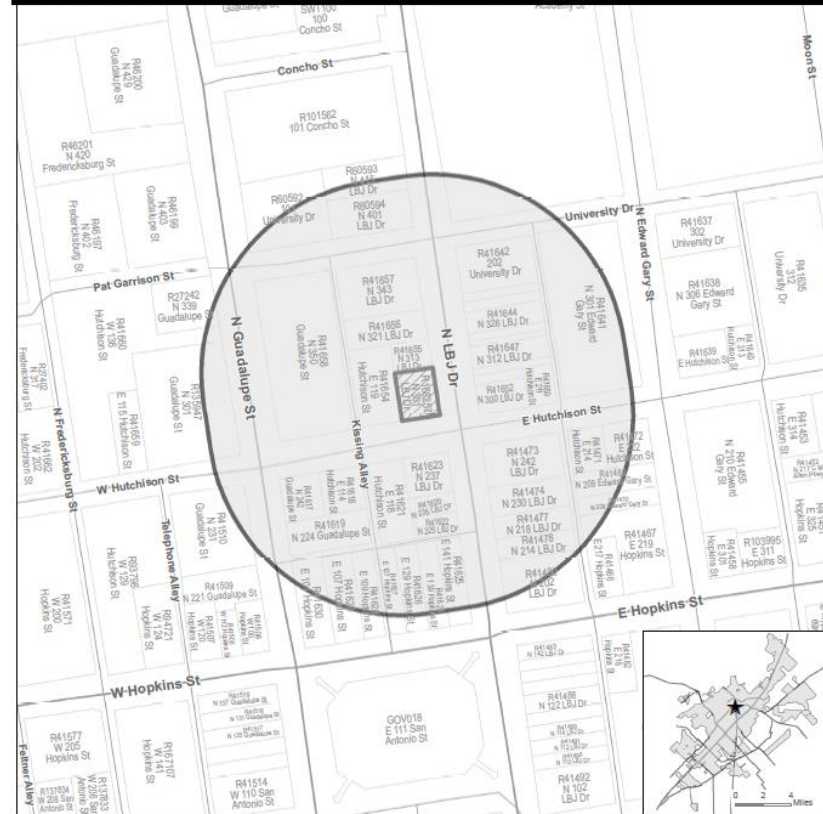
Hold a public hearing and consider a request by Allen Shy, OnceShy LLC, on behalf of The Blind Salamander, for a new Conditional Use Permit to allow the sale of mixed beverages for on-premise consumption at 301 N LBJ Drive, Suite 111 (W. Rugeley).



# Property Information

- Approximately 0.182 acres
- Northwest Corner of N. LBJ & E. Hutchison St

**CUP-21-05**  
**400' Notification Buffer**  
**The Blind Salamander - 301 N LBJ Dr, Ste. 111**



- ★ Site Location
- ▨ Subject Property
- 400' Buffer
- Parcel
- City Limit



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.

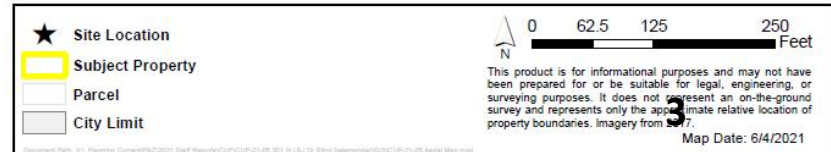
Map Date: 6/2/2021



# Context & History

- Under Construction. Previously Nichols Tire
- Surrounding Uses
  - Mobettacutz Barber Shop
  - Sophia's Hair Salon
  - Barefoot Outfitters
  - Louie's Beer Garden
- Building Permit Approved in 2019

CUP-21-05  
Aerial View  
The Blind Salamander — 301 N LBJ Dr, Ste 111

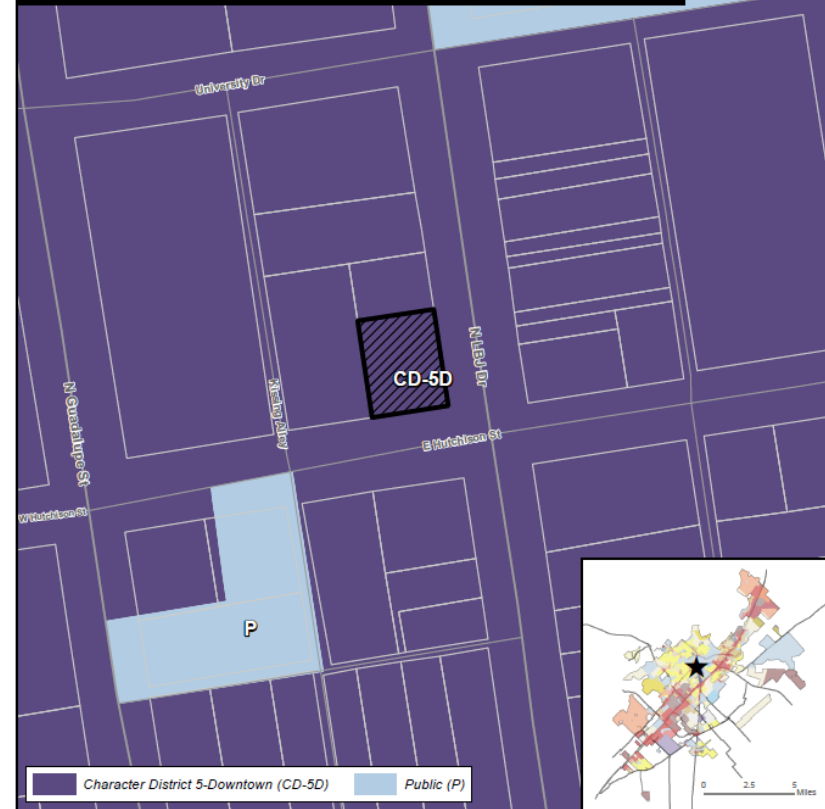




# Context & History

- Existing Zoning:  
Character District 5 Downtown  
(CD-5D)
- Proposed Use:  
Eating Establishment with  
Mixed Beverage Sales
  - Variable Hours

CUP-21-05  
Existing Zoning  
The Blind Salamander — 301 N LBJ Dr, Ste 111



- ★ Site Location
- ▨ Subject Property
- Parcels
- City Limit

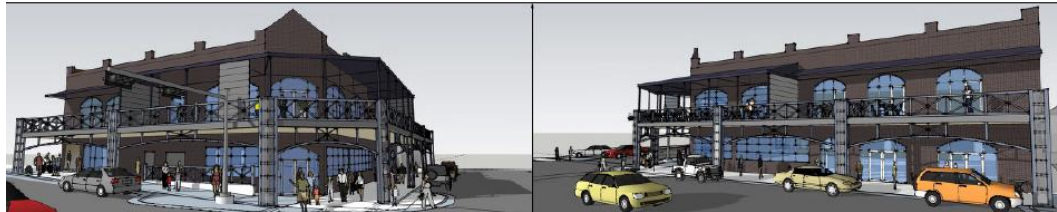
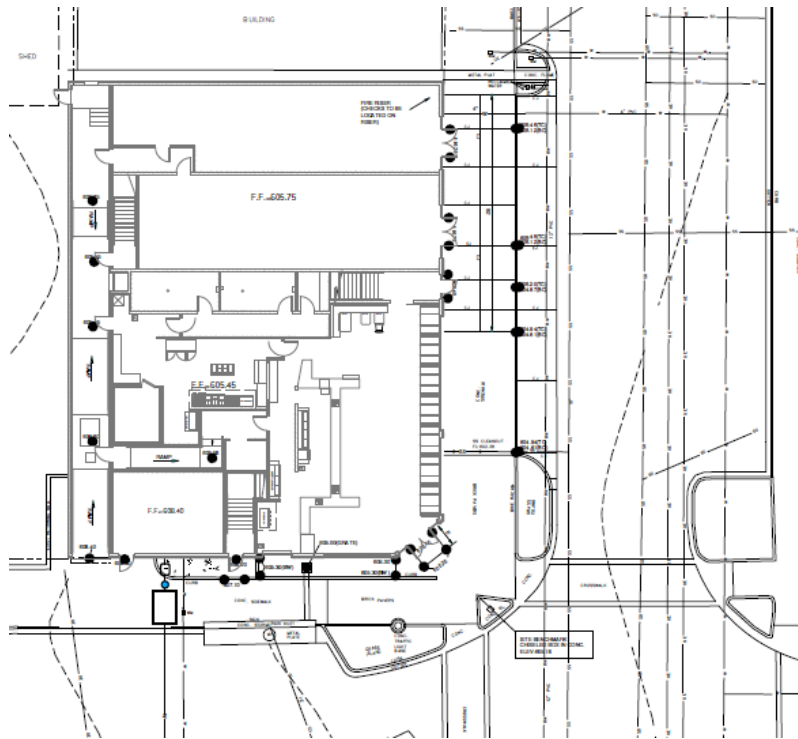
0 62.5 125 250 Feet

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Map Date: 6/4/2021



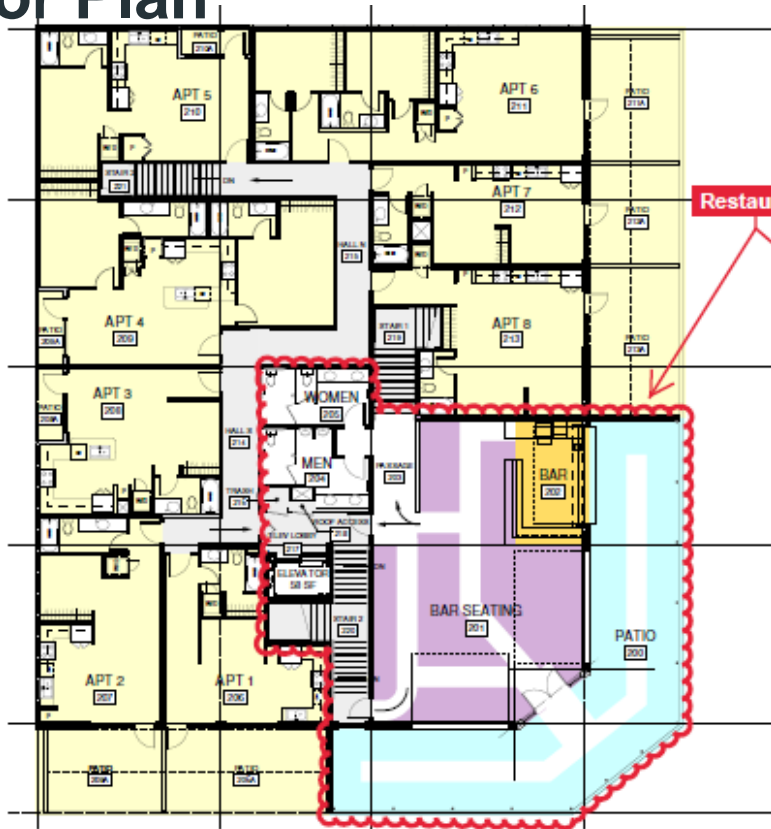
# • Site Plan & Elevation Plan



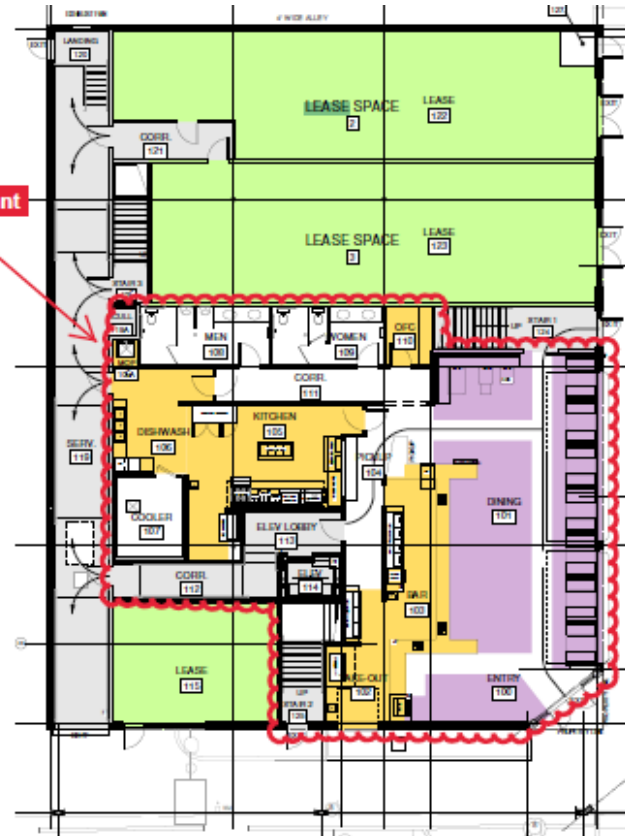




- Floor Plan



Restaurant



[sancostx.gov](http://sancostx.gov)



# Recommendation

- Staff recommends approval of the request with the following conditions.
  1. The permit shall become effective only upon the issuance of a TABC license;
  2. The permit shall be valid for one (1) year, provided standards are met; and
  3. The permit shall be posted in the same area and manner as the Certificate of Occupancy.