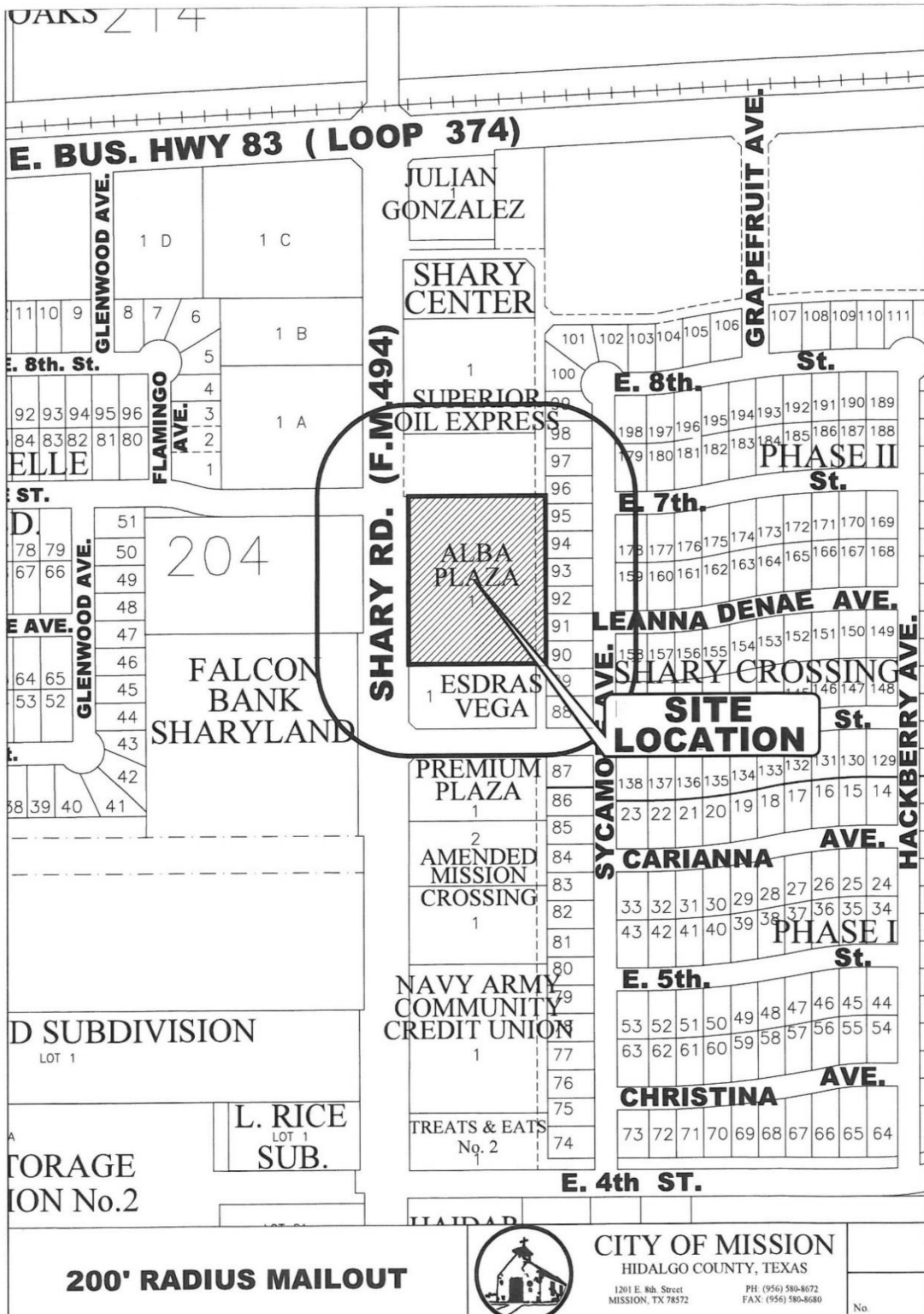


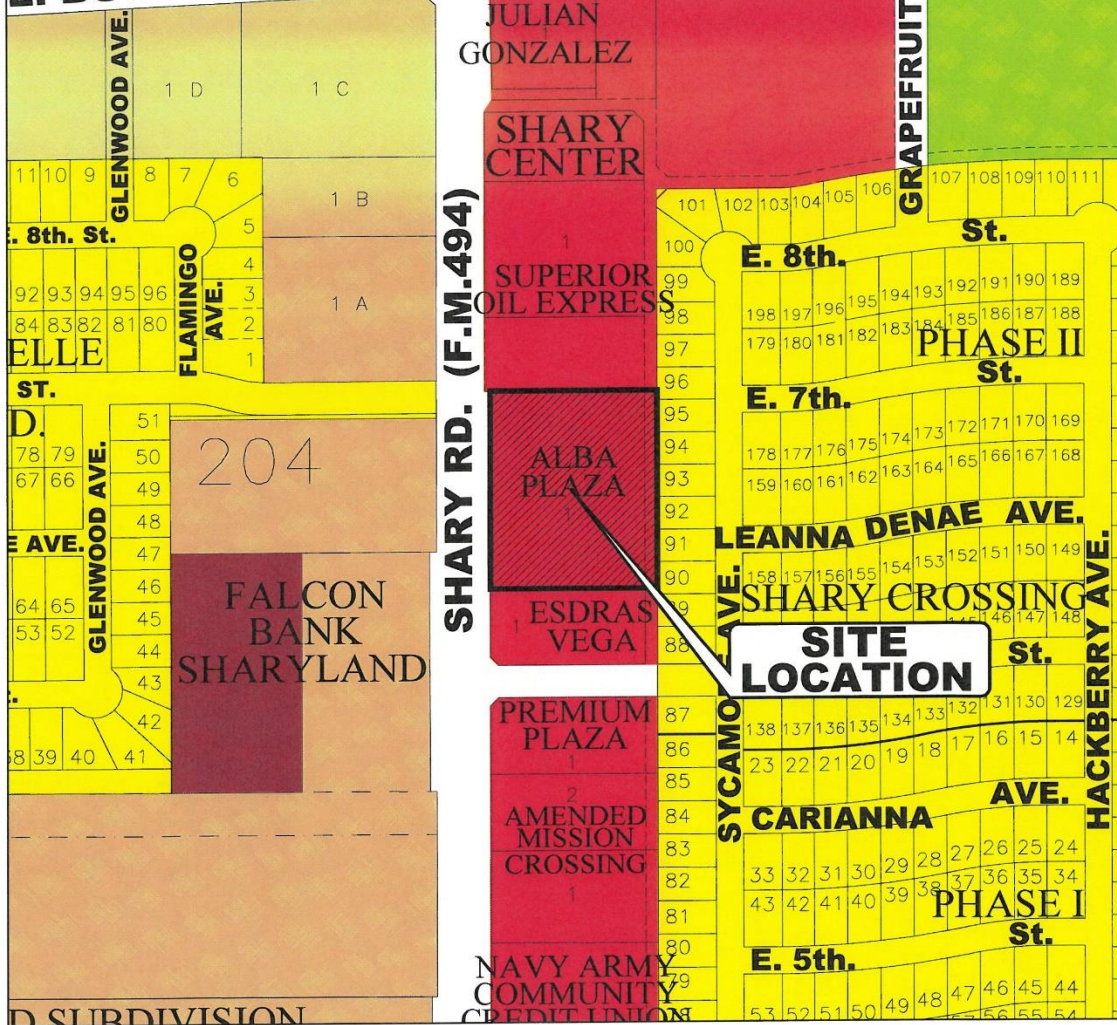
LEGAL NOTICE MAP



ZONING MAP



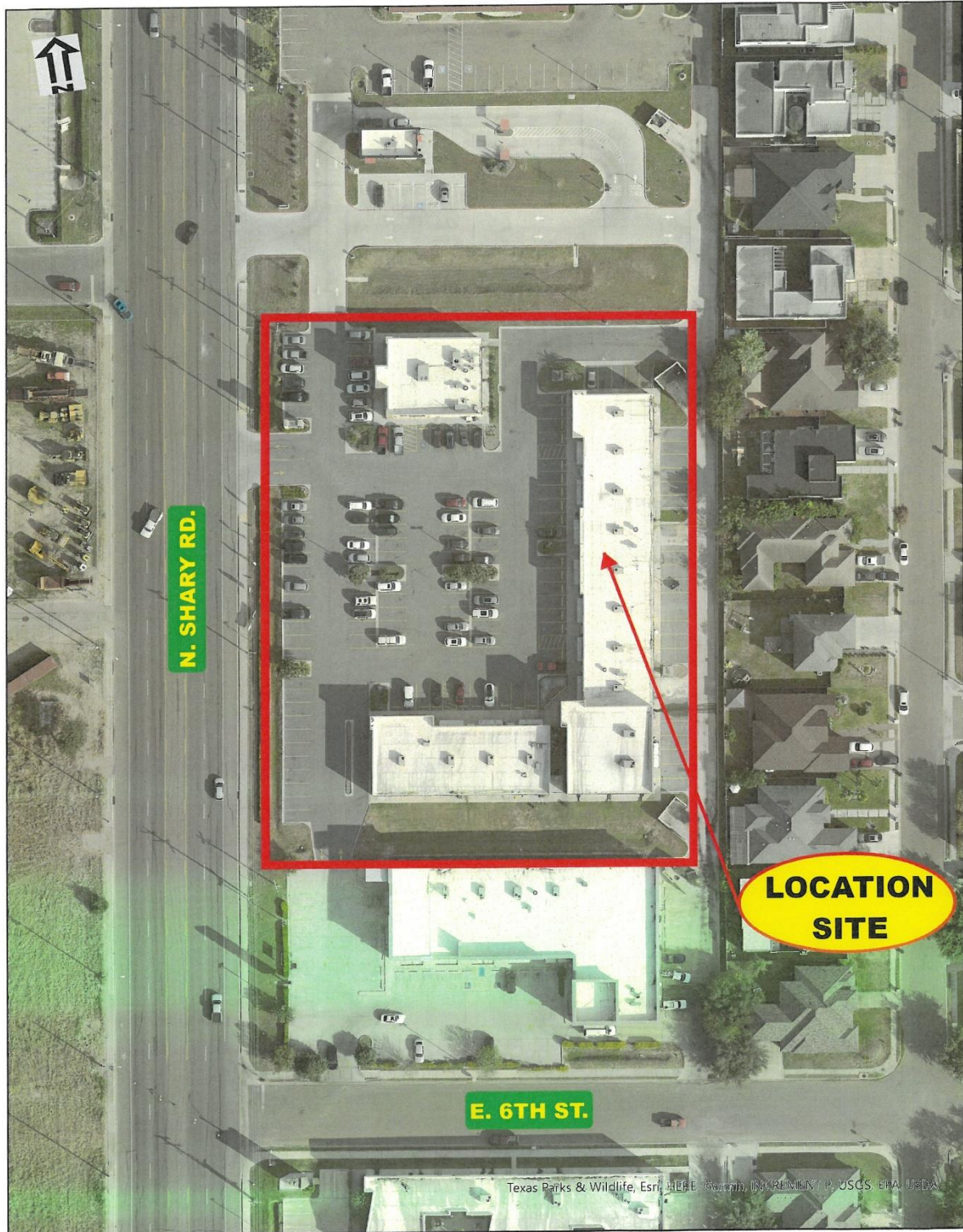
E. BUS. HWY 83 (LOOP 374)



ZONING LEGEND

	A0-I AGRICULTURAL OPEN INTERIM		R-3 MULTI-FAMILY RESIDENTIAL		C-4 HEAVY COMMERCIAL
	AO-P AGRICULTURAL OPEN PERMANENT		R-4 MOBILE & MODULAR HOME		C-5 ADAPTIVE COMMERCIAL
	R-1A LARGE LOT SINGLE FAMILY		R-5 HIGH DENSITY MFCT'D HOUSING		I-1 LIGHT INDUSTRIAL
	R-1T TOWNHOUSE RESIDENTIAL		C-1 OFFICE BUILDING		I-2 HEAVY INDUSTRIAL
	R-1 SINGLE FAMILY RESIDENTIAL		C-2 NEIGHBORHOOD COMMERCIAL		PUD PLANNED UNIT DEVELOPMENT
	R-2 DUPLEX-FOURPLEX RESIDENTIAL		C-3 GENERAL BUSINESS		P PUBLIC

ARIEL MAP



FLOOR PLAN

EXISTING BUILDING LAYOUT FLOORPLAN
SCALE 3/16" = 1'-0"

THIS DOCUMENT IS THE PROPERTY OF THE ARCHITECT. IT IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREON. IT IS NOT TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT. ANY VIOLATION OF THESE TERMS SHALL BE CONSIDERED A BREACH OF CONTRACT AND SUBJECT TO LEGAL ACTION.

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS. THE ARCHITECT SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY INSURANCE AND BONDS. THE ARCHITECT SHALL BE RESPONSIBLE FOR MONITORING THE CONSTRUCTION TO ENSURE IT CONFORMS TO THE DESIGN INTENT.

DIFFERENT PERSPECTIVE DESIGNS
 CELL (904) 624-2113
 DESIGN BY HUMBERTO ORTIZ

PAGE NO.
FLOORPLAN
 PROJECT FOR
 NEW SECURITY AND BATHS +
 REMODEL IN 1971/72

[illegible]

BROWN BULLDOG "BUD" SIGNATURE

**DIFFERENT PERSPECTIVE
DESIGNS**
CELL: (956)624-2313

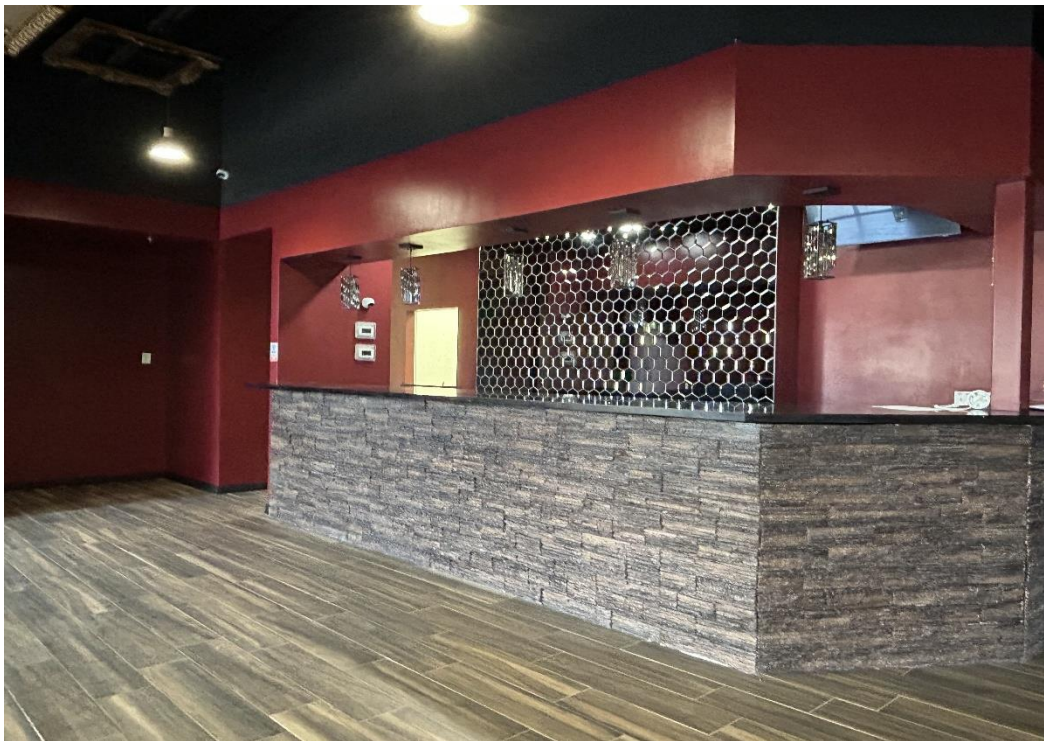
DESIGN BY HOMERO OROZCO

PAGE NO.
FLOORPLAN

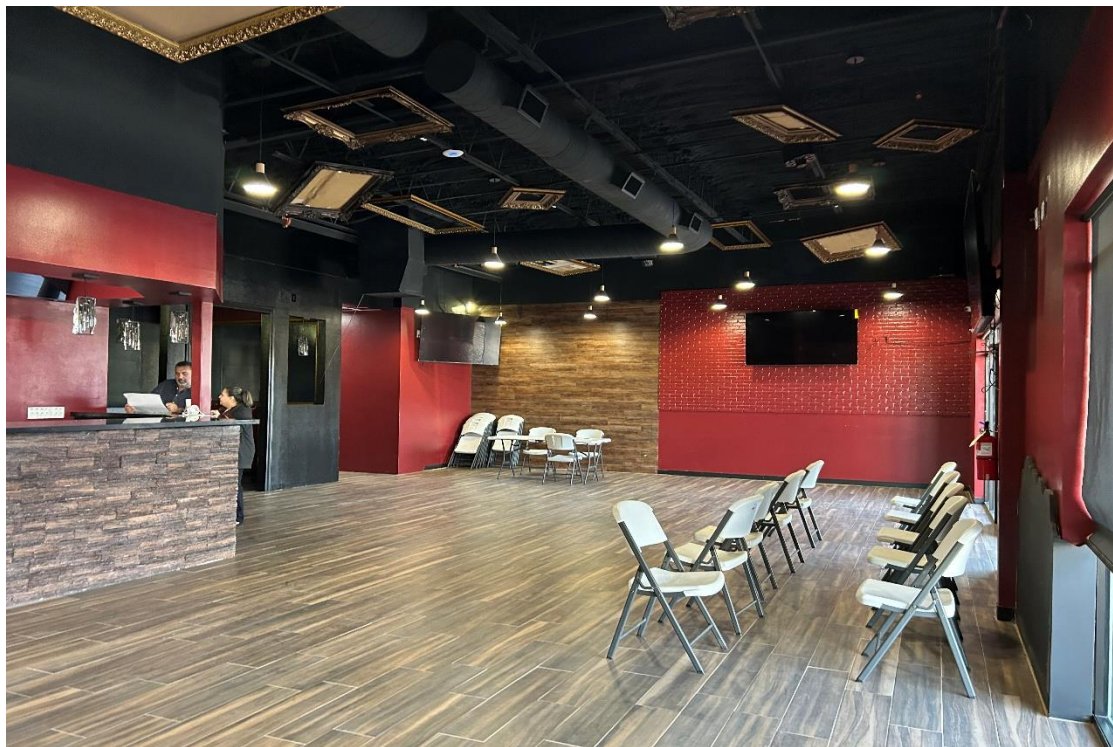
PROJECT FOR:
608 N SHAW RD SUITE 6
MCKINNEY, TX 75772

PROJECT FOR:
608 N. MEAD RD SUITE
MCKINNEY, TX 75069

PHOTOS



PHOTOS



MENU

Lux Lounge

Shareables

Firecracker Shrimp

Crispy Shrimp, Firecracker sauce, & scallions

Ceviche

Golden Mozzarella rods

Onion rings

Mini corn dogs

Fried Pickles

Sweet Potato Fries

Street Corn

Burger Sliders

Bacon cheese fries

The Ferris Wheel

Choose up to five shareables:
Mozzarella sticks, Fried Pickles,
Fries, sweet potato Fries, Onion
Rings, and Mini corn dogs.

Main Menu

Your Highness Steak

A bed of mash potatoes topped with a
creamy garlic butter sauce

Add Shrimp



Creamy Garlic Chicken Breast

Add Shrimp



Short Rib

The Golden Lux

Your choice of protein, with your choice
of spaghetti and mash potatoes

Chicken Club Sandwich

A grilled chicken breast with fresh
lettuce, tomato, Avocado and bacon



LUX Tacos

Your choice of Steak, Chicken or
Shrimp tacos with a side of pico de
gallo and picante



The Royal Pasta

A bed of pasta with your choice of
sauce: Alfredo, Green Spaghetti, or
Chipotle



Add chicken, Shrimp, or beef

TABC APPLICATION

10/9/25, 5:08 PM

Document



Document reference ID : 544425

Licensing Application Summary

You must review your application and confirm that the information displayed here is correct. Select **Review and Confirm** to continue and make the payment. If the information is not correct, select **Next** to return to the application, edit the data as needed and finalize the submission. If you need to store the application packet for your records, select **Download**.

Application ID:	544425
Applicant Name:	Brilla's Bistro LLC
License Type applied for:	Mixed Beverage Permit (MB)

Entity Information

Business Structure:	Limited liability company
FEIN/SSN Number:	394127326
Member Managed or Manager Managed:	Manager Managed
Historically Underutilized Business:	No
Veteran-owned business:	No
Fraternal Owned:	No
Secretary of State Filing Number:	806191000
Date Filed:	8/27/2025
Filing State:	TX

Primary Business Entity Contact Information

Legal First Name:	Roberto
Legal Middle Name:	Acuna JR
Email Address:	robert_acuna@txwideinsurance.com
Phone Number:	956-638-7350

TABC APPLICATION

10/9/25, 5:08 PM

Document

Initial Application Information

Authority Type: I am a principal or authorized user with binding authority

Prefix: Mrs

Legal First Name: Dianey

Legal Last Name: Bazaldua

Email Address: southtexasliquorlicense@gmail.com

Phone Number: 956-227-0996

Principal Parties

Principal Parent Entity	Principal Party	Role	Ownership %	Action
Brilla's Bistro LLC	Roberto Acuna	Manager and/or Officer	50	Added
Brilla's Bistro LLC	Martha Isabel Rivas	Manager and/or Officer	50	Added

TABC APPLICATION

10/9/25, 5:08 PM

Document

Initial Application Information

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Prefix: Mrs

Legal First Name: Dianey

Legal Last Name: Bazaldua

Email Address: southtexasliquorlicense@gmail.com

Phone Number: 956-227-0996

Principal Parties

Principal Parent Entity	Principal Party	Role	Ownership %	Action
Brilla's Bistro LLC	Roberto Acuna	Manager and/or Officer	50	Added
Brilla's Bistro LLC	Martha Isabel Rivas	Manager and/or Officer	50	Added

MAILOUT LIST

PROP_ID	geoID	name	addrDelive	addrCity	addrState	addrZip
684555	S2755-02-000-0139-00	CISNEROS KRYSTAL NALLEY	2421 E 6TH AVE	MISSION	TX	78572-1962
684504	S2755-02-000-0088-00	MARTINEZ ENRIQUE C & VERONICA M	601 SYCAMORE AVE	MISSION	TX	78572-1978
684505	S2755-02-000-0089-00	RODRIGUEZ ILEANA	603 SYCAMORE AVE	MISSION	TX	78572
684506	S2755-02-000-0090-00	MARTINEZ ANNETTE	605 SYCAMORE AVE	MISSION	TX	78572-1978
684575	S2755-02-000-0159-00	NUNEZ JOSE ANTONIO OVIEDO	2421 LEANNE DENAE AVE	MISSION	TX	78572-1964
684595	S2755-02-000-0179-00	ZHENG DA MEI	2421 E 7TH AVE	MISSION	TX	78572-1946
684508	S2755-02-000-0092-00	GONZALEZ ARMANDO F JR	1702 JONATHON DR	MISSION	TX	78572-8564
684510	S2755-02-000-0094-00	WHLL LLC	808 S SHARY RD SUITE 5216	MISSION	TX	78572
684614	S2755-02-000-0198-00	AVILA CARLOS & SANDRA PALACIOS DE AVILA	2420 E 8TH AVE	MISSION	TX	78572
684574	S2755-02-000-0158-00	CASTELLANOS SILVIA LUCERO LAM	2420 LEANNA DENAE AVE	MISSION	TX	78572-1975
684594	S2755-02-000-0178-00	PENA ALEJANDRO TREVINO	2420 E 7TH AVE	MISSION	TX	78572-1947
684507	S2755-02-000-0091-00	GUERRERO NANCY GONZALEZ	607 SYCAMORE AVE	MISSION	TX	78572-1978
684509	S2755-02-000-0093-00	ESTRADA OMAR A	611 SYCAMORE AVE	MISSION	TX	78572-1978
684511	S2755-02-000-0095-00	PALACIOS CARLOS AVILA	615 SYCAMORE AVE	MISSION	TX	78572-1978
684512	S2755-02-000-0096-00	FULANITO INC	7416 N 4TH ST	MCALLEN	TX	78504
684513	S2755-02-000-0097-00	GUERRERO SELENE	703 SYCAMORE AVE	MISSION	TX	78572-1984
684514	S2755-02-000-0098-00	ZORILLA JORGE J REVILLA GUTIERREZ	705 SYCAMORE AVE	MISSION	TX	78572-1984
684515	S2755-02-000-0099-00	CASTILLO FRANCISCO JAVIER ALVARADO	707 SYCAMORE AVE	MISSION	TX	78572-1984
818962	S7682-00-000-0001-00	J & M VALLEY INVESTMENT LLC	710 N SHARY RD	MISSION	TX	78572-9745
20827570	F1520-00-000-0001-00	NEW MILLENNIUM I INVESTMENTS INC	711 W NOLANA 103 M	MCALLEN	TX	78504
685429	S2950-00-000-0204-45	LERMA MIGUEL & LOURDES	2426 E 21ST	MISSION	TX	78572-3391
960387	E6640-00-000-0001-00	YAMELS LLC	2000 WESTMINSTER CIR	BROWNSVILLE	TX	78521-3666
1471062	A2360-00-000-0001-05	PRO HOME INVESTMENTS LLC	200 S 10TH ST STE 1601-A	MCALLEN	TX	78501-4859
1308162	M4725-00-000-001A-00	AURIEL INVESTMENTS LLC	1200 AUBURN AVE STE 250	MCALLEN	TX	78504-1403
1308059	M4725-00-000-0000-01	MIRABELLE OWNERS ASSOCIATION INC	813 N MAIN ST STE	MCALLEN	TX	78501-0004
625924	S2950-00-000-0205-09	STATE OF TEXAS	PO BOX 1717	PHARR	TX	78577-1631
1238655	A2360-00-000-0001-00	PRO HOME INVESTMENTS LLC	200 S 10TH ST STE 1601-A	MCALLEN	TX	78501-4859
1561200	S2580-01-000-0001-00	BRADEN & TREYTON HOLDINGS LTD	605 W JAVELINA DR	PHARR	TX	78577-9470