

**AGENDA ITEM
EXECUTIVE SUMMARY**

Meeting Date: **March 19, 2025**

Agenda Item:

Public hearing and take action to consider a Conditional Use Permit for the Sale & On-Site Consumption of Alcoholic Beverages – Point Padel Club in a property zoned C-3 (General Business District), being Lot 2A, Stewart Plaza Subdivision, located at 1508 E/Expressway 83. Applicant: Point Padel Club, LLC

Prepared By: Susana De Luna
Title: Assistant Planning Director
Signature: *Susana De Luna*

Brief Summary:

Project Timeline

- February 12, 2025 – Application for Conditional Use Permit (“CUP”) submitted to the City.
- February 21, 2025 – In accordance with State and local law, notice of required public hearings mailed to all property owners within 200 feet of subject tract.
- March 19, 2025 - Public hearing and consideration of requested Conditional Use Permit by the Planning and Zoning Commission (P&Z).
- March 24, 2025 – Public hearing and consideration of requested Conditional Use Permit scheduled before the City Council.

Summary

- The site is located at the Southeast corner of E. Expressway 83 and Travis Street.
- Per Code of Ordinance, the Sale & On-Site Consumption of Alcoholic Beverages require the approval of a Conditional Use Permit by the City Council.
- The applicant is constructing a 12,852 square feet 2-story Sports Complex Facility that would include the following: 3-padel interior courts, 2-padel exterior courts, lobby, office, storage areas, bar and a terrace.
- Access to the site is via a 24’ access driveway off of Travis Street.
- The proposed hours of operation are as follows: Sunday – Friday from 5:30 am to 12:00 am, and Saturday from 5:30 am to 1 am
- Staff: 12 employees in different shifts
- Parking: The applicant is proposing to have 44 parking spaces.
- Sale of Alcohol: The facility includes a “bar” component. Section 1.56(3a) of the Zoning Code requires a minimum separation of 300’ from the property line of any church, school, public owned property, and residences. There are none of these land uses within the above radius (measured door to door for church or hospital; measured lot line to lot line for schools).
- The Planning staff has not received any objections to the request from surrounding property owners. Staff mailed out (6) legal notices to surrounding property owners.

- In accordance with the zoning ordinance, the P&Z and City Commission may impose requirements and conditions of approval as are needed to ensure that a use requested by a Conditional Use Permit is compatible and complementary to adjacent properties.

Staff Recommendation:

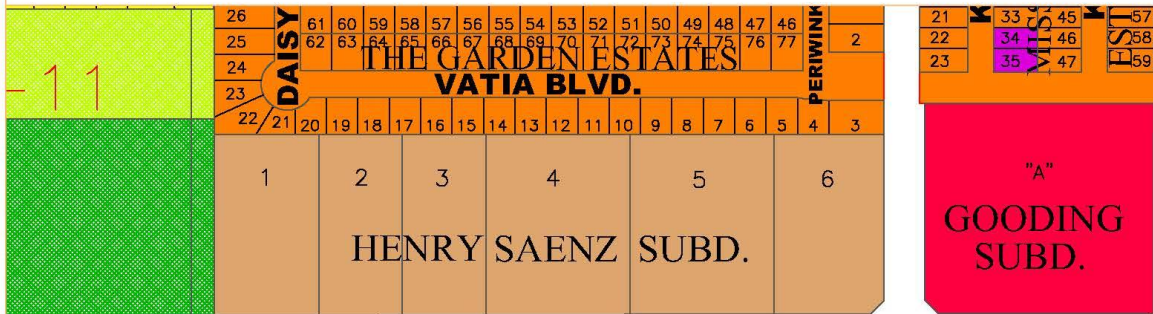
Staff recommends approval of the request subject to compliance with the following conditions:

1. Life of use with the understanding that the permit can be revoked due to non-compliance.
2. Must comply with all City Codes (Building, Fire, Health, and Sign codes, etc.)
3. Must comply with TABC requirements.
4. Must submit alcohol and food sales report quarterly.
5. CUP not transferable to others.
6. Hours of operation are Monday – Friday & Sunday from 5:30 am to 12:00 am, and Saturday from 5:30 am to 1:00 am

Attachment I

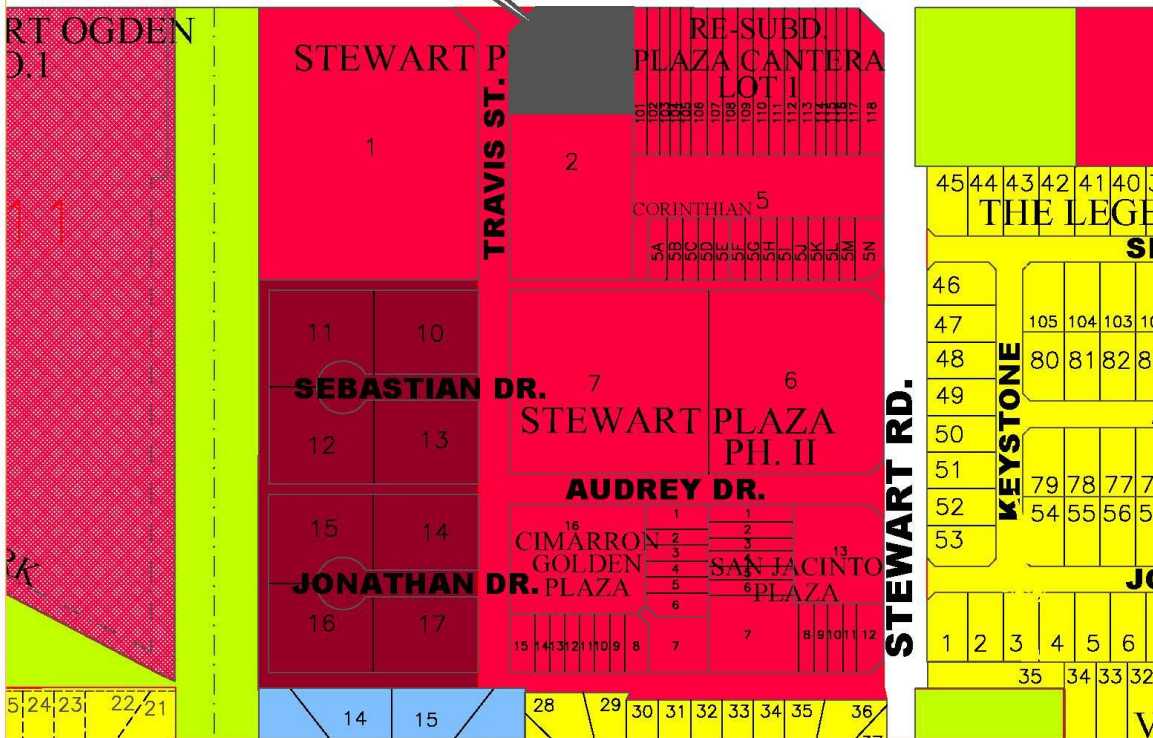


Attachment II



**SITE
LOCATION**

U.S. EXPRESSWAY 83



ZONING LEGEND

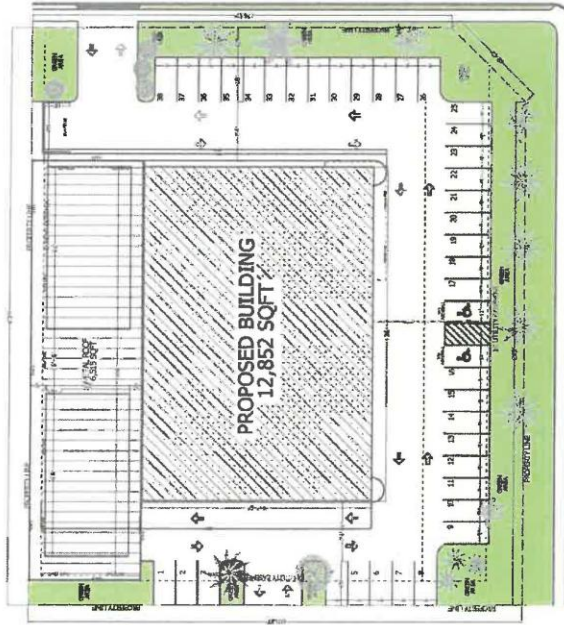
| | | |
|----------------------------------|--------------------------------|------------------------------|
| A0-I AGRICULTURAL OPEN INTERIM | R-3 MULTI-FAMILY RESIDENTIAL | C-4 HEAVY COMMERCIAL |
| AO-P AGRICULTURAL OPEN PERMANENT | R-4 MOBILE & MODULAR HOME | C-5 ADAPTIVE COMMERCIAL |
| R-1A LARGE LOT SINGLE FAMILY | R-5 HIGH DENSITY MFCTD 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 |



Attachment III



STEWART PLAZA
SBDV. LOT 2A
MISSION, TX.

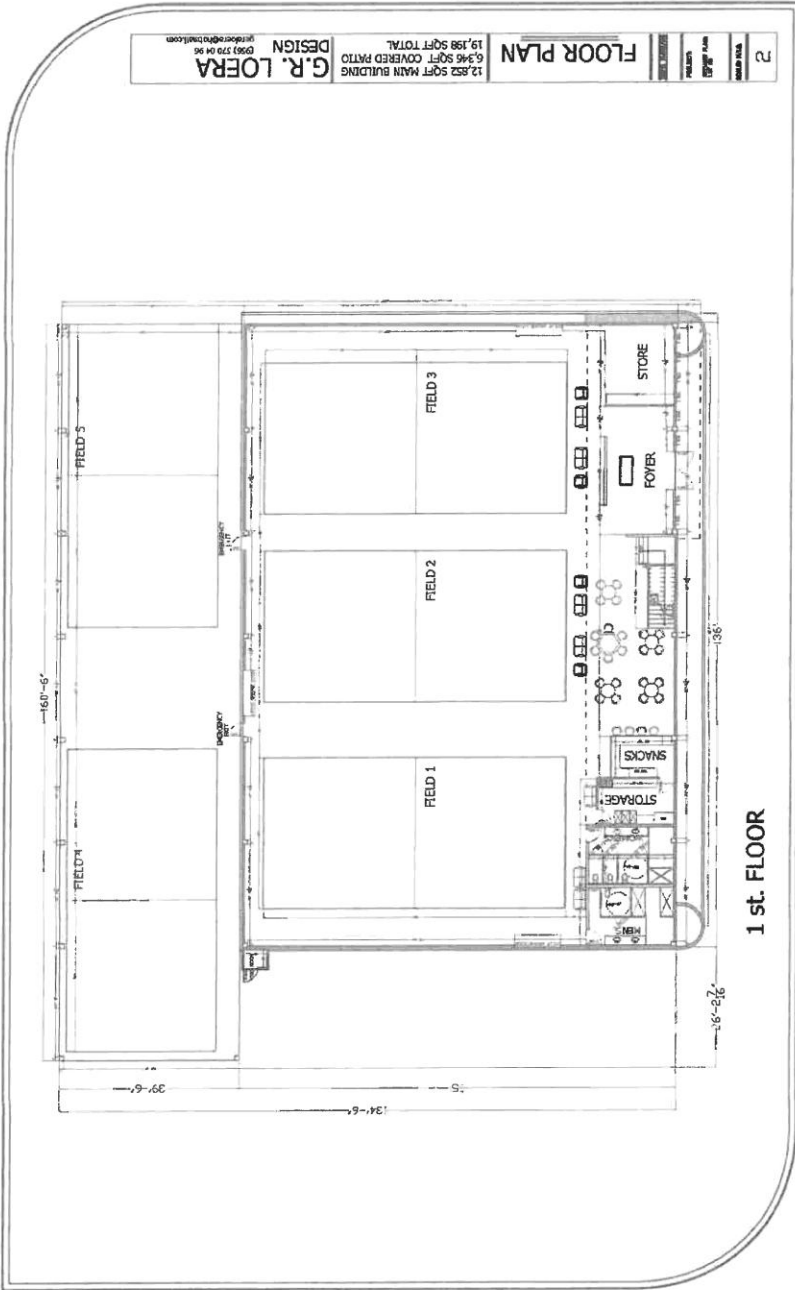


TRAVIS ST.

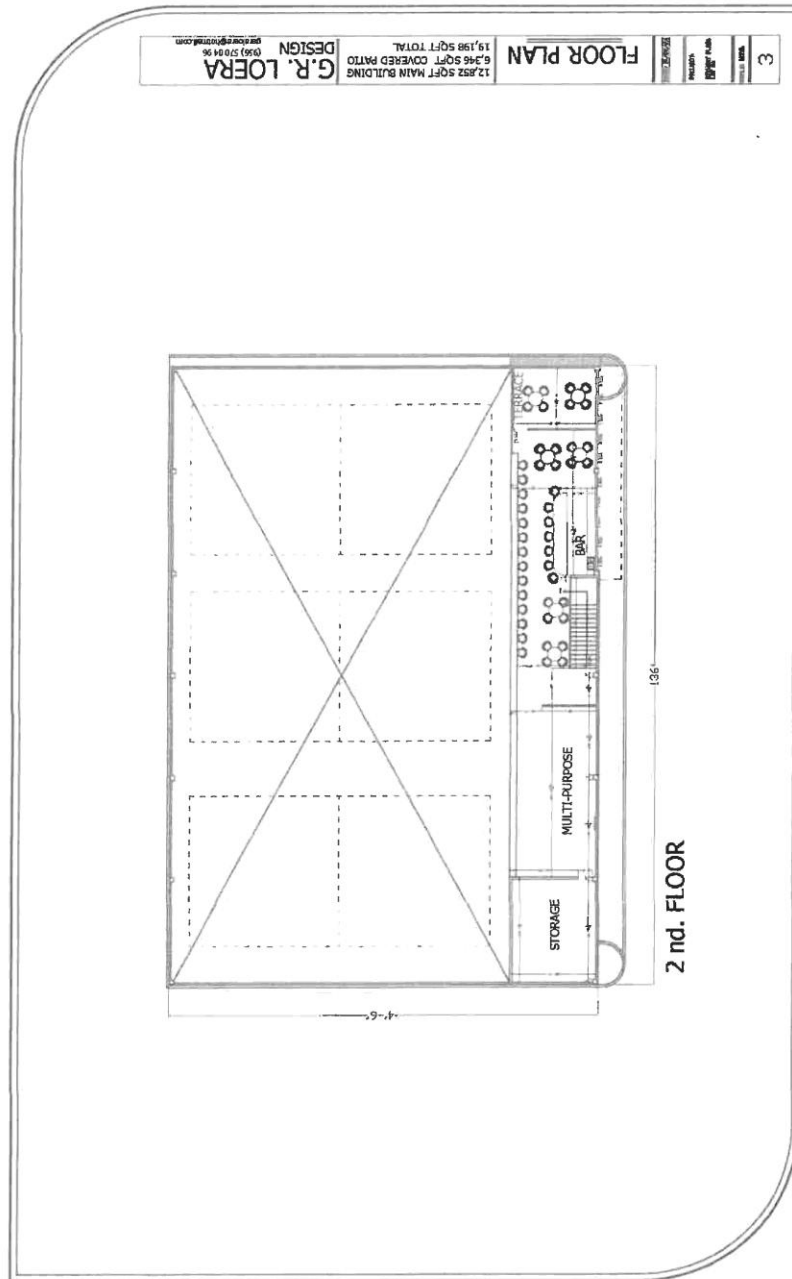
FRONTAGE RD. E. EXPRESSWAY 83

LOT SQ.F.T. = 46,636.95
GREEN AREA SQ.F.T. = 7,316
GREEN AREA % = 55.68%
PARKING PROVIDED = 40
H.C. PARKING PROVIDED = 2

| | | |
|-----------|------------------------------|-----------------------|
| 1 | DATE: 01/11/2017 | PROJECT: SBDV. LOT 2A |
| SITE PLAN | 12,852 SQ.F.T. MAIN BUILDING | DESIGN: G.R. LOERA |
| | 19,196 SQ.F.T. TOTAL | 01/11/2017 01/11/2017 |
| | 6,346 SQ.F.T. COVERED PATIO | |



Attachment VI



Attachment VII



**TEXAS ALCOHOLIC
BEVERAGE COMMISSION**
Texas Helping Businesses & Protecting Communities

**Required
Certifications**

Join TABC in the fight against human trafficking

L-CERT (7/2022)

Submit this form to the proper officials to obtain certification for the type of license/permit for which you are applying as required by TX Alc. Bev. Code, Sections 11.37, 11.39, 11.46(b), 61.37, 61.38, 61.42 and Rule §33.13. This Required Certifications form must be submitted with your Initial Application form.
Contact your local TABC office for assistance.

LOCATION INFORMATION

| | | | |
|---|---|--|---|
| 1. Trade Name of Location (Name of restaurant, bar, store, etc.) | | | |
| POINT PADEL CLUB | | | |
| 2. Owner of Business/Applicant (Name of Corporation, LLC, etc.) | | | |
| POINT PADEL CLUB, LLC | | | |
| 3. Type of Owner | | | |
| <input type="checkbox"/> Corporation | <input checked="" type="checkbox"/> Limited Liability Company | <input type="checkbox"/> Partnership | |
| <input type="checkbox"/> Limited Partnership | <input type="checkbox"/> Limited Liability Partnership | <input type="checkbox"/> Other: _____ | |
| 4. Location Address | | | |
| 1508 E. EXPRESSWAY 83 | | | |
| City | County | State | Zip Code |
| MISSION | HIDALGO | TX | 78572 |
| 5. Mailing Address | | | |
| 2701 Brock St | | | |
| City | County | State | Zip Code |
| MISSION | HIDALGO | TX | 78572 |
| 6. Business Telephone Number | Alternate Telephone Number | E-mail Address | |
| (956)-638-7155 | | POINTPADELCLUB@GMAIL.COM | |
| 7. Application for: | | | |
| <input checked="" type="checkbox"/> Original | <input type="checkbox"/> Reinstatement | License/Permit Number | <input type="checkbox"/> Reinstatement and Change of Trade Name |
| | <input type="checkbox"/> Change of Location | License/Permit Number | <input type="checkbox"/> Change of Location and Trade Name |
| 8A. Type of Off-Premise Retailer License/Permit: | | | |
| <input type="checkbox"/> BF Retail Dealer's Off-Premise License | <input type="checkbox"/> E Local Cartage Permit | <input type="checkbox"/> P Package Store Permit | |
| <input type="checkbox"/> BQ Wine and Malt Beverage Retail Dealer's Off-Premise Permit | <input type="checkbox"/> ET Third-Party Local Cartage Permit | <input type="checkbox"/> Q Wine Only Package Store | |
| <input type="checkbox"/> LP Local Distributor's Permit | | | |
| 8B. Type of On-Premise Retailer License/Permit | | | |
| <input type="checkbox"/> BE Retail Dealer's On-Premise License | <input type="checkbox"/> E Local Cartage Permit | <input type="checkbox"/> MB Mixed Beverage | |
| <input checked="" type="checkbox"/> BG Wine and Malt Beverage Retail Dealer's On-Premise Permit | <input type="checkbox"/> FB Food and Beverage Certificate | <input type="checkbox"/> WP Waterpark Permit | |
| <input type="checkbox"/> BP Brewpub License | <input type="checkbox"/> LH Late Hours Certificate | | |
| 8C. Type of Wholesaler's, Distributor's, or Manufacturer's License/Permit | | | |
| <input type="checkbox"/> BB General Distributor's License | <input type="checkbox"/> D Distillers and Rectifiers Permit - allows on-premise consumption | <input type="checkbox"/> S Nonresident Seller's Permit | |
| <input type="checkbox"/> BC Branch Distributor's License | <input type="checkbox"/> DS Out-of-State Winery Direct Shipper's Permit | <input type="checkbox"/> SD Brewer's Self-Distribution License | |
| <input type="checkbox"/> BN Nonresident Brewer's License | <input type="checkbox"/> G Winery - allows on-premise consumption | <input type="checkbox"/> W Wholesaler's Permit | |
| <input type="checkbox"/> BW Brewer's License | <input type="checkbox"/> J Bonded Warehouse | <input type="checkbox"/> X General Class B Wholesaler Permit | |
| <input type="checkbox"/> JD Bonded Warehouse (Dry Area) | | | |
| 9. For On or OFF-Premise Applicants, Indicate Primary Business Type at this Location | | | |
| <input type="checkbox"/> Bar | <input type="checkbox"/> Grocery/Market | <input type="checkbox"/> Package Store | <input type="checkbox"/> Sexually Oriented |
| <input type="checkbox"/> Civic Center | <input type="checkbox"/> Hotel | <input type="checkbox"/> Public Entertainment Fac. (PEF as defined in Sec. 108.73) | <input type="checkbox"/> Sporting Arena |
| <input type="checkbox"/> Convenience Store | <input type="checkbox"/> Motel | <input type="checkbox"/> Racetrack | |
| <input type="checkbox"/> Delivery Company | <input type="checkbox"/> Movie Theater | <input type="checkbox"/> Restaurant | |

Attachment VIII

Trade Name: POINT PADEL CLUB, LLC

Location Address: 1504 E. EXPRESSWAY 93

City: MISSION

County: Hidalgo

Off-Premise Certifications

Per Sec. 11.37, not later than the 30th day after the date a prospective applicant for a permit... requests certification, the city secretary... shall certify whether the location or address given in the request is in a wet area and whether the sale of alcoholic beverages for which the permit is sought is prohibited by charter or ordinance.

Certificate of City Secretary: P, Q, BF, BQ

TX Alc. Bev. Code, Section 11.37 & 61.37

☐ CHECK HERE IF NOT IN CITY LIMITS

I hereby certify on this _____ day of _____, 20____, that the location for which the license/permit is sought as the place of business is in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

| Permits/Licenses Wet For | Based on most recent local option election, area is wet for: |
|---------------------------------------|---|
| <input type="checkbox"/> BF | The legal sale of malt beverages for off-premise consumption only <input type="checkbox"/> greater than 5% alcohol by volume OR <input type="checkbox"/> 5% or less alcohol by volume |
| <input type="checkbox"/> BF, BQ, Q | The legal sale of malt beverages and wine for off-premise consumption only |
| <input type="checkbox"/> BF, BQ, Q, P | The legal sale of all alcoholic beverages for off-premise consumption only |

OR

☐ I hereby refuse on this _____ day of _____, 20____ to certify this location.

SIGN

HERE _____, TEXAS
City Secretary/Clerk City

SEAL

On-Premise Certifications

Per Sec. 11.37, not later than the 30th day after the date a prospective applicant for a permit... requests certification, the city secretary... shall certify whether the location or address given in the request is in a wet area and whether the sale of alcoholic beverages for which the permit is sought is prohibited by charter or ordinance.

Certificate of City Secretary (FOR MB, MB/FB, BG, BG/FB, BE, & BE/FB)

TX Alc. Bev. Code, Section 11.37 & 61.37

I hereby certify on this _____ day of _____, 20____, that this location address is in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

| Permits/Licenses Wet For | Based on most recent local option election, area is wet for: |
|---|--|
| <input type="checkbox"/> MB | Mixed Beverage Permit |
| <input type="checkbox"/> MB/FB | Mixed Beverage Restaurant Permit with required Food and Beverage Certificate |
| <input type="checkbox"/> BG* | Wine and Malt Beverage Retail Dealer's On-Premise Permit |
| <input type="checkbox"/> BG/FB* | Wine and Malt Beverage Retail Dealer's On-Premise Permit with required Food and Beverage Certificate |
| <input type="checkbox"/> BE* | Retail Dealer's On-Premise License |
| <input type="checkbox"/> BE/FB* | Retail Dealer's On-Premise License with required Food and Beverage Certificate |
| *Mark box on right for BE and/or BE/FB | <input type="checkbox"/> greater than 5% alcohol by volume OR <input type="checkbox"/> 5% or less alcohol by volume |
| *Mark box on right for any of the following license or permit types BG, BG/FB BE, BE/FB | Election for given location was held for: <input type="checkbox"/> legal sale of malt beverage/wine (17%) on-premise AFTER Sept. 1, 1999 OR <input type="checkbox"/> legal sale of malt beverage/wine (14%) on-premise BEFORE Sept. 1, 1999 |

SIGN

HERE _____, TEXAS
City Secretary/Clerk City

SEAL

Certification for Late Hours Certificate (LH)

TX Alc. Bev. Code, Chapters 29 & 70 et seq.

I hereby certify on this _____ day of _____, 20____, that one of the below is correct:

| | |
|-----------------------------|---|
| <input type="checkbox"/> OR | The governing body of this city or county has by ordinance or order authorized the sale of mixed beverages between midnight and 2:00 A.M.; |
| <input type="checkbox"/> OR | The governing body of this city or county has by ordinance or order authorized the sale of malt beverage between midnight and _____ A.M.; |
| <input type="checkbox"/> OR | The population of the city or county where premises are located was 500,000 or more according to the 24 th Decennial Census of the United States as released by the Bureau of the Census on April 1, 2020; |
| <input type="checkbox"/> OR | The population of the city or county where premises are located was 800,000 or more according to the last Federal Census (2020). |

SIGN

HERE _____, TEXAS
City Secretary/Clerk City

SEAL

Attachment IX

Trade Name: POINT PADEL CLUB, LLC

Location Address: 1504 E. EXPRESSWAY #3

City: MISSION

County: HIDALGO

Wholesaler, Distributor or Manufacturer Certifications

Per Sec. 11.37, not later than the 30th day after the date a prospective applicant for a permit...requests certification, the city secretary... shall certify whether the location or address given in the request is in a wet area and whether the sale of alcoholic beverages for which the permit is sought is prohibited by charter or ordinance.

Certificate of City Secretary for: J

☐ CHECK HERE IF NOT IN CITY LIMITS

I hereby certify on this ____ day of _____, 20____, that this location address is in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

SIGN

HERE _____, TEXAS
City Secretary/Clerk City

SEAL

Certificate of City Secretary for Winery (G) Applicants

Per Sec. 16.011, "A winery permit may be issued for premises in an area in which the sale of wine has not been authorized by a local option election..."

I hereby certify on this ____ day of _____, 20____, that this location address ☐ is ☐ is not in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

OR

☐ I hereby refuse on this ____ day of _____, 20____ to certify this location.

SIGN

HERE _____, TEXAS
City Secretary/Clerk City

SEAL

Certificate of City Secretary for: BW & D

I hereby certify on this ____ day of _____, 20____, that this location address is in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages, and

☐ does ☐ does not allow for on-premise consumption and
☐ does ☐ does not allow for off-premise consumption in accordance with 501.035 of the Election Code.

OR

☐ I hereby refuse on this ____ day of _____, 20____ to certify this location.

SIGN

HERE _____, TEXAS
City Secretary/Clerk City

SEAL

Certificate of City Secretary for: BB, BC, W & X

Applicants Per Sec. 251.79 "a wholesaler's permit, general class B wholesaler's permit, or a general or branch distributor's license may be issued and licensed premises maintained in any area where the sale of any alcoholic beverage is legal."

I hereby certify on this ____ day of _____, 20____, that this location address ☐ is ☐ is not in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

OR

I hereby refuse on this ____ day of _____, 20____ to certify this location.

SIGN

HERE _____, TEXAS
City Secretary/Clerk City

SEAL

Attachment X

Trade Name: POINT PADEL CLUB, LLC

Location Address: 1501 E. EXPRESSWAY #3

City: MISSION

County: HIDALGO

Off-Premise Certifications

Per Sec. 11.37, not later than the 30th day after the date a prospective applicant for a permit requests certification, the county clerk shall certify whether the location or address given in the request is in a wet area and whether the sale of alcoholic beverages for which the permit is sought is prohibited by any valid order.

Certificate of County Clerk: P, Q, BF, BQ

TX Alc. Bev. Code, Section 11.37 & 61.37

☐ CHECK HERE IF NOT IN CITY LIMITS

I hereby certify on this _____ day of _____, 20____, that the location for which the license/permit is sought as the place of business is in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

| Permits/Licenses Wet For | Based on most recent local option election, area is wet for: |
|---------------------------------------|---|
| <input type="checkbox"/> BF | The legal sale of malt beverages for off-premise consumption only <input type="checkbox"/> greater than 5% alcohol by volume OR <input type="checkbox"/> 5% or less alcohol by volume |
| <input type="checkbox"/> BF, BQ, Q | The legal sale of malt beverages and wine for off-premise consumption only |
| <input type="checkbox"/> BF, BQ, Q, P | The legal sale of all alcoholic beverages for off-premise consumption only |

OR

☐ I hereby refuse on this _____ day of _____, 20____ to certify this location.

SIGN

HERE _____ County Clerk _____ County

SEAL

On-Premise Certifications

Per Sec. 11.37, not later than the 30th day after the date a prospective applicant for a permit requests certification, the county clerk shall certify whether the location or address given in the request is in a wet area and whether the sale of alcoholic beverages for which the permit is sought is prohibited by any valid order.

Certificate of County Clerk (FOR MB, MB/FB, BG, BG/FB, BE, & BE/FB)

TX Alc. Bev. Code, Section 11.37 & 61.37

I hereby certify on this _____ day of _____, 20____, that this location address is in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

| Permits/Licenses Wet For | Based on most recent local option election, area is wet for: |
|---|--|
| <input type="checkbox"/> MB | Mixed Beverage Permit |
| <input type="checkbox"/> MB/FB | Mixed Beverage Restaurant Permit with required Food and Beverage Certificate |
| <input type="checkbox"/> BG* | Wine and Malt Beverage Retail Dealer's On-Premise Permit |
| <input type="checkbox"/> BG/FB* | Wine and Malt Beverage Retail Dealer's On-Premise Permit with required Food and Beverage Certificate |
| <input type="checkbox"/> BE* | Retail Dealer's On-Premise License |
| <input type="checkbox"/> BE/FB* | Retail Dealer's On-Premise License with required Food and Beverage Certificate |
| *Mark box on right for BE and/or BE/FB | <input type="checkbox"/> greater than 5% alcohol by volume OR <input type="checkbox"/> 5% or less alcohol by volume |
| *Mark box on right for any of the following license or permit types BG, BG/FB BE, BE/FB | Election for given location was held for: <input type="checkbox"/> legal sale of malt beverage/wine (17%) on-premise AFTER Sept. 1, 1999 OR <input type="checkbox"/> legal sale of malt beverage/wine (14%) on-premise BEFORE Sept. 1, 1999 |

SIGN

HERE _____ County Clerk _____ County

SEAL

Certification for Late Hours Certificate (LH)

TX Alc. Bev. Code, Chapters 29 & 70 et seq.

I hereby certify on this _____ day of _____, 20____, that one of the below is correct:

| | |
|--------------------------|---|
| <input type="checkbox"/> | The governing body of this city or county has by ordinance or order authorized the sale of <i>mixed beverages</i> between midnight and 2:00 A.M.; |
| OR | |
| <input type="checkbox"/> | The governing body of this city or county has by ordinance or order authorized the sale of <i>malt beverage</i> between midnight and _____ A.M.; |
| OR | |
| <input type="checkbox"/> | The population of the city or county where premises are located was 500,000 or more according to the 24 th Decennial Census of the United States as released by the Bureau of the Census on April 1, 2020; |
| OR | |
| <input type="checkbox"/> | The population of the city or county where premises are located was 800,000 or more according to the last Federal Census (2020). |

SIGN

HERE _____ County Clerk _____ County

SEAL

Attachment XI

Trade Name: POINT PADEL CLUB, LLC

Location Address: 1508 E. EXPRESSWAY #3

City: MISSION

County: HIDALGO

Wholesaler, Distributor or Manufacturer Certifications

Per Sec. 11.37, not later than the 30th day after the date a prospective applicant for a permit requests certification, the county clerk shall certify whether the location or address given in the request is in a wet area and whether the sale of alcoholic beverages for which the permit is sought is prohibited by any valid order.

Certificate of County Clerk for: J

☐ CHECK HERE IF NOT IN CITY LIMITS

I hereby certify on this ____ day of _____, 20____, that this location address is in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

SIGN
HERE _____

County Clerk

County

SEAL

Certificate of County Clerk for Winery (G) Applicants

Per Sec. 16.011, "A winery permit may be issued for premises in an area in which the sale of wine has not been authorized by a local option election..."

I hereby certify on this ____ day of _____, 20____, that this location address ☐ is ☐ is not in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

OR

☐ I hereby refuse on this ____ day of _____, 20____ to certify this location.

SIGN
HERE _____

County Clerk

County

SEAL

Certificate of County Clerk for: BW & D

I hereby certify on this ____ day of _____, 20____, that this location address is in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages, and

☐ does ☐ does not allow for on-premise consumption and

☐ does ☐ does not allow for off-premise consumption in accordance with 501.035 of the Election Code.

OR

☐ I hereby refuse on this ____ day of _____, 20____ to certify this location.

SIGN
HERE _____

County Clerk

County

SEAL

Certificate of County Clerk for: BB & BC, W & X

Applicants Per Sec. 251.79 "a wholesaler's permit, general class B wholesaler's permit, or a general or branch distributor's license may be issued and licensed premises maintained in any area where the sale of any alcoholic beverage is legal."

I hereby certify on this ____ day of _____, 20____, that this location address ☐ is ☐ is not in a "wet" area for this type of license or permit and inside the boundaries of this jurisdiction, where it is legal to sell such alcoholic beverages.

OR

I hereby refuse on this ____ day of _____, 20____ to certify this location.

SIGN
HERE _____

County Clerk

County

SEAL

Attachment XII

Trade Name: POINT PADEL CLUB, LLC

Location Address: 1508 E. EXPRESSWAY 83

City: MISSION

County: HIDALGO

Publisher's Affidavit for All Applicants Except BN, DS, S
TX Alc. Bev. Code, Section 11.39 and 61.38

| | | |
|---|--|--|
| Name of newspaper | | ATTACH PRINTED COPY OF THE NOTICE HERE Click here to see example of newspaper publication |
| City, County | | |
| Dates notice published in daily/weekly newspaper (MM/DD/YYYY) | | |
| <i>Publisher or designee certifies attached notice was published in newspaper stated on dates shown.</i> | | |
| Signature of publisher or designee | | |
| Sworn to and subscribed before me on this date (MM/DD/YYYY) | | |
| Signature of Notary Public | | |
| SEAL | | |

Comptroller of Public Accounts Certificate for All Applicants

TX Alc. Bev. Code, Section 11.46 (b) & 61.42 (b)

This is to certify on this _____ day of _____, 20____, the applicant holds or has applied for and satisfies all legal requirements for the issuance of a Sales Tax Permit under the Limited Sales, Excise and Use Tax Act or the applicant as of this date is not required to hold a Sales Tax Permit and that none of the persons making this application are indebted to the State of Texas.

Sales Tax Permit Number _____ Outlet Number _____

Print Name of Comptroller Employee _____

Print Title of Comptroller Employee _____

SIGN HERE _____ **FIELD OFFICE** _____ **SEAL**

Attachment XIII

Point Padel Club LLC

Beverages

1. Bottled/Canned products
2. Sodas (Coca-Cola products)
3. Energy Drinks
4. Gatorades
5. Electrolytes
6. Water
7. Juices
8. Sparkling water
9. Coffee (hot/ice)
10. Smoothies (protein/fruit)

Alcohol Drinks

1. Wine (bottle)
2. Wine (glass)
3. Draft Beer
4. Beer (Bottle/Can)
5. Hard Seltzers (Bottle/Can)
6. Flavored beverages (Bottle/Can)

Food

1. Chips
2. Chocolate bars
3. Candy
4. Cookies
5. Hot dogs
6. Ice cream
7. Nachos
8. Pastries
9. Pizzas
10. Sandwich/Paninis
11. Wraps

Attachment XIV

S6215-00-000-0001-00 (686762)
GRAM ENTERPRISES LTD
10213 N BENTSEN RD
MCALLEN TX 78504

S6215-00-000-0003-00 (686763)
MGV INVESTMENT GROUP LLC
4712 VERMONT AVE
MCALLEN TX 78503

S6215-00-000-0005-00 (686765)
LESKKO REAL ESTATE INVESTORS LTC
1205 TRAVIS STREET
MISSION TX 78572

S6215-00-000-002A-00 (686778)
MGV INVESTMENT GROUP LLC
4712 VERMONT AVE
MCALLEN TX 78503

S6215-00-000-002B-00 (686779)
BLUE SUNRISE INVESTMENTS LLC
312 W NOLANA LOOP
PHARR TX 78577

S6215-00-000-005A-00 (686792)
LESKO REAL ESTATE INVESTORS LTD
1205 TRAVIS ST
MISSION TX 78572

STAFF RECOMMENDATIONS:

1. Life of use with the understanding that the permit can be revoked due to non-compliance.
2. Must comply with all City Codes (Building, Fire, Health, Sign Codes, etc.)
3. Comply with TABC requirements
4. Must submit alcohol and food sales report quarterly
5. CUP not transferable to others.
6. Hours of operation: Sunday – Friday from 5:30 am to 12:00 am and Saturday from 5:30 am to 1:00 am

ORDINANCE NO. ____

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS
GRANTING A CONDITIONAL USE PERMIT FOR THE SALE & ON-SITE
CONSUMPTION OF ALCOHOLIC BEVERAGES – POINT PADEL CLUB, 1508 E.
EXPRESSWAY 83, BEING LOT 2A, STEWART PLAZA SUBDIVISION**

WHEREAS, the City Council of the City of Mission finds that during consideration of the conditional use permit request of March 19, 2025, the Planning and Zoning Commission of the City of Mission upon duly recognized motion and second, voted to recommend to the City Council that the conditional use permit shown below be granted.

WHEREAS, The City Council of the City of Mission, held a public hearing at 4:30 p.m. Monday, March 24, 2025, in the Council Chambers of the City Hall to consider the following conditional use permit:

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS, THAT THE FOLLOWING CONDITIONAL USE PERMIT BE GRANTED:

| Legal Description | Type | Conditions of Approval |
|---|--|---|
| 1508 E. Expressway 83 Being Lot 2A, Stewart Plaza Subdivision | Sale & On-Site Consumption of Alcoholic Beverages – Point Padel Club | <ol style="list-style-type: none">1. Life of Use with the understand that the permit can be revoked due to non-compliance2. Must comply with all City Codes (Building, Fire, Health, Sign Codes, etc.)3. Comply with TABC requirements,4. Must submit alcohol and food sales reports quarterly5. CUP not transferable to others, and6. Hours of Operation: Monday-Friday & Sunday 5:30 am to 12:00 am Saturday 5:30am – 1:00am |

READ, CONSIDERED AND PASSED, this the 24th day of March, 2025.

Norie Gonzalez Garza, Mayor

ATTEST:

Anna Carrillo, City Secretary