

Started: 6:27 p.m.

Ended: 6:30 p.m.

Item #2.1

Conditional Use Permit:

**Sale & On-Site Consumption of
Alcoholic Beverages – Lada (52) Bar & Grill
4001 S. Shary Road, Ste. 100
Lot 1, Sharyland Plantation Grove Tech-Center #2
PUD
Marco Mascorro**

Ms. De Luna went over write-up stating the subject site is located on the SE corner of San Mateo and Shary Road. Access to the site can be from one primary driveway off of Shary Road or from separate driveways from San Mateo or from San Gabriel. The last CUP approved for this location was on October 26, 2020 for a period of 2 years. The applicant would like to renew his CUP, staff notes that this would be the 3rd renewal.

- **Hours of Operation:** Monday – Sunday from 7p.m. to 2a.m.
- **Staff:** 9
- **Parking:** It is noted that the parking area is held in common (180 existing parking spaces) and are shared with other businesses. There are some areas within the parking that need maintenance but have already been addressed with the applicant.
- **Sale of Alcohol:** The existing restaurant includes a ‘bar’ component. Section 1.56 (3a) of the Zoning code requires a minimum separation of 300’ from the *property line* of any churches, schools, publicly owned property, and residences. There is a single-family residential neighborhood located within the 300’ radius; however, P&Z and the City Council waived this separation requirement in the CUP’s previous approval.

REVIEW COMMENTS: Notices were sent to property owners within a 200’ radius of this business where Staff has not received any comments in favor or against this request. Staff has asked Mission PD to provide a report in relation to the sale of alcohol and there has been no incidents reported.

RECOMMENDATION:

Staff recommends approval subject to:

1. Approval for 4 years at which time the CUP and TABC permit will need to be renewed;
2. Waiver of the 300’ separation requirement from the residential homes; and
3. Must comply with all City Codes (Fire, Health, and Building Code requirements)

Chairwoman Izaguirre asked if there was any input in favor or against the request.

There was none.

Chairwoman Izaguirre asked if the board had any questions.

There was none.

There being no discussion, Chairwoman Izaguirre entertained a motion. Mrs. Garza moved to approve the conditional use permit renewal as recommended by staff. Mr. Moreno seconded the motion. Upon a vote, the motion passed unanimously.