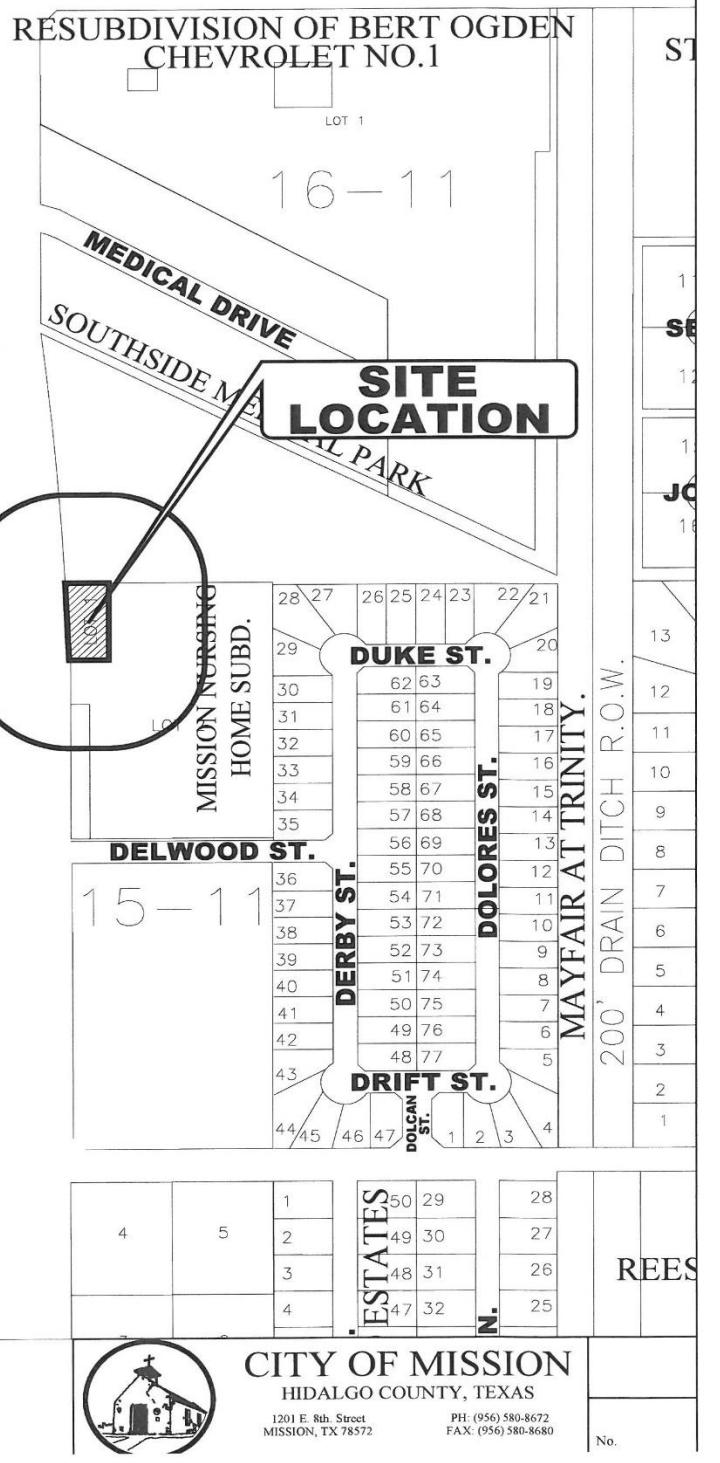
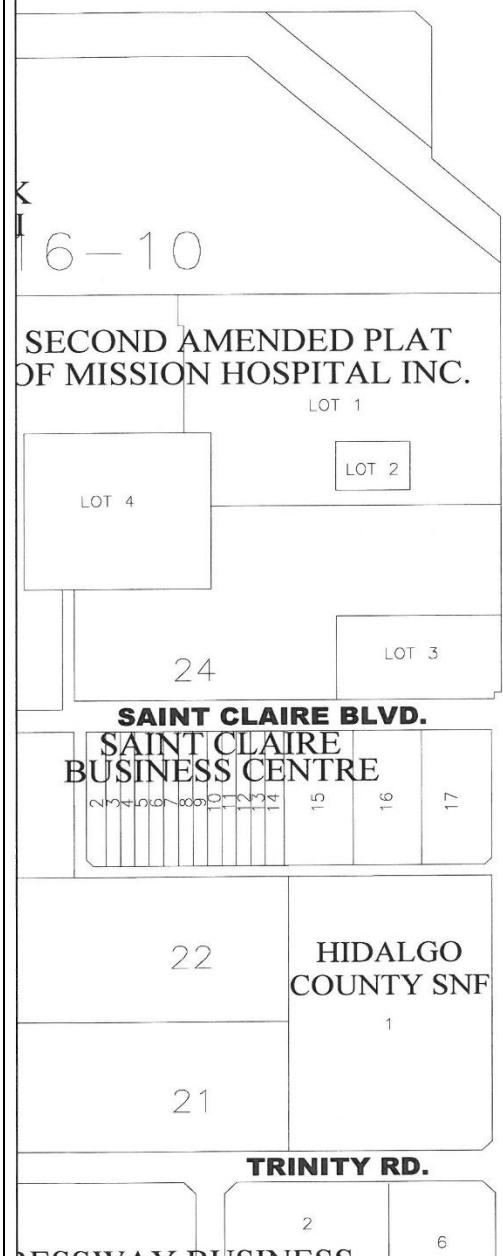


LEGAL NOTICE MAP

U.S. EXPRESSWAY 83



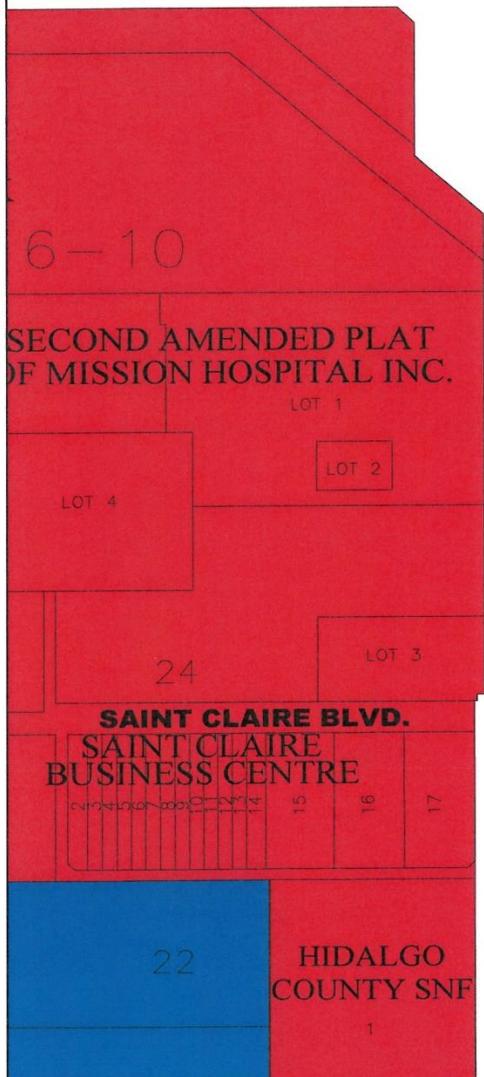
200' RADIUS MAILOUT



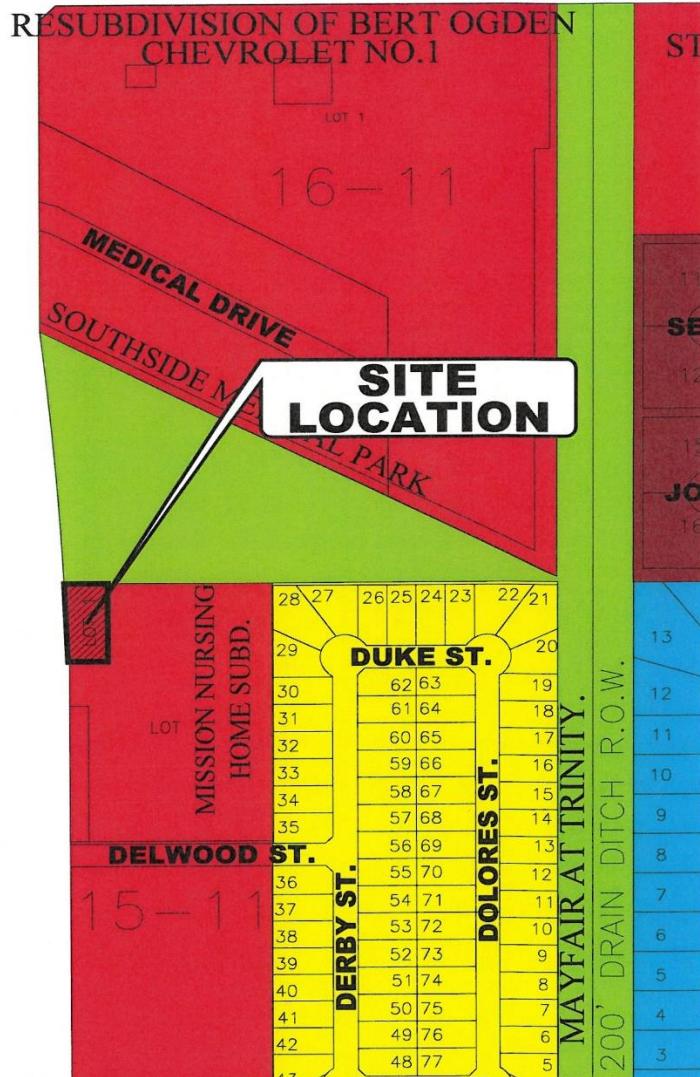
ZONING MAP



U.S. EXPRESSWAY 83



BRYAN RD.



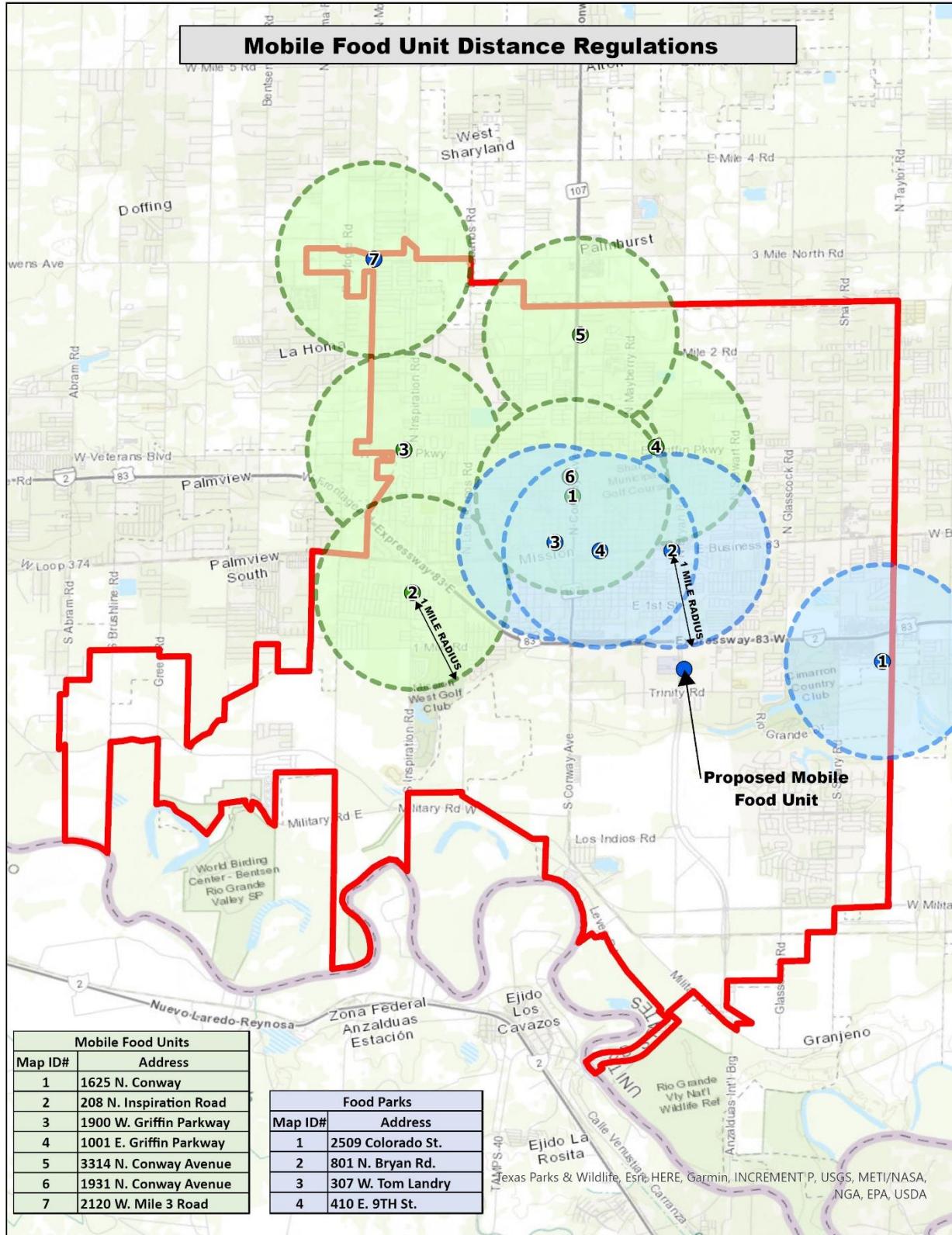
ZONING LEGEND

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

AERIAL



Mobile Food Unit Distance Regulations



PURPOSED NARRATIVE

Lu's Coffee shop is a cozy vintage-style small food truck that brings warmth, comfort, and purpose to every cup of coffee. The name Lu's meaning light (yellow) honors the beautiful memory of my Godson 8-year-old Luciano- a brave warrior who fought 3 years against Ependymoma (brain Cancer). In his honor, a portion of every sale will be donated to St. Jude's Hospital to support brain cancer research and bring hope to other children and families. Our compact 7x12 - food truck will serve high-quality, health-conscious coffee creations including iced coffee, protein coffee, matcha, Frappuccino's, and classic American coffee. Strategically located near a hospital, nursing homes, local business, car dealership, and Anzaldua's bridge. Lu's coffee shop will provide a convenient and uplifting stop for healthcare workers, local employees, and community members. Every sip will not only energize the body but also shine a little light in memory of Luciano and in support of a greater cause.

PROPERTY SITE PLAN

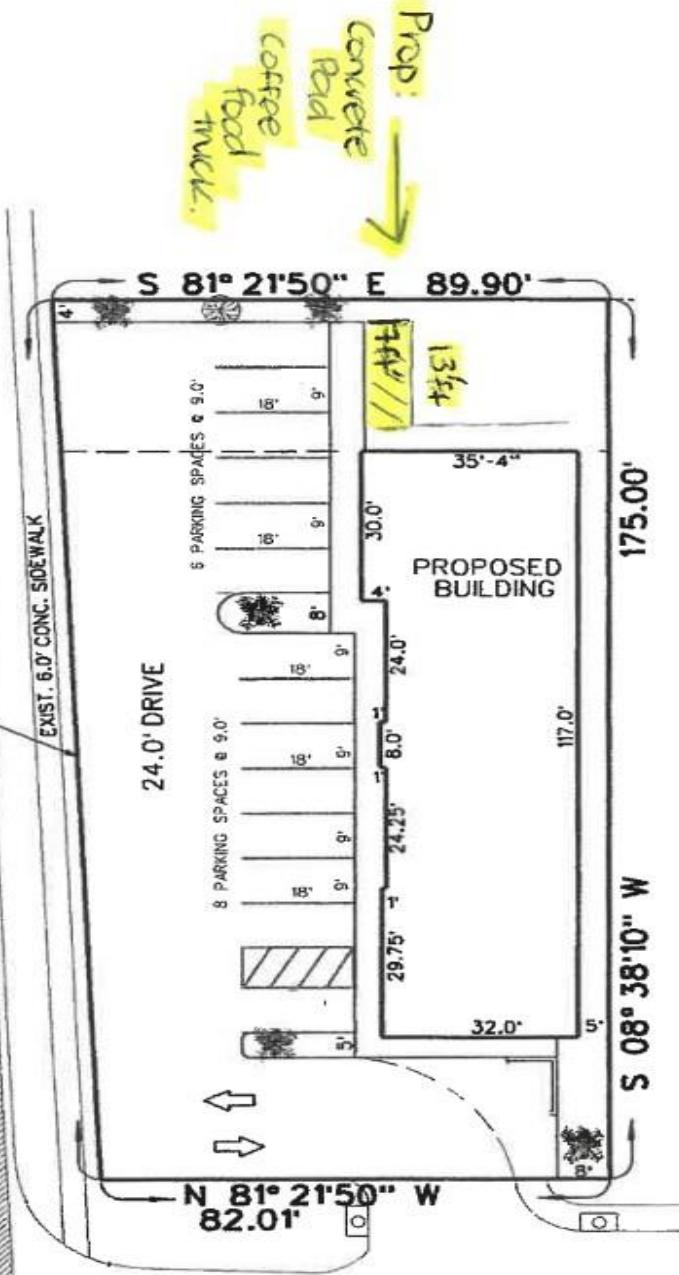


PHOTO OF THE MOBILE FOOD UNIT



PHOTO OF THE PROPERTY



MAILOUT LIST

PROP_ID	geoID	name	addrDeliv	addrCity	addrState	addrZip
316612	W0100-00-016-0011-01	RIVERA FERNADO III & GERARDO A	118 N CONWAY AVE	MISSION	TX	78572-5458
795507	M5155-00-000-0002-02	MISSION REAL ESTATE INVESTMENT INC	PO BOX 20197	ATLANTA	GA	30343
686628	M5155-00-000-0001-00	CERDA SERGIO H	3206 SAN GABRIEL ST	MISSION	TX	78572-8638
795504	M5155-00-000-0000-05	MISSION REAL ESTATE INVESTMENT INC	PO BOX 20197	ATLANTA	GA	30343