

ITEM# 1.7

CONDITIONAL USE PERMIT: Sale & On-Site Consumption of
Alcoholic Beverages – Still Tap
600 N. Shary Road, Ste. C
Lot 1, Esdras Vega Subdivision
C-3
Richard Gomez

REVIEW DATA

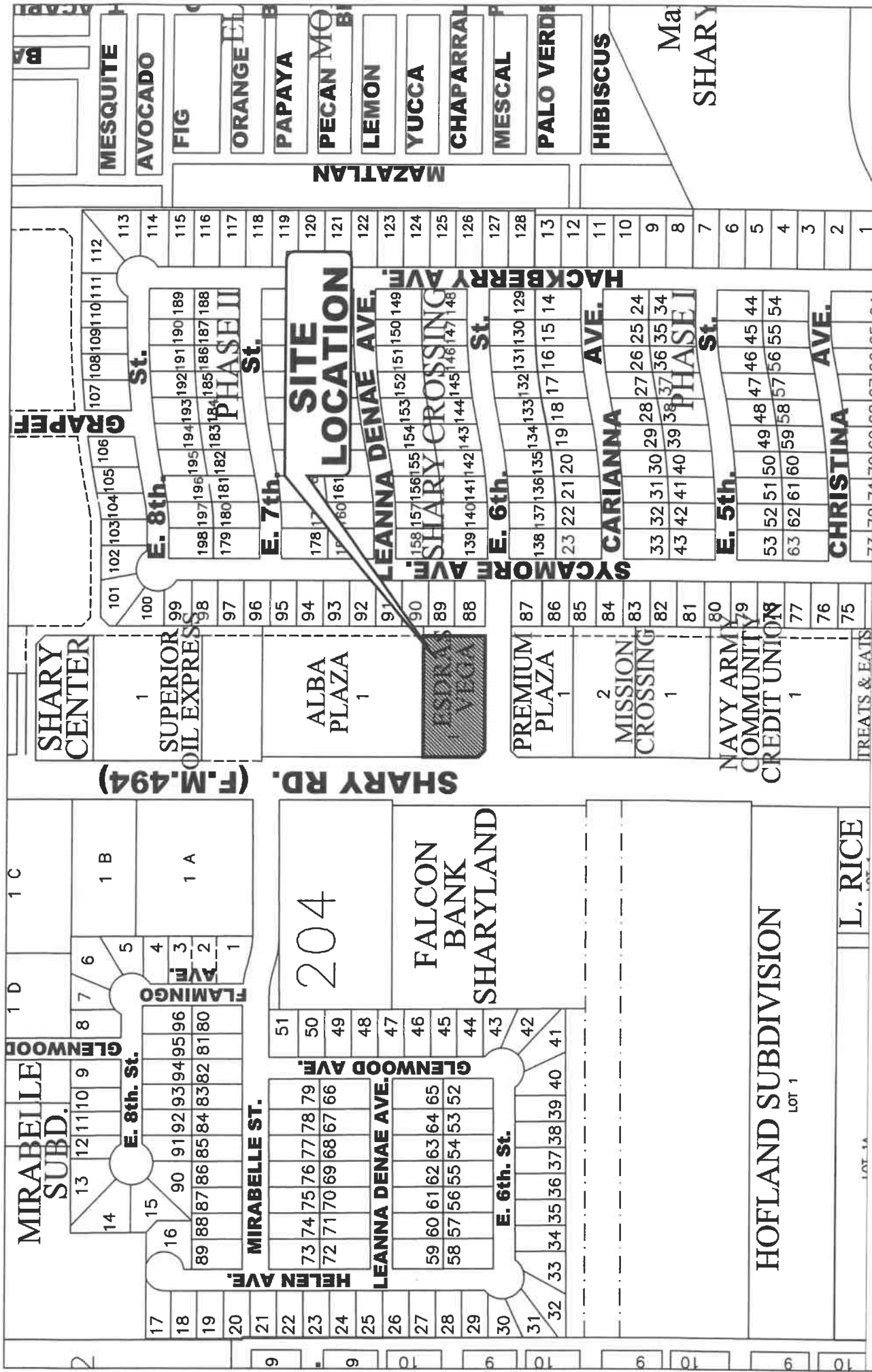
SITE: The subject site is located at the NE corner of E. 6th Street and Shary Road—see **vicinity map**. The applicant leased a suite within a commercial plaza for his proposed bar. The applicant is not proposing to offer any food in his menu. Access to the site will be provided off E. 6th Street, through an existing 24' driveway. A bar is allowed under the C-3 (General Business) zone as long as they apply for a conditional use permit and they require the approval of the City Council.

- **Days / Hours of operation:** Wednesday – Friday from 6:00p.m. to 12:00a.m. and Saturday from 4:00p.m. to 12:00a.m.
- **Staff:** 3 employees will man this operation
- **Parking:** In reviewing the floor plan, there are a total of 66 seating spaces, which require 22 parking spaces (66 seats/1 space for every 3 seats = 22 parking spaces). It is noted that the parking area is held in common for the entire plaza and there is a total of 58 parking spaces.
- **Landscaping:** The landscaping, paving, and drainage for the entire plaza meets code.

REVIEW COMMENTS: Staff notes that the floor plan shows a bar component. Section 1.56-3 states that Bars, cocktail lounges, taverns, cantinas, saloons, dancehalls, discotheques, discos or nightclubs: must be at least 300' from the nearest residence, church, school or publicly owned property. Staff notes that there is a residential subdivision within 300' radius, however P&Z and City Council have waived this separation requirement in previous CUP but only for restaurants.

RECOMMENDATION: Denial, staff feels that due to the complexity of the parking; this bar proposal would be detrimental to the plaza. Staff also considers that if this business succeeds there would not be enough parking spaces considering that all the suites are rented out.

*Note: If P&Z is inclined to approve the request then staff would suggest the following: 1) 1 year approval to assess the new operation, 2) reduce the # of seating spaces, 2) comply with all city codes, 3) CUP not be transferable to others, and 4) acquisition of a business license prior to business occupancy.



CITY OF MISSION
 HIDALGO COUNTY, TEXAS
 1201 E. 8th Street
 MISSION, TX 78572
 PH: (361) 580-8672
 FAX: (361) 580-8680

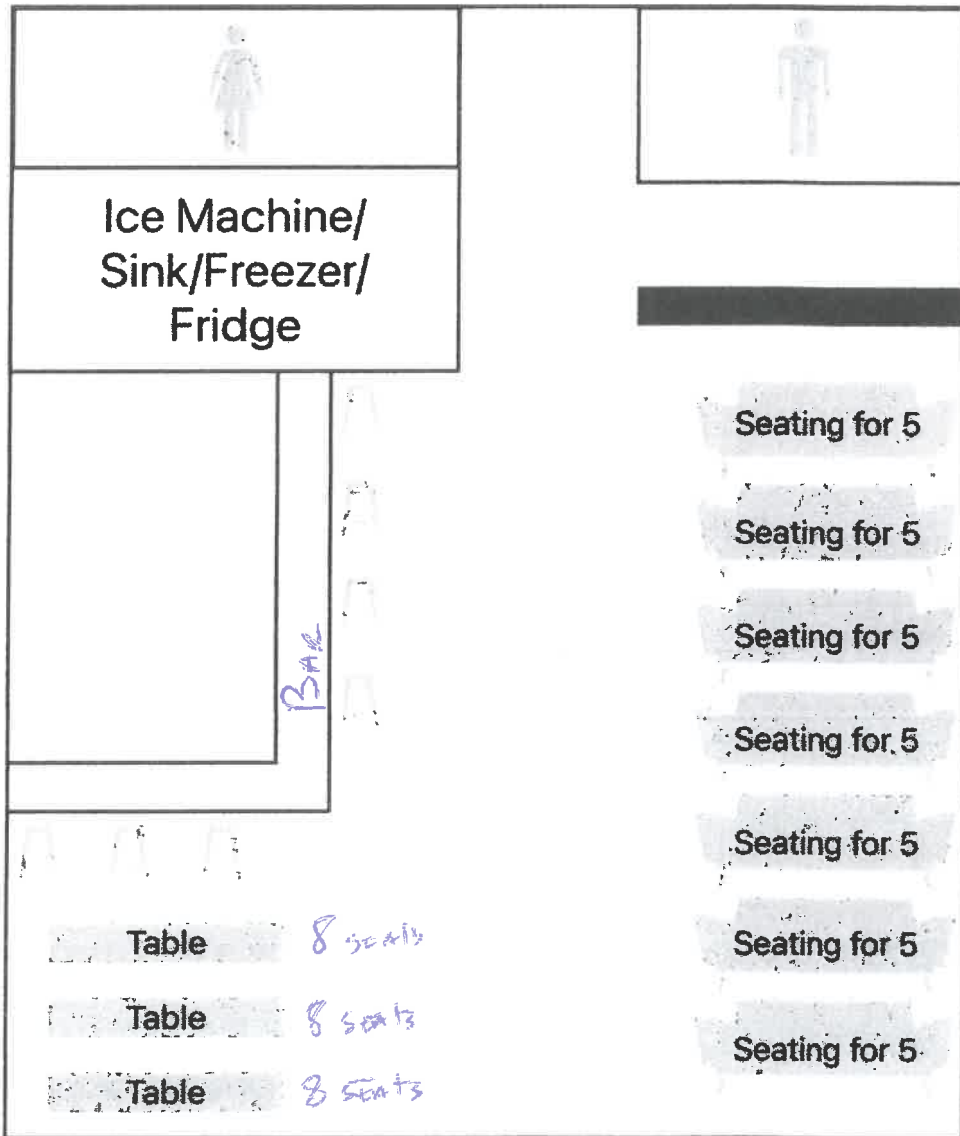
No.



**SITE
LOCATION**

E. 6TH ST.

SHARY RD. (F.M. 494)



Hours of Operation:
 Wednesday - Friday 6PM - 12AM
 Saturday: 4PM - 12AM

Number of Employees: 3



PROHIBITION ERA		WHISKEY COCKTAILS	
WHISKEY SODA	\$10.00	GENRATOR	\$12.00
Fresh lemon juice infused premium whiskey and lime.		White rum mixed with whiskey and sugar.	
SEE SPINNY	\$10.00	TOU + VERMOUTH	\$10.00
Gin, lemon juice, and honey syrup shaken with ice and strained		Bourbon, Campari, sweet vermouth, garnished with an orange twist.	
MARY PICKARD	\$10.00	WHIRLWIND FLIT	\$10.00
Rum, pineapple juice, grenadine, and maraschino liqueur		Premium whiskey, lime mixed with sugar syrup.	
ROCKAWAY	\$10.00	OLD FASHIONED	\$10.00
Brandy, lemon juice, and triple sec glass rimmed with cinnamon		Brown sugar, lime and sugar mixed with whiskey.	
SI DUFFAW	\$10.00	PAPER PLANE	\$10.00
Rye whiskey, dry vermouth, lemon juice, and grenadine		Premium whiskey mixed with lime and sugar.	
GIN FIZZ	\$10.00	WHISKEY GINGER	\$10.00
Gin, lemon juice, sugar syrup, and soda water		Bourbon, ginger beer, fresh lime juice, garnished with a lime wheel.	
MARY LIGHT	\$10.00	WHISKEY TIGHT	\$10.00
Rye whiskey, lemon juice, orange juice, and grenadine		Selection of three different whiskeys for tasting and comparison.	



Document reference ID : 184725

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: 184725
Applicant Name: Still Tap
License Type applied for: Mixed Beverage Permit (MB)

Entity Information

Business Structure: Limited liability company
FEIN/SSN Number: 920525011
Member Managed or Manager Managed: Member Managed
Historically Underutilized Business: No
Veteran-owned business: Yes
Fraternal Owned: No
Secretary of State Filing Number: 804745774
Date Filed: 9/29/2022
Filing State: TX

Primary Business Entity Contact Information

Legal First Name: Herman
Legal Middle Name: Sledge IV
Email Address: the_still_tap@outlook.com
Phone Number: 956-888-6777

Initial Application Information

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

Prefix: Mr

Legal First Name: Herman

Legal Middle Name: Foree

Legal Last Name: Sledge

Suffix: IV

Email Address: the_still_tap@outlook.com

Phone Number: 956-888-6777

Principal Parties

Principal Parent Entity	Principal Party	Role	%Ownership
Still Tap	Cecilio Chapa	Member	10
Still Tap	Herman Sledge	Member	50
Still Tap	Herman Sledge	Member	20
Still Tap	Jorge Yanez	Member	10
Still Tap	Richard Gomez	Member	10

Basic Business information

Business/Trade Name: The Still Tap
What is your primary business at this location? Bar

Location's Phone Numbers

Business Phone Number 956-888-6777

Location Address

Address: 600 N Shary Rd, Suite C, Mission, TX, United States, Hidalgo 78572

Is your location within city limits? Yes

Mailing Address Information

Address: 301 N Shary Rd, Lot 135, Mission, TX, United States, Hidalgo 78572

Measurement Information

Measuring from the public entrance of your location along street lines and directly across intersections, will your location be within 1,000 feet of the nearest property line of a public or private school? No

Is a residential address or established neighborhood association located within 300 feet of any property line of your premises? No

Sixty Day Sign Requirements

Posted the 60 day sign: No

Refuting reason: Complex currently hosts liquor store in Suite G. Name of business is Liquor Shop with contact number 956-598-8997 as well as Han's Katsuya Japanese Restaurant with contact number 956-997-0188.

Projected Sales Information

Sales Year: 2023
Alcohol Sale: \$75,000.00
Other Sales: \$45,000.00
Total Sales: \$120,000.00

Property Ownership

Do you, the applicant, own the land, building, and/or warehouse at this proposed licensed location? No

Are you operating under? Lease

Franchise Agreement

Do you or anyone else at the location operate under a franchise agreement? No

Are there any agreements, exclusive of a franchise agreement, which involve alcohol in any way? No

Shared premise information

Do you share the premises with another business entity?

No

Property Ownership Details

Property Type

Building

Property Ownership Type

Lessor

Entity Name

Still Tap

S2950-00-000-0205-09 (625924)
STATE OF TEXAS
PO BOX 1717
PHARR TX 78577

S2755-01-000-0085-00 (684489)
MARES GLORIA C
511 SYCAMORE AVE
MISSION TX 78572

S2755-01-000-0086-00 (684490)
GARZA PERLA MARLEN
513 SYCAMORE AVE
MISSION TX 78572

S2755-02-000-0087-00 (684493)
RIOS REYNOL & MARIA
515 SYCAMORE AVE
MISSION TX 78572

S2755-02-000-0088-00 (684504)
MARTINEZ ENRIQUE C & VERONICA M
601 SYCAMORE AVE
MISSION TX 78572

S2755-02-000-0089-00 (684505)
RODRIGUEZ ILEANA
603 SYCAMORE AVE
MISSION TX 78572

S2755-02-000-0090-00 (684506)
MARTINEZ ANNETTE
605 SYCAMORE AVE
MISSION TX 78572

S2755-02-000-0091-00 (684507)
GUERRERO NANCY GONZALEZ
607 SYCAMORE AVE
MISSION TX 78572

S2755-02-000-0092-00 (684508)
GONZALEZ ARMANDO F JR
1702 JONATHON DR
MISSION TX 78572

S2755-02-000-0093-00 (684509)
ESTRADA OMAR A
611 SYCAMORE AVE
MISSION TX 78572

S2755-02-000-0138-00 (684554)
REGO MARIA A & RAFAEL A
2420 E 6TH AVE
MISSION TX 78572

S2755-02-000-0139-00 (684555)
CISNEROS KRYSTAL NALLELY
2421 E 6TH AVE
MISSION TX 78572

S2755-02-000-0158-00 (684574)
CASTELLANOS SILVIA LUCERO LAM
2420 LEANNA DENAE AVE
MISSION TX 78572

S2950-00-000-0204-45 (685429)
LERMA MIGUEL & LOURDES
2426 E 21ST
MISSION TX 78572

F1520-00-000-0001-00 (20827570)
NEW MILLENNIUM L INVESTMENTS INC
711 W NOLANA 104-A
MCALLEN TX 78504

E6640-00-000-0001-00 (960387)
YAMELS LLC
2000 WESTMINSTER CIR
BROWNSVILLE TX 78521

M4937-00-000-0002-00 (962410)
MMCG DBR OTX LLC
5750 GENESIS CTE STE 103
FRISCO TX 75034

P8328-00-000-0001-00 (1070342)
FLORES NORMA YOLANDA
4410 SIERRA DRIVE
PALMHURST TX 78573

A2360-00-000-0001-00 (1238655)
PRO HOME INVESTMENTS LLC
200 S 10TH ST STE 1601A
MCALLEN TX 78501

S3015-99-000-0001-00 (20404494)
SHARYLAND STORAGE LLC
2018 E BUSINESS HIGHWAY 83
MISSION TX 78572-9206