

**Planning and Zoning Commission Meeting Minutes of March 24, 2015:**

**15-058SUP Conduct a Public Hearing to Consider/Discuss/Act on a Specific Use Permit Request for a Private Club (The Pub), Located on the North Side of Virginia Street and Approximately 128 feet East of Church Street**

Mr. Matt Robinson, Planning Manager for the City of McKinney, stated that the applicant was requesting a specific use permit so the existing restaurant (The Pub) can be utilized as a private club. He stated that the applicant had been operating The Pub restaurant since March 2010 under a mixed beverage permit which allows sales receipts, from the sales of alcohol, to be a maximum of 50% of overall sales. Mr. Robinson stated that the applicant was seeking a private club specific use permit to allow up to 65% of sales to come from the sale of alcohol. He stated that the applicant had met all of the requirements of the specific use permit and that Staff recommended approval of the proposed specific use permit.

Mr. Gabe Whatley, The Pub, 204 W. Virginia Street, McKinney, TX, concurred with the Staff report and offered to answer questions.

Commission Member Gilmore had questions regarding the percentage of food to alcohol sales. Mr. Whatley explained that the Texas Alcohol Beverages Commission (TABC) was requiring them to get a private club specific use permit due to their alcohol sales being around 62%, while their food sales was around 38%. He stated that their current mixed beverage permit only allowed up to 49% of alcohol sales.

Commission Member Stevens asked if a membership or private card would be required at The Pub if they received the private club specific use permit. Mr. Whatley stated that there would not be charging for a club membership. He explained that there

were different ways of handling verifying identification cards and they had not made any decisions on what they plan to use yet.

Chairman Franklin opened the public hearing and called for comments. There being none, on a motion by Commission Member Stevens, seconded by Alternate Commission Member McCall, the Commission voted unanimously to close the public hearing and recommend approval of the proposed specific use permit for a private club, with a vote of 5-0-0.

Chairman Franklin stated that the recommendation of the Planning and Zoning Commission will be forwarded to the City Council meeting on April 7, 2015.