



Proposed PUD (Planned Unit Development) zoning: The PUD proposes to allow the use of a wine tasting room. A wine tasting room is defined in the PUD as an establishment for the sale and consumption of wine on the premises and the sale of wine by the bottle for consumption off of the premises as defined by the TABC Winery Permit (G). The PUD also provides allowances for on-site food trucks. Additionally, if an outdoor patio is added, the owner shall install a compatibility wall consistent with the location as shown in Exhibit B or seek an administrative waiver in accordance with the terms of the PUD. The compatibility wall shall be comprised of natural stone, simulated stone, or brick and shall be a minimum of six feet in height.

Traffic, Access, and Roads: The property has existing driveways that access Round Rock Ave and W Liberty Ave.

At its May 17, 2023 meeting, the Planning and Zoning Commission unanimously recommended approval of the proposed PUD. There were no public speakers.