

## **Soho House (1011 South Congress) and Hotel Magdalena (110 Academy) Alcohol Waivers**

**Dec 13 – Items 98 and 99 (D9)**

### **HOTEL MAGDALENA – Item 98**

- Proposed hotel with alcohol sales
- Alcohol consumption not clearly visible from street level or TSD
- Distance requirement – 300 feet
  - 265 feet to property line to property line of TSD (as crow flies)
  - 1057 feet walking from door of hotel to nearest door of TSD

### **SOHO HOUSE – Item 99**

- Proposed members only hotel/private club with alcohol sales
- No general public access
- Part of a larger project under construction – 3 story building
- Alcohol consumption not clearly visible from street level or Texas School for Deaf (TSD)
- Distance requirement – 300 feet
  - 127 feet from project property line to property line of TSD (as crow flies)
  - 905 feet walking from door of Soho House to nearest door of TSD

### **School - TSD**

- Met and communicated with TSD several times – TSD to take no position on waivers
- Older students/seniors must have special permission to leaving campus and must go in groups
- Younger students supervised at all times
- Supported alcohol waiver for previous business on site (Doc's Motorworks) in 2005

### **Neighborhood – South River City Citizens (SRCC)**

- Met with SRCC board and membership several times regarding overall projects
- SRCC voted to take no position/stay neutral on waivers

### **SUMMARY**

- Waiver is only for individual business – goes away when business goes away
- No opposition from triggering school or neighborhood
- Soho House is a private hotel/club – no general public access
- Alcohol consumption not clearly visible from the street or TSD
- Differences from Torchy's South Congress request from 2015:
  - Not AISD
  - No opposition
  - Alcohol consumption not visible from street/in path of children walking to school
  - Soho House is a private membership hotel/club – no general public access