



CITY OF ALAMO HEIGHTS
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
6116 BROADWAY
SAN ANTONIO, TX 78209
210-826-0516

Planning & Zoning Commission Meeting
Monday, February 06, 2023 – 5:30 P.M.

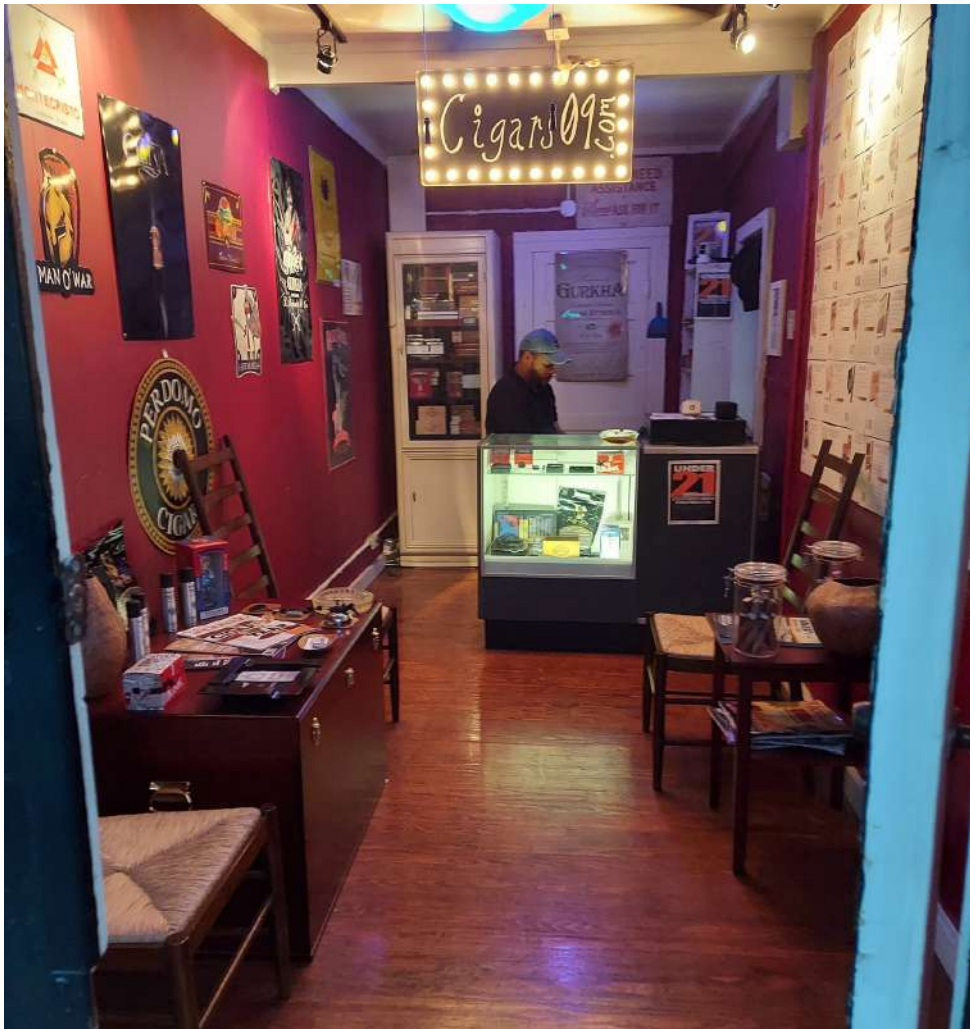
Take notice that a regular Planning & Zoning Commission Meeting of the City of Alamo Heights will be held on **Monday, February 06, 2023 at 5:30pm** in the City Council Chamber, located at 6116 Broadway, San Antonio, Texas, 78209, to consider and act upon any lawful subjects which may come before it.

INSTRUCTIONS FOR TELECONFERENCE: Members of the public may also participate via audio by dialing 1-346-248-7799 and entering Meeting ID 89047228116. If you would like to speak on a particular item, when the item is considered, press *9 to “raise your hand”. Citizens will have three (3) minutes to share their comments. The meeting will be recorded.

The City cannot guarantee participation by phone due to unforeseen technical difficulties or provide prior notice if they occur; therefore, the City urges your in-person attendance if you require participation.

Case No. 429 – Public hearing, consideration, and action will take place on **Monday, February 06, 2023 at 5:30pm** regarding a request of Rosanna Ruiz, applicant, for a Specific Use Permit (SUP) to allow for a cigar and cigarillo shop, whose primary product is intended for individuals twenty-one (21) years of age or older, as defined in Section 3-2 of the City’s Zoning Code under Stores Other Than Listed, at 6309 Broadway on property zoned Business District (B-1).

The City Council of the City of Alamo Heights will conduct a public hearing on **Monday, February 27, 2023 at 5:30pm** relating to the recommendations of the Planning and Zoning Commission regarding the same issues.



PROJECT PROPOSAL

6309 BROADWAY ST, 78209

Cigars 09 – A small business selling cigars & cigarillos.

Our goal is to provide quality cigars and cigarillos with convenience and care to the community.



210-789-2712

aiwcompany09@gmail.com

DBA Cigars 09

Antiques in Wonderland Company

ABOUT US

Cigars 09 is a DBA for Antiques in Wonderland - a small corporation formed in 2012. We began as a small business retailer selling antiques, collectibles, and vintage items. We moved our business to 6309 Broadway and began a process to becoming cigar distributors and mobile retailers. A few sales alongside other ventures sustained our company through the years, all the while continuing our location at 6309 Broadway.

In 2019 we acquired residency in Alamo Heights. Now as residents and business owners in Alamo Heights, we seek to provide a quality service and product to our cigar-appreciating community.



OUR VALUES

- We are a community-first business.
- We value the prominence and prestige of our Alamo Heights community and seek to provide a quality-add product and service.
- We carry a distinct selection of cigars and provide extra care to our small collection to give age and consistency.
- We are a 21 and up business persistent with safety and clear about health risks to customers upon sale.
- We operate in a small space to serve the 21 and up community in a convenient locale.

OUR COMMITMENTS

PROVIDE QUALITY CARE FOR OUR CUSTOMERS

While other cigar retailers use a walk-in humidor, we maintain our cigars in smaller humidors to ensure all cigars are well-humidified and aged in close proximity to other quality cigars. Our humidors are seasoned daily and cigars are kept with a customer-first touch.

SELL CIGARS & CIGARILLOS ONLY

Our focus is cigars and cigarillos. These are staples of the tobacco industry and the only tobacco product we sell. We handpick only the best cigar makers and tobacco blends to bring our customers a beyond-boutique selection of cigars and cigarillos. Absolutely no pipes, no vapes, no smoking devices, no cigarettes, and no loose tobacco will be sold here.

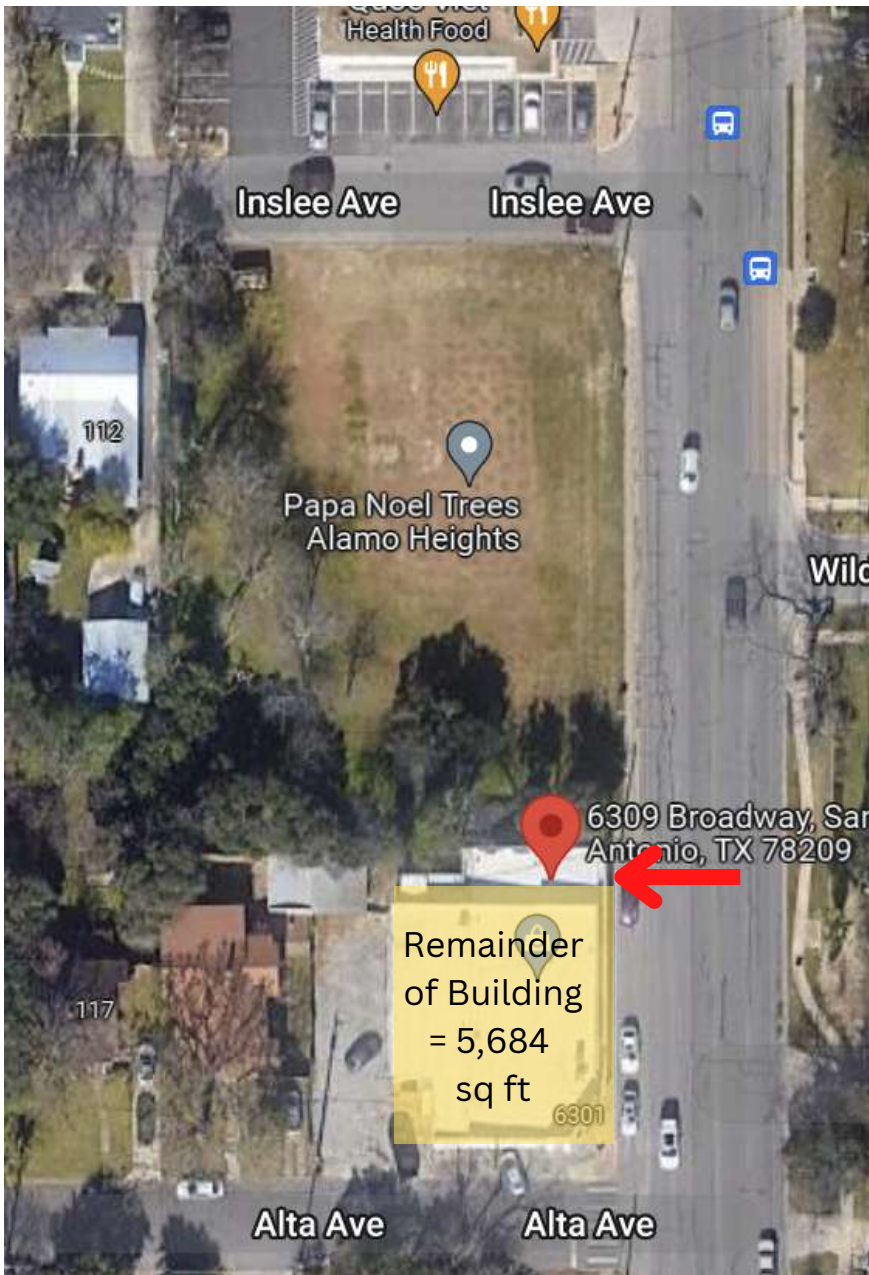
STAY SMALL AND CONVENIENT

At 168 square feet and right off Broadway, we are designed for a short visit and a convenient stop. We are not a lounge and look forward to frequent visits from community members and valued customers.



6309 Broadway, 78209

Location on Broadway, between Alta Ave & Inslee Ave

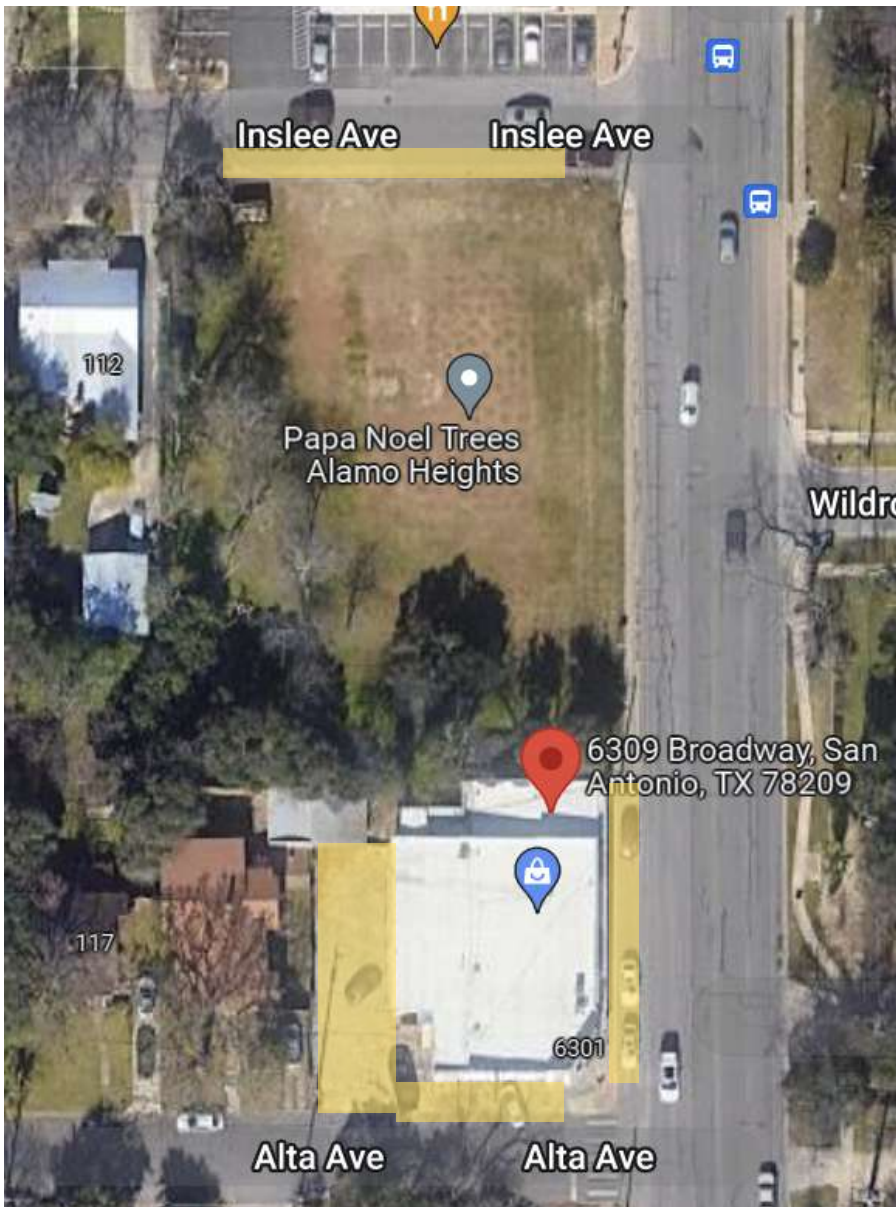


Entrance faces Broadway Street.

6309 Broadway is 168 square feet.



Available parking 6309 Broadway, 78209



Parking is available in the front, side, and back of the building. Customers can also park on the street next to the lot on Inslee Ave.

Available parking is highlighted in yellow.



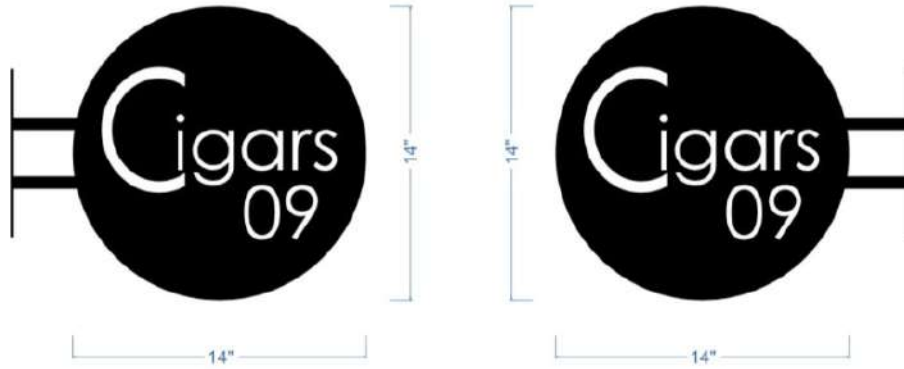
6309 Broadway, 78209

Signage

A.W

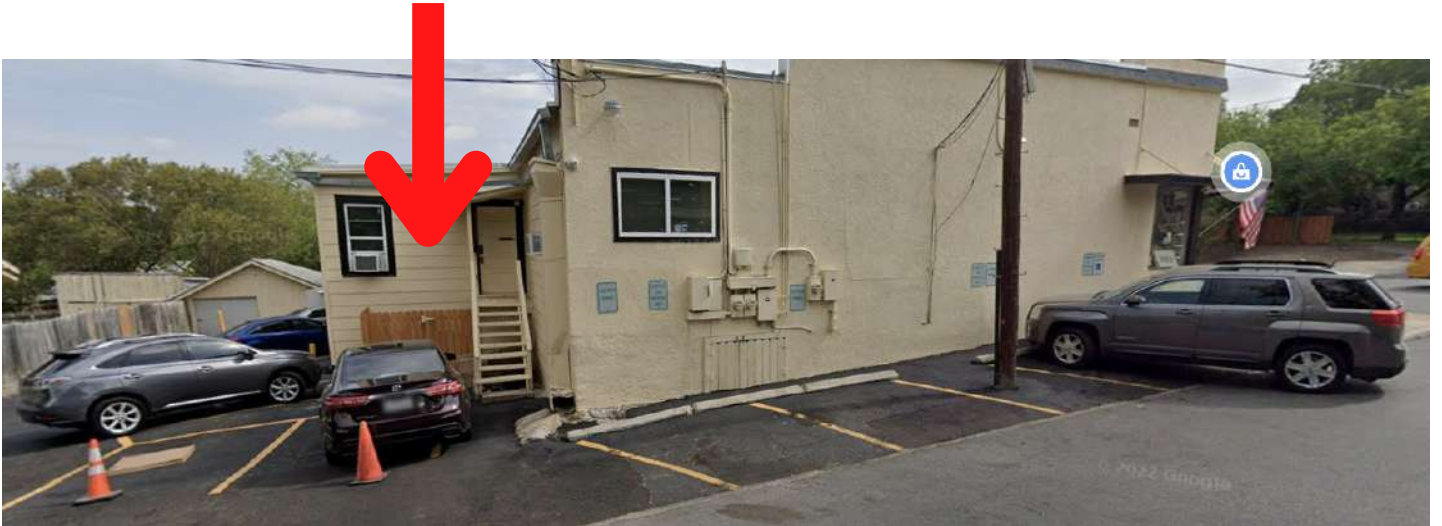
Front Side

Back Side



6309 Broadway, 78209

Trash is collected behind the building, located on the side of Alta Ave. It is picked up by at regularly scheduled time for a commercial location on the West Side of Broadway.



Trash is collected for the businesses located in this building. The trashcans are located behind a fence so as to remain unsightly.



No construction or alterations will be done to the building structure, elevations, nor to the landscape surrounding the location.



6309 BROADWAY ST

Thank you for your consideration.