



**REGULAR PLANNING COMMISSION MEETING
NEW BRAUNFELS CITY HALL, CITY COUNCIL CHAMBERS
550 LANDA STREET
FEBRUARY 7, 2017
at 6:00 P.M.**

AGENDA

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF MINUTES

January 3, 2017 Regular Meeting

4. CITIZENS COMMUNICATION

This time is for citizens to address the Planning Commission on issues and items of concern not on this agenda. There will be no Planning Commission action at this time.

5. CONSENT AGENDA

a) **PZ-17-001** Recommendation to City Council to approve an ordinance for the proposed abandonment and sale of approximately 0.23 acres of street right-of-way located at the terminus of Merriweather Street.

(Applicant: HEB Grocery Company LP; Case Manager: M. Greene)

b) **PL-16-160** Approval of the final plat for West Village at Creekside, Unit 7.

(Applicant: HMT; Case Manager: M. Simmont)

c) **PL-16-163** Approval of the final plat for Gruene Station, Unit 1.

(Applicant: HMT; Case Manager: H. Mullins)

d) **PL-16-164** Approval of the final plat for Gruene Station, Unit 2.

(Applicant: HMT; Case Manager: H. Mullins)

6. INDIVIDUAL ITEMS FOR CONSIDERATION

a) **PZ-16-065** Public Hearing and recommendation to City Council regarding a requested rezoning of approximately 98 acres out of the A.M. Esnaurizar Survey No. 1, Abstract 98, addressed as 253 S. Kowald Lane, from "APD" Agricultural/Pre-Development District to "SLPD" Solms Landing Planned Development with a Concept Plan.

(Applicant: KFW; Case Manager: H. Mullins)

Applicant requests postponement to 3/7/17

b) **PL-16-166** Public hearing and consideration of the proposed replat of Landa Park Highlands, Lot 29 NE ½ and Lot 30 W 101, establishing Landa Park Highlands Lots 29R, 30R-1 and 30R-2.

(Applicant: HMT; Case Manager: B. Campbell)

Applicant requests postponement to 3/7/17

c) **PZ-16-066** Public hearing and recommendation to City Council regarding the proposed amendment to the "Highland Grove" Planned Development District Concept Plan and the related Development Standards, 228.68 acres located south and east of the intersection of Rueckle Road and Morningside Drive.

(Applicant: KFW; Case Manager: M. Simmont)

- d) **PL-16-128** Public hearing and consideration of the replat of Lot 4AR, Block 2, Lifehaus Industrial Park Subdivision Unit 4, establishing Lots 4AR1, 5AR and 6AR.
(Applicant: HMT; Case Manager: H. Mullins)
 - e) **PL-16-150** Public Hearing and consideration of the replat of Lot 6, Block 3, Misty Acres, Unit 2, establishing Lots 6R-1, 6R-2 and 6R-3 Misty Acres, Unit 2.
(Applicant: HMT; Case Manager: M. Simmont)
 - f) **PL-16-161** Public hearing and consideration of the proposed replat of parts of Lots 32, 33, 34 & 35, New City Block 2016, establishing Lot 32R, New City Block 2016.
(Applicant: HMT; Case Manager: M. Simmont)
 - g) **PL-16-156** Discuss and consider approval of the final plat of Highland Grove, Unit 10.
(Applicant: KFW; Case Manager: M. Simmont)
- 7. DIRECTOR'S REPORT**
- a) Update on the Comprehensive Plan.
(Presenter: C. Looney)

CERTIFICATION

I hereby certify that the above Notice of Meeting was posted on the bulletin board at New Braunfels Municipal Building, New Braunfels, Texas, on this **3rd day of February, 2017** at _____ a.m.

Patrick Aten, City Secretary

NOTE: Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at 830-221-4010 at least two (2) work days prior to the meeting so that appropriate arrangements can be made. The Planning Commission reserves the right to retire into executive session concerning any of the items listed on this Agenda whenever it is considered necessary and legally justified under the Open Meetings Act.

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