



**REGULAR PLANNING COMMISSION MEETING
NEW BRAUNFELS CITY HALL, CITY COUNCIL CHAMBERS
550 LANDA STREET
TUESDAY, MARCH 5, 2019
IMMEDIATELY FOLLOWING THE WATER & WASTEWATER
IMPACT FEE COMMITTEE MEETING WHICH BEGINS AT 6:00 P.M.**

AGENDA

1) CALL TO ORDER

2) REQUEST ALL PHONES AND OTHER DEVICES BE TURNED OFF, EXCEPT EMERGENCY ON-CALL PERSONNEL

3) ROLL CALL: PLANNING TECHNICIAN

4) APPROVAL OF MINUTES

- a) January 30, 2019 Workshop
- b) February 5, 2019 Regular Meeting

5) 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.

6) CONSENT AGENDA

All items listed below are considered routine and non-controversial by the Planning Commission and will be approved by one motion. There will be no separate discussion of these items unless Planning Commissioner or citizen so requests, in which case the item will be removed from the consent agenda and considered as part of the normal order of business.

- a) **PL-19-001** Approval of the preliminary plat for Parkside Subdivision, Unit 1 (Applicant: Continental Homes of Texas, LP; Case Manager M. Simmont)
- b) **PL-19-002** Approval of the preliminary plat for Parkside Subdivision, Unit 2 (Applicant: Continental Homes of Texas, LP; Case Manager M. Simmont)

7) INDIVIDUAL ITEMS FOR CONSIDERATION

- a) **PZ-18-051** Public hearing and recommendation to City Council regarding the proposed rezoning of 617 North Walnut Avenue and 6, 8, 10 and 12 Cane Street, to amend a Type 2 Special Use Permit for professional offices and parking lots in the "R-2" Single and Two-Family District. (Applicant: Hope Hospice; Case Manager: M. Greene)
- b) **PZ-19-001** Public hearing and recommendation to City Council regarding the proposed rezoning of approximately 19 acres out of the J. Thompson Survey 21 A-608, located at the terminus of Courtyard Drive, from "R-2" Single and Two-family District and "C-1" Local Business District to "M-1A" Light Industrial District (Applicant: Craig Hollmig – Hollmig Family Partnership; Case Manager: H. Mullins)
- c) **PL-19-007** Public hearing and recommendation to City Council regarding the proposed Major Amendment to Veramendi, Sector Plan 1A, within the Veramendi Water Improvement District #1, encompassing 273.37 acres out of the Juan Martin de Veramendi Survey No. 2, Abstract 3, including property adjacent to and East of the Oak Run Subdivision (Applicant: ASA Properties; Case Manager: M. Greene)

8) STAFF REPORT

- a) Report on the City Council / Planning Commission Ad Hoc group meeting.

9) ADJOURNMENT

CERTIFICATION

I hereby certify that the above Notice of Meeting was posted on the bulletin board at New Braunfels City Hall, New Braunfels, Texas, on this 1st day of March 2019 at 10:00 a.m.

Drew Lyons, Assistant 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.