

AGENDA
PLANNING AND ZONING COMMISSION MEETING
BOERNE POLICE AND MUNICIPAL COURT COMPLEX, 124 OLD SAN ANTONIO
Monday, December 7, 2015
6:00 p.m.

1. Call to Order, 6:00 P.M
2. Approval of Planning and Zoning Commission Minutes of the meeting held November 2, 2015.
3. Conflicts of Interest Declaration.
4. Citizens' comments: This is the opportunity for visitors and guests to address the Planning and Zoning Commission on any issue. The Planning and Zoning Commission may not discuss any presented issue, nor may any action be taken on any issue at this time. (attorney general opinion – JC-0169)
5. Public hearing:
 - a. To consider the proposed permanent zoning of 1 acre located at 125 Old San Antonio Road and 1 acre located at 127 Old San Antonio Road from R-A, Single Family Rural Residential – Agricultural District to I, Industrial District, KAD Nos. 62674, 62675 (Wiley and Kathy Cloud).
6. Make recommendation to City Council for the proposed permanent zoning of 1 acre located at 125 Old San Antonio Road and 1 acre located at 127 Old San Antonio Road from R-A, Single Family Rural Residential – Agricultural District to I, Industrial District, KAD Nos. 62674, 62675 (Wiley and Kathy Cloud).
7. Public hearing:
 - a. To consider the proposed application of an Entrance Corridor Overlay District designation to 125 Old San Antonio Road and 127 Old San Antonio Road, KAD Nos. 62674 and 62675 (Wiley and Kathy Cloud).
8. Make recommendation to City Council the proposed application of an Entrance Corridor Overlay District designation to 125 Old San Antonio Road and 127 Old San Antonio Road, KAD Nos. 62674 and 62675 (Wiley and Kathy Cloud).
9. Public hearing:
 - a. To consider the proposed permanent zoning of 1 acre located at 129 Old San Antonio Road, from R-A, Single Family Rural Residential – Agricultural District to I, Industrial District, KAD No. 62676 (SDG 129 LLC).
10. Make recommendation to City Council for the proposed permanent zoning of 1 acre located at 129 Old San Antonio Road, from R-A, Single Family Rural Residential – Agricultural District to I, Industrial District, KAD No. 62676 (SDG 129 LLC).
11. Public hearing:
 - a. To consider the proposed application of an Entrance Corridor Overlay District designation to 129 Old San Antonio Road, KAD No. 62676 (SDG 129 LLC).
12. Make recommendation to City Council the proposed application of an Entrance Corridor Overlay District designation to 129 Old San Antonio Road, KAD No. 62676 (SDG 129 LLC).
13. Public hearing:
 - a. To consider the proposed permanent zoning of 6.41 acres located at 131 Old San Antonio Road from R-A, Single Family Rural Residential – Agricultural District to I, Industrial District, KAD Nos. 48169, 152323 (Texas Ten Oaks Storage LLC) and KAD No.17387 (Thomas Drought Trustee).

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14. Make recommendation to City Council for the proposed permanent zoning of 6.41 acres located at 131 Old San Antonio Road from R-A, Single Family Rural Residential – Agricultural District to I, Industrial District, KAD Nos. 48169, 152323 (Texas Ten Oaks Storage LLC) and KAD No.17387 (Thomas Drought Trustee).
15. Public hearing:
 - a. To consider the proposed application of an Entrance Corridor Overlay District designation to 131 Old San Antonio Road, KAD Nos. 48169, 152323, (Texas Ten Oaks Storage LLC).
16. Make recommendation to City Council the proposed application of an Entrance Corridor Overlay District designation to 131 Old San Antonio Road, KAD Nos. 48169, 152323, (Texas Ten Oaks Storage LLC).
17. Public hearing:
 - a. To consider the proposed permanent zoning of 3.895 acres located at 137 Old San Antonio Road from R-A, Single Family Rural Residential – Agricultural District to R-2, Moderate-Density Residential District, KAD Nos. 41140, 46196, 290279 (Patricia Long).
18. Make recommendation to City Council for the proposed permanent zoning of 3.895 acres located at 137 Old San Antonio Road from R-A, Single Family Rural Residential – Agricultural District to R-2, Moderate-Density Residential District, KAD Nos. 41140, 46196, 290279 (Patricia Long).
19. Public hearing:
 - a. To consider approval for the use of a trailer court in a B-2, Highway Commercial District for 48 and 48A Old San Antonio Road, 5.378 acres, KAD Nos. 39194 and 39193 (Roy Faz).
20. Make recommendation to City Council for the use of a trailer court in a B-2, Highway Commercial District for 48 and 48A Old San Antonio Road, 5.378 acres, KAD Nos. 39194 and 39193 (Roy Faz).
21. Public hearing:
 - a. To consider the proposed application of an Entrance Corridor Overlay District to 48 and 48A Old San Antonio Road, KAD Nos. 39194 and 39193 (Roy Faz).
22. Make recommendation to City Council for proposed application of an Entrance Corridor Overlay District to 48 and 48A Old San Antonio Road, KAD Nos. 39194 and 39193 (Roy Faz).
23. Consider a waiver to the City of Boerne Subdivision Ordinance 2007-64, Section 6.01.003 Stormwater Management, B. Waiver of Stormwater Management requirements in certain circumstances for a proposed 6 lot residential development (+/- 1.22 acres) located at 217 and 223 Becker Street. Take necessary action.
24. Consider a creative alternative to Article 3, Section 07. Neighborhood Design Standards, Section 3.07.003A, Design Options – Subdivision Design, for a proposed 6 lot residential development (+/- 1.22 acres) located at 217 and 223 Becker Street. Take necessary action.
25. Review and consider the resubmittal of the preliminary plat for Esperanza Phase 2A (46 residential lots, 13 open space lots). Take necessary action.
26. Review and consider the resubmittal of the preliminary plat for Esperanza Phase 2B (33 residential lots, 1 open space lot). Take necessary action.

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27. Consider a creative alternative to Article 3, Section 09 Combined Commercial Design Standards, Section 3.09.003 Parking, for a proposed commercial development located at 101 Woods of Boerne Blvd (Woods of Boerne, Commercial Lot 7C). Take necessary action.
28. Discussion item:
 - a. 2016 Meeting Dates
 - b. Plan for South Boerne (SOBO)
29. Comments from Commission/Legal Counsel/Staff – No discussion or action may take place.
30. Adjourn



Administrative Officer

CERTIFICATE

I hereby certify that the above notice of meeting was posted at the Boerne City Hall this the 4th day of December, 2015 by 5:00 p.m.



Secretary

The Police / Municipal Court Complex is wheelchair accessible. Access to the building and special parking are available at the front entrance of the building. Requests for special services must be received forty-eight (48) hours prior to the meeting time by calling the Planning Department at 830-249-9511.