



City of San Marcos

630 East Hopkins
San Marcos, TX 78666

Meeting Minutes - Final Planning and Zoning Commission

Tuesday, August 27, 2019

6:00 PM

City Council Chambers

630 East Hopkins St.

I. Call To Order

With a quorum present the regular meeting of the San Marcos Planning and Zoning Commission was called to order by Chair Garber at 6:02 p.m. on Tuesday, August 27, 2019 in the City Council Chamber of the City of San Marcos, City Hall, 630 East Hopkins St., San Marcos, Texas.

II. Roll Call

Present 8 - Commissioner Maxfield Baker, Commissioner Mike Dillon, Commissioner Jim Garber, Commissioner Mark Gleason, Commissioner Matthew Haverland, Commissioner Kate McCarty, Commissioner Betseygail Rand, and Commissioner Travis Kelsey

Absent 1 - Commissioner Gabrielle Moore

III. Chairperson's Opening Remarks

IV. 30 Minute Citizen Comment Period

Sara Lee Underwood Myers, 1415 Harper, said Concho Commons is concerning to her, saying it covers up everything that is beautiful. She said a 13-story building is very out of place there. She also mentioned local events coming up.

CONSENT AGENDA

1. Consider approval of the minutes of the regular meeting of August 13, 2019.
2. PC-19-20_02 (Cottonwood Creek Phase 3 Unit 8) Consider a request by Pape-Dawson Engineers, on behalf of Continental Homes of Texas, LP, to approve the Preliminary Plat, consisting of approximately 21.952 acres, more or less, out of the Farnam Frye Survey. (T. Carpenter)
3. PC-19-37 (Stonecreek Crossing Phase 2 9B Replat) Consider a request by David Petree, on behalf of TFG San Marcos SC LP, for a Replat of Stonecreek Crossing Phase 2, Lot 9B, Block 3, consisting of approximately 16.7 acres, located near the intersection of Direct Drive and Barnes Drive, into two lots. (W. Parrish)

A motion was made by Commissioner Baker, seconded by Commissioner Dillon, that the Consent Agenda be approved. The motion carried by the following vote:

For: 8 - Commissioner Baker, Commissioner Dillon, Commissioner Garber, Commissioner Gleason, Commissioner Haverland, Commissioner McCarty, Commissioner Rand and Commissioner Kelsey

Against: 0

Absent: 1 - Commissioner Moore

PUBLIC HEARINGS

4. CUP-19-23 (Hat Creek Renewal) Hold a public hearing and consider a request by Lucas Lee for renewal of a Conditional Use Permit to allow the sale of beer and wine for on premise consumption at 4206 South IH 35. (S. Caldwell)

Chair Garber opened the Public Hearing.

Shavon Caldwell, Planner, gave an overview of the request.

Chair Garber closed the Public Hearing.

A motion was made by Commissioner Haverland, seconded by Commissioner Dillon, that CUP-19-23 (Hat Creek Renewal) be approved with the following conditions: 1.) Permit is valid for three (3) years, provided standards are met; and 2.) The permit is posted in the same area and manner as the Certificate of Occupancy. The motion carried by the following vote:

For: 8 - Commissioner Baker, Commissioner Dillon, Commissioner Garber, Commissioner Gleason, Commissioner Haverland, Commissioner McCarty, Commissioner Rand and Commissioner Kelsey

Against: 0

Absent: 1 - Commissioner Moore

5. Permit #2018-25466 (La Cima Qualified Watershed Protection Plan) Hold a public hearing and consider a request by Lazy Oaks Ranch, LP for approval of a Qualified Watershed Protection Plan Phase 2 for La Cima Phase 2, Section B consisting of 55.831 acres located near the intersection of West Centerpoint Road and Central Park Loop. (G. Schwarz)

Chair Garber opened the Public Hearing.

Greg Schwarz, Senior Engineer, gave an overview of the request.

Chair Garber closed the Public Hearing.

A motion was made by Commissioner Kelsey, seconded by Commissioner Baker, that Permit #2018-25466 (La Cima Qualified Watershed Protection

Plan) be approved. The motion carried by the following vote:

For: 8 - Commissioner Baker, Commissioner Dillon, Commissioner Garber, Commissioner Gleason, Commissioner Haverland, Commissioner McCarty, Commissioner Rand and Commissioner Kelsey

Against: 0

Absent: 1 - Commissioner Moore

NON CONSENT AGENDA

- 6. Receive a Staff presentation, hold discussion, and consider approval of *My Historic SMTX*, the City's historic resources survey.

Alison Brake, Planner, gave a presentation on My Historic SMTX.

A motion was made by Commissioner Baker, seconded by Commissioner Dillon, that My Historic SMTX, the City's historic resources survey be approved. The motion carried by the following vote:

For: 8 - Commissioner Baker, Commissioner Dillon, Commissioner Garber, Commissioner Gleason, Commissioner Haverland, Commissioner McCarty, Commissioner Rand and Commissioner Kelsey

Against: 0

Absent: 1 - Commissioner Moore

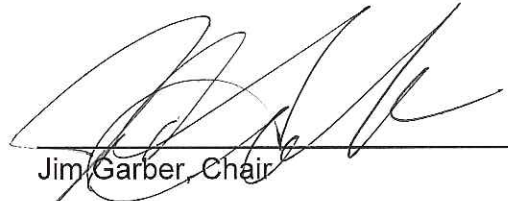
V. Question and Answer Session with Press and Public.

There were no questions from the Press or Public.

VI. Adjournment

The meeting was adjourned at 6:27 p.m.

VII. Addendum



Jim Garber, Chair

ATTEST:



Cesly Burrell, Recording Secretary

Notice of Assistance at the Public Meetings

I certify that the attached notice and agenda of items to be considered by the Planning and Zoning Commission was removed by me from the City Hall bulletin board on the _____ day of _____

Title:

