

**PLANNING COMMISSION – JUNE 4, 2019 – 6:00PM**

New Braunfels City Hall Council Chambers

**Applicant/Owner:** Moeller and Associates (James Ingalls, P.E.)

**Address/Location:** 50.533 acres out of the Orilla Russell League Survey, No. 2, Abstract No. 485, in the City of New Braunfels, Comal County, Texas, located on the south side of Orion Drive and east of the Union Pacific Rail Road.

**PROPOSED SPECIAL USE PERMIT – CASE #SUP19-121**

The circled numbers on the map correspond to the property owners listed below. All information is from the Appraisal District Records. The property under consideration is marked as “Subject Property”.

- |   |   |    |                               |
|---|---|----|-------------------------------|
| 1 | MICHIE REXFORD J & SALLY A WEITZ-MICHIE | 7  | HOLLMIG MARY ANN              |
| 2 | E B INDUSTRIES                          | 8  | ROW JOHNNIE F                 |
| 3 | WHIPKEY ROBERT D & PAULA J              | 9  | KOONTZ MCCOMBS 1 LTD          |
| 4 | KESTER LAVAINNE & BARBARA RVCBL TRST    | 10 | CHESMAR HOMES CT              |
| 5 | LEHMANN LARRY W & MARY ANN              | 11 | AMH CREEKSIDE DEVELOPMENT LLC |
| 6 | KOEPP NOLAND & VERA LTD PRTNRSHP LTD    |    |                               |

**SEE MAP**

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## Reasons for objecting to SUP 19-106 MG

1. Condition of Orion Drive road surface and width
2. High density housing
3. Flooding conditions
4. Limited access to the area with train blockage
5. City previous denial of trailer at 673 Orion Drive address
6. Unanswered questions regarding details of development
7. Previous experience with SUP for the 4 acres that are included in addresses 609-667 Orion Drive

1. Orion Drive is a narrow road that has minimal upkeep and is not on the city's improvement plan. So change in conditions is not expected. In 2015 four acres were built on from 609 to 667 Orion. These 16 homes are built very close to Orion Drive without sidewalks and do not have adequate parking for the residents. It is not unusual to wait for pedestrians or oncoming passing motorists so you can make your way down the road. The proposed SUP is for mobile homes. Using five homes per acre. This would add 250 homes in the area and with at least two vehicles per home, that makes a minimum of 500 additional cars and pickup trucks using Orion Drive. Already "speed limit" and "no thru truck traffic" signs are ignored and pedestrian traffic is in danger with the drive-thru vehicles using Orion Drive.
2. High density housing does not fit into the current neighborhood. Areas along Alligator Creek and Goodwin Lane are upscale homes with neighborhood parks and amenities.
3. With current agricultural use of the land, flooding is not unusual with heavy rainfalls. Water flows across Orion Drive in numerous places. Water drainage downstream along Orion Drive from this property is already inadequate. By adding pavement, sidewalks, and rooftops, even more water will be running off the property and not be absorbed by the agricultural ground. The road in front of the 609-667 properties is already an area of severe flooding with the current conditions.
4. In the 900 block of Orion there are two railroad tracks. It is not uncommon for one of these tracks to be occupied by a stationary train. These trains may sit for a few minutes or up to three days without moving. Thus access to the 1102 from Orion Drive is impossible. This also limits access to the area by current residents, not to mention all emergency vehicles and first responders.

5. The residents at 673 Orion requested a permit to put a mobile home on the two acre property and were denied. The city informed them they were not giving out permits for mobile homes and were discouraging them in all future situations.
6. The special use permit does not give enough detail about the proposed mobile home park. Some questions that need answers are as follows: Number and layout of the lots? City utilities available to the project? Water? Sewer system or septic fields? Park area for residents? Access to and from property? Will there be multiple access roads? Sidewalks and safe walking paths? Sidewalks along Orion Drive?
7. In 2014 a special use hearing was held for the 4 acre property that is 609-667 Orion Drive. The proposed development submitted and approved, did not match what was built. If a change order was approved the residents were not informed and if one was not approved how was the construction allowed?

If this SUP is allowed we urge the board to have strict guidelines and expectations that are limited in scope and specific in the design and implementation of the project.

Respectfully submitted,

*Rex J Michie*  
*Sally A. Weitz-Michie*  
 Rex J Michie  
 Sally A Weitz-Michie

**YOUR OPINION MATTERS - DETACH AND RETURN**

Case: #SUP19-106 MG

Name: *Rex J Michie Sally Weitz-Michie*

Address: *656 Orion Dr*

Property number on map: *1*

I favor: \_\_\_\_\_

I object: *XX*

(State reason for objection)

Comments: (Use additional sheets if necessary)

*Rexford Michie*

Signature: *Rex J Michie Sally A Weitz-Michie*



I sold the property that has many row houses on it. I was lied to by developer and real estate agents. It was represented to me that since only 1 septic per acre could be done that 2 duplexes would be built there. If I had known that I would not have sold the property. Now places there do nothing for the neighborhood. Therefore please take my objection into consideration

Thank You  
 Wilene [Signature]

YOUR OPINION MATTERS - DETACH AND RETURN

RECEIVED  
 JUN 03 2019  
 I favor BY: \_\_\_\_\_

Case: #SUP19-106 MG  
 Name: EB INDUSTRIES  
 Address: 111 BLUEBONNET CIRCLE  
 Property number on map: 2

I object:   
 (State reason for objection)

Justin S. TX 76247  
 Comments: (Use additional sheets if necessary)

Since I have a lot of property along Orion and mobile homes especially a lot of property values are relatively low. I think it would be a good fit for the neighborhood. We are trying to upgrade the neighborhood.

Signature: Wilene [Signature]

#2

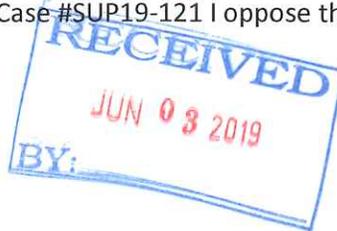
**Matt Greene**

**From:** salvia4810@gmail.com  
**Sent:** Sunday, June 02, 2019 9:32 PM  
**To:** Matt Greene  
**Subject:** Rezoning. Case #SUP19-106 MG

My name is Jenelle Ray and I am the president of EB Industries, Inc, property #2 on your map My address is 16044 E Sunflower Dr. in Fountain Hills, AZ. 85268 I am submitting my protest for the proposed rezoning. In the past instances when land has been rezoned for trailer homes surrounding property values have gone down. Most of the surrounding properties are having houses built. Why mix the surrounding area? Most residents like things that are similar and will not affect their property values Proposed Special Use Permit Case #SUP19-121 I oppose the proposed rezoning.

Jenelle Ray  
President  
EB Industries, Inc

Sent from my iPhone



**YOUR OPINION MATTERS - DETACH AND RETURN**

**Case: #SUP19-106 MG**

Name: LAVANE KESTER

Address: 2753 Goodwin Lane

Property number on map: 4

Comments: (Use additional sheets if necessary)

I favor:

I object:

(State reason for objection)

Signature: Lavane Kester



YOUR OPINION MATTERS - DETACH AND RETURN

RECEIVED  
MAY 23 2019  
BY: \_\_\_\_\_

Case: #SUP19-106 MG

Name: Carson Trainer, Land Manager, Chesmar Homes

Address: 1846 N Loop 1604 W Suite 200, SATX 78248

Property number on map: 10

I favor: BY:

I object:

(State reason for objection)

Comments: (Use additional sheets if necessary)

*This special use violates the comprehensive plan of the City of New Braunfels, and the character and Integrity of surrounding single family developments. It is not in line with the Envision New Braunfels plan, and will greatly hinder future development opportunities along Goodwin Lane. This is not the kind of development the \$21.3 million Goodwin Lane improvement is meant to inspire.*

Signature: *CT*

YOUR OPINION MATTERS - DETACH AND RETURN

RECEIVED  
MAY 22 2019  
BY: \_\_\_\_\_

Case: #SUP19-121 MG

Name: Noland + Vern Joyce Kepp Ltd Partnership

Address: 2755 Hunter Rd New Braunfels TX 78132

Property number on map: 6

I favor: \_\_\_\_\_

I object:

(State reason for objection)

Comments: (Use additional sheets if necessary)

*Mobile Home community lowers the value of property around the Mobile Homes. Also mobile Home Community do not have the best people living in them. Crime will go up. City also does not have resources to support all this development.*

Signature: *Sylvia Kepp*

YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-106 MG

Name: ROBERT WHIPKEY

I favor: \_\_\_\_\_

Address: 689 ORION DRIVE

Property number on map: 3

I object:  SEE COMMENTS

(State reason for objection)

Comments: (Use additional sheets if necessary)

NEGATIVE EFFECT ON PROPERTY VALUE  
ORION DRIVE NOT ABLE TO HANDLE INCREASED TRAFFIC SAFELY  
NEGATIVE EFFECT ON WILDLIFE HABITAT

Signature: Robert Whipkey

OVER

RECEIVED

JUN 03 2019

HOW WOULD CITY SERVICES BE PROVIDED TO THE RESIDENTS  
HOW MANY DWELLINGS ARE PLANNED ON THE ACREAGE  
HOW WILL TRAFFIC ACCESS BE PROVIDED  
ARE THERE PLANS TO ELIMINATE THE TRAIN FROM BLOCKING  
ORION DRIVE  
WHAT IS DRAINAGE PLAN DEVELOPED BY THE ENGINEERS

YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-106 MG

Name: Johnnie F Row

Address: 1383 Hillcrest Dr

Property number on map: #8



I favor: \_\_\_\_\_

I object:  \_\_\_\_\_

(State reason for objection)

Comments: (Use additional sheets if necessary)

*We don't need trail parks in area! We need  
Industrial business, for job market!  
People here are in need of good job market! Not  
trailers.*

Signature: Johnnie F Row

**Matt Greene**

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**From:** Julie Cantu <jcantu@mccombshq.com>  
**Sent:** Thursday, May 30, 2019 11:13 AM  
**To:** Matt Greene  
**Subject:** CASE # SUP19-106 MG  
**Attachments:** KOONTZ-MCCOMBS 1, LTD OBJECTION TO SUP19-106 MG NEW BRAUNFELS, TX.pdf

Please find attached objection from Koontz McCombs 1, Ltd. regarding the Notice of Public Hearing to allow a Special Use Permit in the above referenced case. Please contact us with any questions you may have and thank you for your consideration of our opinion in the matter.

Julie A. Cantu  
Executive Assistant to Gary Woods  
McCombs Enterprises  
755 E. Mulberry Avenue, Suite 600  
San Antonio, TX 78212  
210-821-6523 Main  
210-731-4716 Direct  
210-930-3856 Fax  
[jcantu@mccombshq.com](mailto:jcantu@mccombshq.com)

**YOUR OPINION MATTERS - DETACH AND RETURN**

**Case:** #SUP19-106 MG

**Name:** Koontz-McCombs 1, Ltd.

**I favor:** \_\_\_\_\_

**Address:** 755 E. Mulberry, San Antonio, TX 78212

**Property number on map:** 9

**I object:** XX

(State reason for objection)

**Comments:** (Use additional sheets if necessary)

Attached

**Signature:** Gary V. Woods

Outside of 200'  
Notification Area

**Matt Greene**

**From:** Lee Lewis <leewlewis@gmail.com>  
**Sent:** Friday, May 31, 2019 8:45 PM  
**To:** Matt Greene  
**Subject:** Rezoning Orion/Hunter

Hello

I would like to express my disapproval to rezone this plot for mobile homes as it will negatively impact property values in nearby neighborhoods.

I live at at [369 Creekview Way](#) that is in OakCreek and often use Hunter to Orion to Goodwin.

Please let me know how I can participate in this decision

Thank you

Lee Lewis  
[505-301-8810](tel:505-301-8810)

YOUR OPINION MATTERS - DETACH AND RETURN

Outside 200'  
Notification Area

Case: #SUP19-106 MG

Name: Dallas & Sheridan Rowley  
Address: 640 Nett View Braunfels TX 78130  
Property number on map: 640

I favor: \_\_\_\_\_

I object: X

(State reason for objection)

Comments: (Use additional sheets if necessary)

Putting a mobile home community near us will decrease the values of our homes, attract more crime, and deter contributing families from moving into our neighborhood.

Signature: Merrid Rowley  
Jacob Rowley

YOUR OPINION MATTERS - DETACH AND RETURN

outside 200'  
Notification Area

Case: #SUP19-106 MG

Name: Robert Hills  
Address: 656 Whipper, New Braunfels 78130  
Property number on map: 656

I favor: \_\_\_\_\_

I object: X

(State reason for objection)

Comments: (Use additional sheets if necessary)

A mobile Home park Adjacent to my property will lower the value of my property. Will a subsequent Tax Appraisal reflect that decrease in value?

Signature: [Signature]

outside 200'  
Notification Area

**Matt Greene**

**From:** Dad <rhfenderjr@gmail.com>  
**Sent:** Saturday, June 01, 2019 6:07 PM  
**To:** Matt Greene  
**Subject:** Mobil Home Park

Oppose the 50+ acres.  
Robert H Fender Jr.  
457 Apex Ave.  
New Braunfels, TX., 78132

YOUR OPINION MATTERS - DETACH AND RETURN

outside 200'  
Notification Area

Case: #SUP19-106 MG

Name: **Betsy Montoya**  
Address: **235 Creekview Way**  
Property number on map: \_\_\_\_\_

I favor: \_\_\_\_\_  
I object: ~~\_\_\_\_\_~~  
(State reason for objection)

Comments: (Use additional sheets if necessary)

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BY: \_\_\_\_\_

Signature: 

PhotoGrid

YOUR OPINION MATTERS - DETACH AND RETURN

outside 200'  
Notification Area

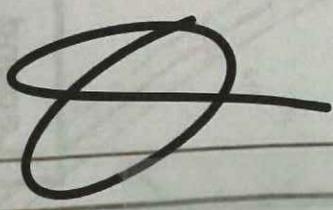
Case: #SUP19-106 MG

Name: **Oscar Montoya**  
Address: **235 Creekview Way**  
Property number on map: \_\_\_\_\_

I favor: \_\_\_\_\_  
I object:  \_\_\_\_\_  
(State reason for objection)

Comments: (Use additional sheets if necessary)

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JUN 03 2019  
BY: \_\_\_\_\_

Signature: 

**Matt Greene**

**From:** Bill McRight <wcmcrigh@gmail.com>  
**Sent:** Monday, June 03, 2019 11:44 AM  
**To:** Matt Greene  
**Cc:** Matthew E. Hoyt  
**Subject:** Proposed Zoning Change - Case # SUP18-106MG, proposal to allow mobile home park in M-1A Light Industrial District.  
**Attachments:** Zoning Proposal letter.pdf

Good morning, Matt –

Thank you for the opportunity to comment on this proposal.

My wife and I strongly object to this proposed zoning change for the following reasons:

1. Increased traffic congestion in already overcrowded area with poor roads
  - Orion Drive is very narrow (trucks are not allowed) and in poor condition.
  - Goodwin Lane is in extremely poor condition.
  - Goodwin Lane frequently floods just north of Orion Drive.
  - Orion Drive is frequently (several times a day) blocked by trains, sometimes for hours, and access to FM 1102 is not available. The alternative is to use Goodwin Lane.
2. There is a lot of wildlife that live in this area, especially deer. We believe this would adversely affect their habitat.
3. This would likely drive increased enrollment in Oak Creek Elementary School, which is very nearly full now.
4. We are also very concerned that this development would reduce property values in all the surrounding neighborhoods (Oak Creek estates, Quail Valley, Wasser Ranch, and other new neighborhoods along Goodwin Lane and Conrads Road.

Thank you for giving us the chance to comment on this proposal.

*William C and Betty S McRight*

William C and Betty S McRight  
321 Creekview Way  
New Braunfels, Texas 78130  
(512) 740-0975  
wcmcrigh@gmail.com



YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-106 MG

Name: WILLIAM C & BETTY S McRIGHT I favor: \_\_\_\_\_

Address: 321 CREEKVIEW WAY I object: X

Property number on map: \_\_\_\_\_ (State reason for objection)

Comments: (Use additional sheets if necessary)

1. INCREASED TRAFFIC  
2. ADVERSE AFFECT ON WILDLIFE  
3. INCREASED ENROLLMENT IN SCS  
4. DECREASED PROPERTY VALUES

Signature: William C McRight

SEE ATTACHED LETTER

Out side 2nd Notification Area

A blue rectangular stamp with the word "RECEIVED" in bold blue letters at the top. Below it, the date "JUN 03 2019" is stamped in red. At the bottom, the text "BY:" is printed in blue, followed by a blank line.

YOUR OPINION MATTERS - DETACH AND RETURN

outside 200' Notification Area

Case: #SUP19-106 MG

Name: SANDRA FULLER

Address: 651 WIPPER, NEW BRAUNFELS

Property number on map: WASSER RANCH

I favor: \_\_\_\_\_

I object:

(State reason for objection)

I'M VERY CONCERNED THAT THIS MOBILE HOME PROJECT WILL DEVALUE MY PROPERTY AND THE ENTIRETY OF WASSER RANCH. I JUST BOUGHT MY HOME LESS THAN SIX MONTHS AGO.

Comments: (Use additional sheets if necessary)



Signature: Sandra Fuller

YOUR OPINION MATTERS - DETACH AND RETURN

Outside 200' Notification Area

Case: #SUP19-106 MG

Name: BRAD L RAMEY

Address: 5870 HOPPER CT, NB, TX 78132

Property number on map: \_\_\_\_\_

I favor: \_\_\_\_\_

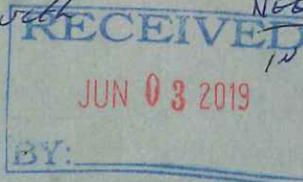
I object:

(State reason for objection)

PROPERTY USE AND VALUE. EFFECT ON OTHERS. DO NOT NEED LOW INCOME HOUSING IN TOWN.

Comments: (Use additional sheets if necessary)

If land is to be used, use it for infrastructure in order to keep up with population.



Signature: Brad Ramey

YOUR OPINION MATTERS - DETACH AND RETURN

outside 200' Notification Area

Case: #SUP19-106 MG

Name: Shawn Pearce

Address: 632 Wipper

Property number on map: 632

I favor: \_\_\_\_\_

I object:

(State reason for objection)

Property Value

Comments: (Use additional sheets if necessary)

Signature: Shawn Pearce

YOUR OPINION MATTERS - DETACH AND RETURN

outside 200'  
Notification Area

Case: #SUP19-106 MG

Name: THOMAS GREENSTEIN

I favor: \_\_\_\_\_

Address: 142 MERIDIAN CT., N.B., TX 78132

Property number on map: 44877

I object: DEVALUE PROPERTY VALUE  
(State reason for objection)

Comments: (Use additional sheets if necessary)

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Signature: [Handwritten Signature]

YOUR OPINION MATTERS - DETACH AND RETURN

outside 200'  
Notification Area

Case: #SUP19-106 MG

Name: MICHAEL A. CARROLL

I favor: \_\_\_\_\_

Address: 3334 KINGLET COURT

Property number on map: QUAIL VALLEY 5  
BLOCK A, LOT 74

I object:   
(State reason for objection)

Comments: (Use additional sheets if necessary)

THE PROPOSED USE DOES NOT COMPORT WITH THE PLAN  
FOR RESIDENTIAL GROWTH OUTLINED IN  
ENVISION NEW BRAUNFELS. STICK WITH THE  
LONG-TERM STRATEGY!

Signature: [Handwritten Signature]

YOUR OPINION MATTERS - DETACH AND RETURN

outside 200'  
Notification Area

Case: #SUP19-106 MG

Name: MONTE PEACE

I favor: \_\_\_\_\_

Address: 632 W. PACE

Property number on map: 632

I object: X - Property Value  
(State reason for objection)

Comments: (Use additional sheets if necessary)

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BY: \_\_\_\_\_

Signature: \_\_\_\_\_

YOUR OPINION MATTERS - DETACH AND RETURN

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JUN 03 2019

Case: #SUP19-106 MG

Outside 200'  
Notification Area

BY: \_\_\_\_\_

Name: John Slough

I favor: \_\_\_\_\_

Address: 340 Lillianite

I object: X

Property number on map: \_\_\_\_\_

(State reason for objection)

Comments: (Use additional sheets if necessary) Orion and Goodwin & 1102 cannot handle the traffic as it is. The denseness of homes in a mobile home park will be too great for the surrounding infra structure.

Signature: John Slough

YOUR OPINION MATTERS - DETACH AND RETURN

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JUN 03 2019

Case: #SUP19-106 MG

Outside of  
Notification Area

BY: \_\_\_\_\_

Name: Betty S. Slough

I favor: \_\_\_\_\_

Address: 340 Lillianite (opp Goodwin)

I object: ✓

Property number on map: \_\_\_\_\_

(State reason for objection)

Comments: (Use additional sheets if necessary)

We use Orion a lot - All of these roads are used with a lot of traffic - Train also blocks roads a lot - New housing areas are going in on all roads leads into area - too much - one trailer park & 2 rental areas already here - Please refuse charge. 1102 is very busy traffic, too congested.

Signature: Betty S. Slough

YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-106 MG

Name: CITRUS BINDER

Address: 653 ARROYO LOMA

Property number on map: NO. 2 ABSTRACT NO 485

Comments: (Use additional sheets if necessary)

I favor: \_\_\_\_\_

I object:

(State reason for objection)

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BY: \_\_\_\_\_

Signature: [Handwritten Signature]

Outside 200' Notification Area

YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-106 MG

Name: SHANE NUTT

Address: 3208 ARROYO DEL SOL

Property number on map: NO 2, ABSTRACT NO. 485

Comments: (Use additional sheets if necessary)

I favor: \_\_\_\_\_

I object:

(State reason for objection)

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BY: \_\_\_\_\_

Signature: [Handwritten Signature]

Outside 200' Notification Area

YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-106 MG

Name: Amanda + Brindan Haas

Address: 641 Volme

Property number on map: 641

Comments: (Use additional sheets if necessary)

Manufactured homes will decrease property values at Wasser Ranch + affect resale values. Current infrastructure is incapable of sustaining increased traffic volume. There is an existing manufactured home subdivision 1/2 mile south on Goodwin - no need for this one. It's a statistical fact that mobile homes increase the crime rate.

Signature: Amanda + Brindan Haas

I favor: \_\_\_\_\_

I object:

(State reason for objection)

Outside 200' Notification Area

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JUN 04 2019  
BY:



Outside 200'  
Notification Area

PLANNING & COMMUNITY DEVELOPMENT DEPARTMENT

NOTICE OF PUBLIC HEARING

The New Braunfels Planning Commission will hold a public hearing at the request of Moeller and Associates (James Ingalls, P.E.) agent for Kenneth Schmidt, Dwight Schmidt and Cynthia Bennett, owners, to consider the following Special Use Permit.

**Property:** 50.533 acres out of the Orilla Russell League Survey, No. 2, Abstract No. 485, in the City of New Braunfels, Comal County, Texas, located on the south side of Orion Drive and east of the Union Pacific Rail Road.

**Request:** A Special Use Permit to allow a mobile home community in the "M-1A" Light Industrial District.

Because your property is located within 200 feet of the request, State law requires that we notify you of the public hearing. However, *the zoning of your property will not be affected*. The public hearing process allows an opportunity to provide comments on the request. This aids the Commission in making a recommendation to City Council.

Public hearings for this request are scheduled before the Planning Commission on Tuesday, June 4, 2019, and tentatively before City Council on Monday, June 24, 2019. Both meetings begin at 6:00 p.m. in the City Hall Council Chambers, 550 Landa Street and are open to the public. To submit written comments complete the information below, including your signature, and return to:

**Mail:** City of New Braunfels  
Planning Commission  
550 Landa Street  
New Braunfels, TX 78130  
**Email:** mgreene@nbtexas.org

If you have questions, please call Matt Greene at (830) 221-4053

Matt Greene

YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-105-MG

Name: MICHAEL SENNEWAY

Address: 2642 BED BUD WAY

Property number on map \_\_\_\_\_

I favor \_\_\_\_\_

I object

(State reason for objection)

Comments: (Use additional sheets if necessary)

1. WILL ADD TO CONGESTION ALREADY BECOMING A PROBLEM
2. WILL REDUCE SURROUNDING PROPERTY VALUES
3. NEED STREET, NOT PEOPLE.

YOUR OPINION MATTERS - DETACH AND RETURN

outside of Joe's Notification Area

Case: #SUP19-106 MG

Name: SIRENA Thering

I favor: \_\_\_\_\_

Address: 639 Wipper

Property number on map: left of 635

I object: X

Comments: (Use additional sheets if necessary)

(State reason for objection)

This will not add to the current area value and may negatively affect us who already live in the area.

Signature: [Handwritten Signature]

YOUR OPINION MATTERS - DETACH AND RETURN

outside of Joe's Notification Area

Case: #SUP19-106 MG

Name: Matthew Thering

I favor: \_\_\_\_\_

Address: 639 Wipper New Braunfels TX 78130

Property number on map: 635 to the left of

I object: X

Comments: (Use additional sheets if necessary)

(State reason for objection)

The request of the property in question will not add value to the surrounding area and may in fact decrease property value.

Signature: [Handwritten Signature]

YOUR OPINION MATTERS - DETACH AND RETURN

Outside of  
200' Notification  
Area

Case: #SUP19-106 MG

Name: William E Wehling Jr.

I favor: \_\_\_\_\_

Address: 636 Wipper

Property number on map: 636

I object: X

(State reason for objection)

Comments: (Use additional sheets if necessary)

I do not want this type of community bringing my property value down.

Signature: [Handwritten Signature]

YOUR OPINION MATTERS - DETACH AND RETURN

Outside of  
200' Notification  
Area

Case: #SUP19-106 MG

Name: Dawn Wehling

I favor: \_\_\_\_\_

Address: 636 Wipper

Property number on map: 636

I object: X

(State reason for objection)

Comments: (Use additional sheets if necessary)

I do not want our property bordered by a mobile home park.

Signature: Dawn Wehling

I lived in one previously.

**Matt Greene**

---

**From:** Gordy Hall <gordyhall73@gmail.com>  
**Sent:** Tuesday, June 04, 2019 5:34 PM  
**To:** Matt Greene  
**Subject:** Orion and Hunter/FM 1102 vote against

*Outside of 200  
Notification Area*

Mr. Greene,

I am strongly against the rezoning of this area to a trailer park. Please think about the consequences of this action on the area. This will severely decrease home values and increase crime in our area.

Thank you!

John Hall  
Arroyo Verde Resident

YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-106 MG

Name: Agapito Hernandez, Jr.

Address: 647 Wipper

Property number on map: 2

Comments: (Use additional sheets if necessary)

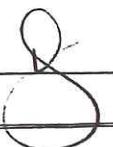
*Outside  
200' Notification  
Area*

I favor: \_\_\_\_\_

I object:

(State reason for objection)

*It will bring the value  
of my property down.*

Signature: 

YOUR OPINION MATTERS - DETACH AND RETURN

Case: #SUP19-106 MG

Name: Stephanie Eickman

Address: 647 Wipper

Property number on map: 2

Comments: (Use additional sheets if necessary)

*Outside 200'  
Notification Area*

I favor: \_\_\_\_\_

I object:

(State reason for objection)

*It will bring the  
value of our property  
down.*

Signature: 